



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

PROJECT NUMBER

2016-001820-(1)

HEARING DATE

November 16, 2016

REQUESTED ENTITLEMENTS

Site Plan No. RPPL 2016000998 (Yard Modification)

PROJECT SUMMARY

APPLICANT

Henry Ho

MAP/EXHIBIT DATE

February 18, 2016

PROJECT OVERVIEW

A Yard Modification Request associated with the construction of a new 2,435 square feet two-story single-family residence with an attached 454 square feet two-car garage in the R-A zone. The project is requesting to allow a 5 feet rear yard in lieu of the required 10 feet for a flag lot configuration.

LOCATION

South San Gabriel

ACCESS

Delta Avenue/Private Driveway

ASSESSORS PARCEL NUMBER(S)

APN 5279-020-054

SITE AREA

0.23 Acres (gross) / 0.13 Acres (net)

GENERAL PLAN / LOCAL PLAN

Los Angeles County

ZONED DISTRICT

South San Gabriel

LAND USE DESIGNATION

H9 – Residential (0-9 du/ net ac)

ZONE

R-A – Residential-Agricultural

PROPOSED UNITS

1

MAX DENSITY/UNITS

1

COMMUNITY STANDARDS DISTRICT

South San Gabriel

ENVIRONMENTAL DETERMINATION (CEQA)

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

KEY ISSUES

- Consistency with the Los Angeles County General Plan
- Satisfaction of the following Section(s) of Title 22 of the Los Angeles County Code:
 - 22.48.180 (Yard Modification Burden of Proof Requirements)
 - 22.44.131 (South San Gabriel CSD requirements)
 - 22.20.450 (R-A Zone Development Standards)

CASE PLANNER:

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