



Department of Regional Planning
320 West Temple Street
Los Angeles, California 90012

PROJECT NUMBER

R2015-00871-(3)

HEARING DATE

November 9, 2016

REQUESTED ENTITLEMENTS

Coastal Development Permit No. 201500043

Environmental Assessment No. 201500069

PROJECT SUMMARY

OWNER / APPLICANT

Anat Zanzuri / Zeev Zanzuri

MAP/EXHIBIT DATE

April 26, 2016

PROJECT OVERVIEW

To authorize construction of a proposed 6,840 square foot, 18-foot tall, one-story single-family residence with attached three-car garage, pool, septic system, driveway, required fire dept. turnaround, and 3,450 cu. yd. of grading. The project is in an existing residential area with neighboring residences to the north, west, and southwest. The proposed residence is within a scenic resource area because of its proximity to a scenic route (Mulholland Highway) and a trail (Stokes Ridge Trail). Therefore, the height of the residence is restricted to 18 feet.

LOCATION

24604 Mulholland Highway, Unincorporated Santa Monica Mountains Coastal Zone

ACCESS

Mulholland Highway

ASSESSORS PARCEL NUMBER(S)

4455-042-015

SITE AREA

1.64 Acres

GENERAL PLAN / LOCAL PLAN

Santa Monica Mountains Land Use Plan

ZONED DISTRICT

The Malibu

LAND USE DESIGNATION

RL20 (Rural Lands 20)

ZONE

R-C-20 (Rural-Coastal – 20 Acre Minimum Required Lot Area)

PROPOSED UNITS

One

MAX DENSITY/UNITS

One

COMMUNITY STANDARDS DISTRICT

N/A

ENVIRONMENTAL DETERMINATION (CEQA)

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

KEY ISSUES

- Consistency with the Santa Monica Mountains Land Use Plan
- Satisfaction of the following Section(s) of Title 22 of the Los Angeles County Code:
 - 22.44.1750 (R-C Zone-Specific Development Standards)
 - 22.44.1800 et seq. (Santa Monica Mountains Coastal Zone Area-Specific Biological Resources Standards)
 - 22.44.1990 et seq. (Santa Monica Mountains Coastal Zone Area-Specific Scenic Resources Standards)

CASE PLANNER:

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