



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

November 3, 2016

TO: Hearing Officer

FROM: Maria Masis *MM*
Zoning Permits East Section

SUBJECT: DENIAL DUE TO INACTIVITY
Project No. R2008-00438-(5)
Conditional Use Permit No. 200800060
Variance 200800013
HO Meeting: November 15, 2016
Agenda Item: 8

Project No. R2008-00438-(5) is an application to authorize the construction and operation of a commercial center exceeding the allowable height. This project is located at 2413 Foothill Boulevard in the Montrose Zoned District.

Regional Planning staff has made repeated attempts to contact the applicant in order to proceed with their application for a conditional use permit and variance. A letter informing the applicant that the project would be denied due to inactivity was mailed on September 27, 2012 (attached). An additional letter was sent on September 27, 2016 to the applicant, applicant's agent as well as the property owner. To date no response has been received. As such, staff is unable to process the application, which has been pending for eight years.

Section 22.56.060 of the County Code (Zoning Ordinance) provides that the Hearing Officer may deny, without public hearing, an application for a conditional use permit if such application does not contain the required information contained in Sections 22.56.030 and 22.56.040 of the County Code. Therefore staff recommends that Conditional Use Permit No. 200800060 and the associated Variance No. 200800013 be denied pursuant to the attached findings.

SUGGESTED MOTION:

I, THE HEARING OFFICER, DENY CUP 200800060 AND VARIANCE NO. 200800013.

MM:



Los Angeles County
Department of Regional Planning



Planning for the Challenges Ahead

April 11, 2012

Richard J. Bruckner
Director

Rodney Khan
1111 N. Brand Boulevard
Glendale, CA 91208

CERTIFIED MAIL - RETURN RECEIPT REQUESTED

SUBJECT: NOTICE TO DENY DUE TO INACTIVITY
Project: R2008-00438-(5)
Case: RCUP 200800060/ RVAR200800013
Address: 2413 Foothill Boulevard

Dear Mr. Khan:

The Department of Regional Planning has made repeated attempts to contact you to proceed processing the application for a conditional use permit to allow the construction and operation of a commercial center and a variance to exceed the allowable height at the above referenced location. To date, we have not heard back from you regarding your project and as a result, we are unable to proceed further in processing your application.

Section 22.56.060 of the Los Angeles County Code (Zoning Ordinance) provides that the Hearing Officer may deny, without public hearing, an application for a conditional use permit if such application does not contain the required information contained in Sections 22.56.030. Due to the longstanding inactive status of the project identified above, the project **will be scheduled for denial** before a Los Angeles County Hearing Officer on **June 5, 2012**.

If you wish to keep this project active, please send a written request to Regional Planning Zoning Permits East Section, Room 1346, 320 West Temple Street, Los Angeles, CA 90012, Attention: Diane Aranda. This correspondence must be received within **30 days from the date of this letter** in order to avoid being scheduled for denial. If you choose to respond to this letter and wish to keep your project active, you must submit all requested information **within 90 days of the date of this letter** or this project will be automatically scheduled for denial at the next available Hearing Officer meeting.

If you have any questions regarding this matter, or would like to withdraw your application, please contact Diane Aranda at (213) 974-6435, from 7:30 a.m. to 5:30 p.m., Monday through Thursday or via email at DAranda@planning.lacounty.gov. Our offices are closed on Fridays.

Sincerely,
DEPARTMENT OF REGIONAL PLANNING
Richard J. Bruckner
Director


Maria Masis, Supervising Regional Planner
Zoning Permits East Section

Enclosures:
c: Owner



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Richard J. Bruckner
Director

September 27, 2016

Varoogh Saroian
128 S. Kenwood Street
Glendale, CA 91205

SUBJECT: PUBLIC MEETING NOTICE: DENIAL DUE TO INACTIVITY
Project: R2008-00438-(5)
Case: CUP200800060 and Variance 200800013
Address (APN):2413 Foothill Boulevard, La Crescenta

Dear Applicant/Agent:

The Los Angeles County ("County") Department of Regional Planning ("Regional Planning") has made repeated attempts to inform you of the information that is required to proceed with your application for a conditional use permit and variance to exceed the allowable height at the above referenced address. To date we have not heard from you or received the requested information and as a result, we are unable to proceed with processing your application.

Section 22.56.060 of the County Code (Zoning Ordinance) provides that the Hearing Officer may deny, without public hearing, an application for a conditional use permit if such application does not contain the required information contained in Sections 22.56.030 and 22.56.040. Due to the longstanding inactive status of the project identified above, the project **will be scheduled for denial** before a County Hearing Officer on November 15, 2016.

If you wish to keep this project active, please send a written request to Regional Planning, Zoning Permits East Section, Room 1346, 320 West Temple Street, Los Angeles, CA 90012, Attention: Maria Masis. This correspondence must be received **within 30 days from the date of this letter** in order to avoid being scheduled for denial. If you choose to keep your project active and submit a written request within the timeframe listed above, you must also submit all requested information **within 90 days of the date of this letter** or this project will be automatically scheduled for denial at the next available Hearing Officer meeting.

For questions or for additional information, please contact Maria Masis of the Zoning Permits East Section at (213) 974-6435, or by email at mmmasis@planning.lacounty.gov. Our office hours are Monday through Thursday, 7:30 a.m. to 5:30 p.m. We are closed on Fridays.

Sincerely,
DEPARTMENT OF REGIONAL PLANNING
Richard J. Bruckner


Maria Masis, AICP
Zoning Permits East Section

c:Applicant; Owner

MM