



Los Angeles County Department of Regional Planning



Planning for the Challenges Ahead

Richard J. Bruckner
Director

NOTICE OF PUBLIC HEARING NOTICE OF INTENT TO ADOPT A NEGATIVE DECLARATION

PROJECT CASE NO. R2013-00084

PARKING PERMIT CASE NO. RPKP 201300002 / ENVIRONMENTAL ASSESSMENT CASE NO. RENV201300015

Notice is hereby given that the Regional Planning Commission will conduct a public hearing concerning this land use proposal on **Wednesday, May 22, 2013 at 9:00 a.m.** in Room 150, Hall of Records, 320 West Temple Street, Los Angeles, California 90012. Interested persons will be given an opportunity to testify. The hearing room will open at 8:50 a.m.

PARKING PERMIT REQUEST: To establish, operate, and maintain a public charter high school with a student body of 600 students and 32 faculty members at 3640 E. 1st Street, East Los Angeles. The high school is a non-discretionary, permitted use in the C-3 (Unlimited Commercial) zone. The high school is requesting off-site parking to meet its parking requirements. Pursuant to Section 22.56.990, a Parking Permit is required to allow for offsite parking on an adjacent lot (APN 5232-016-047) that contains a middle school that is currently under construction. This existing adjacent parking lot is located within the R-2 (Two-Family Residence) zone.

The project includes the demolition of the commercial building on the subject parcel APN 5232-016-046 as depicted on the Demolition Plan. An existing 18-panel art mural installed on the façade of the existing commercial building will be removed and reinstalled on the subject property.

LOCATION OF SUBJECT PROPERTY: The subject property is located at 3640 E. 1st Street, in the unincorporated community of East Los Angeles, in the East Los Angeles Zoned District. The high school is proposed on parcel APN 5232-016-046 while its offsite parking is proposed on the adjacent parcel APN 5232-016-047.

A draft Mitigated Negative Declaration has been prepared for this project. The draft environmental document concludes that the project design will have less than significant environmental impacts after mitigation. The Mitigated Negative Declaration (MND) and Mitigation Monitoring Program (MMP) have been prepared pursuant to the requirements of Section 15063 of the California Environmental Quality Act (CEQA) Guidelines and reflects the independent judgment of the County. If the MND and MMP are adopted, the project will be considered without preparation of an Environmental Impact Report.

If you are unable to attend the public hearing but wish to send written comments, please write to the Regional Planning Commission, Attn: Alice Wong, 320 West Temple Street, Los Angeles, California 90012 prior to the date of the hearing. If the final decision on this proposal is challenged in court, testimony may be limited to issues raised at the public hearing or by written correspondence delivered to the Regional Planning Commission at or prior to the public hearing.

Case materials, including the environmental documentation, are available for review between 7:30 a.m. and 5:30 p.m., Monday through Thursday (**closed on Fridays**) in the offices of the Department of Regional Planning. Selected materials are also available on the Regional Planning website at <http://planning.lacounty.gov/case.htm> and at the following location beginning April 15, 2013. Additional information concerning this case may be obtained from the planner, **Alice Wong** (awong@planning.lacounty.gov) OR 213-974-6438).

Anthony Quinn Library
3965 Cesar Chavez Avenue, Los Angeles, CA 90063 323-264-7715

Si necesita mas información, por favor llame (213) 974-6438.

ADA ACCOMMODATIONS: *If you require reasonable accommodations or auxiliary aids and services such as material in alternate format or a sign language interpreter, please contact the ADA (Americans with Disabilities Act) Coordinator at (213) 974-6488 (Voice) or (213) 617-2292 (TDD), with at least three business days notice.*

