



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

March 3, 2011

TO: Patricia Hachiya
Hearing Officer

FROM: Tyler Montgomery *TM*
Regional Planning Assistant II
Zoning Permits West Section

SUBJECT: **PROJECT NO. R2007-02619-(1)**
CONDITIONAL USE PERMIT NO. 200700178
PARKING PERMIT NO. 200700010
MARCH 15, 2011 CONSENT ITEM
AGENDA ITEM NO. 2

The applicant, Rafael Martinez, requests a conditional use permit (CUP) to authorize the operation and maintenance of a banquet hall in an M-1 (Light Manufacturing) zone. This permit is Categorically Exempt Class 1 – Existing Facilities pursuant to CEQA reporting requirements.

The applicant also requests a parking permit to authorize the maintenance of 38 off-site parking spaces, in addition to 12 on-site parking spaces, all of which are to be utilized for valet parking. The permit would also authorize the maintenance of 50 parking spaces for this use instead of the required 51 spaces. This permit is Categorically Exempt Class 5 – Minor Alterations to Land Use Limitations pursuant to CEQA reporting requirements.

Both of these permits were granted by a Hearing Officer at a public hearing on February 17, 2009.

The requested time extension would lengthen the deadline in which to make use of the above permits from February 17, 2011 to February 17, 2012. The applicant's representative, Ms. Carmen Martinez, states that this time extension is necessary in order for the project's building permits to be finalized. Staff recommends that this time extension be granted.

Attachment:
Applicant's request for extension

03/03/11
MK:TM

Montgomery, Tyler

From: Carmen Martinez [zoleil1@yahoo.com]
Sent: Thursday, February 24, 2011 10:57 AM
To: Montgomery, Tyler
Subject: 1117 goodrich blvd. Carmen Martinez

Follow Up Flag: Follow up
Flag Status: Completed

Per previous conversation on 2/16/2011 and 2/24/2011 **please** Mr. Montgomery I need a permit extension on my project due unexpected inconveniences that we had during our journey with the building and safety department.....I appreciate your help and understanding I really do.

Sincerely,
Carmen Martinez