



Los Angeles County Department of Regional Planning
 320 West Temple Street
 Los Angeles, California 90012
 Telephone (213) 974-6433

PROJECT NUMBER R2008-02125-(1)
PARKING PERMIT NO. 200800008

PUBLIC HEARING DATE
 03/31/2010

AGENDA ITEM
 TBD

RPC CONSENT DATE

CONTINUE TO

APPLICANT

First Evangelical Church of Diamond Bar

OWNER

First Evangelical Church of Diamond Bar

REPRESENTATIVE

KU & Associates

PROJECT DESCRIPTION

The Parking Permit ("PKP") would allow off-site parking for an existing 10,812 square foot office/warehouse building to be converted into a church. The off-site parking is provided through a lease agreement on a private parking lot approximately 1,000 feet from the subject use. The existing structure will be expanded to 12,506 square feet and converted into a church under a separate site plan review. Eighteen (18) parking spaces, including three handicapped parking spaces, are proposed on-site with 67 parking spaces, including two handicapped spaces, to be leased at an off-site location approximately 1,000 feet from the subject property.

REQUIRED ENTITLEMENTS

PKP: To authorize off-site parking for the conversion of an office/warehouse to a church approximately 1,000 feet from the subject use within the M-1.5-BE (Restricted Heavy Manufacturing-Billboard Exclusion) zone.

LOCATION/ADDRESS

21138 Commerce Pointe Drive

SITE DESCRIPTION

As depicted on the site plan dated October 29, 2008, an existing 10,812 square feet industrial warehouse building will be expanded to 12,056 square feet and converted into a church with 18 parking spaces, including three handicapped parking spaces, on-site. 67 of the required 85 parking spaces, including 2 handicapped parking spaces, will be provided off-site, approximately 1,000 feet from the front entrance of the primary use.

ACCESS

Commerce Pointe Drive

ZONED DISTRICT

Walnut

ASSESSORS PARCEL NUMBER

876-002-6037

COMMUNITY

South Walnut

SIZE

0.48 Acres (20,908.8 square feet)

COMMUNITY STANDARDS DISTRICT

N/A

EXISTING LAND USE

EXISTING ZONING

Project Site	Manufacturing, Warehouses	M-1.5-BE
North	Manufacturing, Warehouses	M-1.5-BE, City of Walnut
East	Manufacturing, Warehouses, Drainage Channel	M-1.5-BE
South	Drainage Channel	M-1.5-BE, City of Industry
West	Manufacturing, Warehouses	M-1.5-BE

GENERAL PLAN/COMMUNITY PLAN

Los Angeles County General Plan

LAND USE DESIGNATION

I (Industrial)

MAXIMUM DENSITY

N/A

ENVIRONMENTAL DETERMINATION

Class 3 Categorical Exemption-New Construction or Conversion of Small Structures

RPC LAST MEETING ACTION SUMMARY

LAST RPC MEETING DATE	RPC ACTION	NEEDED FOR NEXT MEETING
MEMBERS VOTING AYE	MEMBERS VOTING NO	MEMBERS ABSTAINING/ABSENT

TO BE COMPLETED ONLY ON CASES TO BE HEARD BY THE BOARD OF SUPERVISORS

STAFF CONTACT PERSON: Gunnar Hand		
RPC HEARING DATE(S)	RPC ACTION DATE	RPC RECOMMENDATION
MEMBERS VOTING AYE	MEMBERS VOTING NO	MEMBERS ABSTAINING
STAFF RECOMMENDATION (PRIOR TO HEARING):		
SPEAKERS* (O) (F)	PETITIONS (O) (F)	LETTERS (O) (F)

*(O) = Opponents (F) = In Favor