

**OFFICIAL**  
CITY OF LOS ANGELES  
South Los Angeles Area Planning Commission Minutes  
Tuesday, January 15, 2019  
FAME Conference and Expo Center  
1968 West Adams Boulevard, Media Room A  
Los Angeles, California 90018

MINUTES OF THE SOUTH LOS ANGELES AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. THE ENTIRE DISCUSSION RELATED TO EACH ITEM IS ACCESSIBLE IN AUDIO FORMAT ONLINE AT [planning.lacity.org](http://planning.lacity.org). **TO LISTEN TO THE AUDIO FILE:** UNDER General Info, **SELECT COMMISSIONS & HEARINGS, SOUTH LOS ANGELES, AGENDAS**, LOCATE THE COMMISSION MEETING DATE AND SELECT THE “AUDIO” BUTTON.

The meeting was called to order at 4:47 p.m. with Commissioners, Bates, Anderson, Orozco Stern and Willis present.

Also present were Reuben Caldwell, Senior City Planner representing the Director of Planning; Ernesto Velazquez, Deputy City Attorney; Rocky Wiles, City Planner, Etta Armstrong, Commission Executive Assistant and Rafael Vega, Commission Office Staff.

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**ITEM NO. 1**

**DEPARTMENTAL REPORT AND COMMISSION BUSINESS**

Ruben Caldwell, Senior City Planner reported that the South Los Angeles and Southeast Los Angeles Community Plan Implementation Overlays were approved by the City Council and signed by the Mayor. The Community Plans will be effective in December 2018.

- **Advanced Calendar:**  
There were no changes made to the Advanced Calendar.
- **Commission Requests:**  
There were no requests made by the Commission.
- **Approval of the Minutes:**  
Commissioner Stern moved to approve the minutes of October 30, 2018. Commissioner Bates seconded the motion and the vote proceeded as follows:

Moved: Stern  
Seconded: Bates  
Ayes: Anderson, Orozco  
Abstain: Willis

**Vote: 4 - 0**

**MOTION PASSED**

Commissioner Willis moved to approve the minutes of December 4, 2018. Commissioner Stern seconded the motion and the vote proceeded as follows:

Moved: Willis  
Seconded: Stern  
Ayes: Orozco,  
Absent: Bates  
Abstain: Anderson

**Vote: 3 - 0**

**MOTION PASSED**

Commissioner Bates moved to approve the minutes of December 18, 2018. Commissioner Willis seconded the motion and the vote proceeded as follows:

Moved: Bates  
Seconded: Willis  
Ayes: Stern  
Abstain: Anderson, Orozco

**Vote: 3 - 0**

**MOTION PASSED**

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**ITEM NO. 2**

**NEIGHBORHOOD COUNCIL**

There were no presentations by any Neighborhood Council representative.

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**ITEM NO. 3**

**PUBLIC COMMENT**

No one from the public requested to address the Commission.

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**ITEM NO. 4**

**RECONSIDERATION**

There were no items to be reconsidered under Items 4a and 4b.

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**ITEM NO. 5**

**ZA-1995-744-YV-PA1-1A**

CEQA: ENV-2017-3747-CE

Plan Area: West Adams – Baldwin Hills-Leimert

Council District: 10 – Wesson Jr.

Last Day to Act: 02-04-19

**PUBLIC HEARING HELD**

**PROJECT SITE:** 1662-1670 South Rimpau Boulevard

**IN ATTENDANCE:**

Theodore L. Irving, Associate Zoning Administrator; Kevin K. McDonnell, Esq., Jeffer, Mangels, Butler and Mitchell, LLP, appellant's representative; Andrew Jen, Parc Rimpau LLC, applicant; Jamie Hwang and Elizabeth Carlin, Planning Deputies representing the Office of Council President Wesson Jr.

**MOTION**

Commissioner Stern put forth the actions below, in conjunction with the disapproval of the following project:

Plans to modify the Conditions of Approval and site plan for a Yard Variance originally granted on December 20, 1995, for an existing multi-family residential building and detached single-family dwelling over two lots.

1. Deny the appeal and sustain the Zoning Administrator's determination to deny:
  - a. Pursuant to Section 12.27 U.2 of the Los Angeles Municipal Code, a Reduction of Site request to remove Lot 3 from the legal description in order to reduce the project site from 14,000 square-feet to 7,000 square-feet for an existing project site containing 13 dwelling units; and
  - b. A request to modify Condition No. 4 of Case No. ZA-1995-744-YV, to reduce the required 22 parking spaces to 6 parking spaces for an approved 12-unit multi-family residential building and a detached single-family dwelling on an existing 14,000 square-foot site
2. Adopt the findings of the Zoning Administrator.

The motion was seconded by Commissioner Anderson and the vote proceeded as follows:

Moved: Stern  
Seconded: Anderson  
Ayes: Orozco, Willis  
Nays: Bates

**Vote: 4 – 1**

**MOTION PASSED**

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There being no further business to come before the South Los Angeles Area Planning Commission, the meeting adjourned at 6:19 p.m.

A handwritten signature in blue ink, appearing to read "Eric Bates", written over a horizontal line.

Eric Bates, President  
South Los Angeles Area Planning Commission

A handwritten signature in blue ink, appearing to read "Etta Armstrong", written over a horizontal line.

Etta Armstrong, Commission Executive Assistant  
South Los Angeles Area Planning Commission

**ADOPTED**  
CITY OF LOS ANGELES

**FEB 04 2019**

**CITY PLANNING DEPARTMENT  
COMMISSION OFFICE**