

OFFICIAL MINUTES
CITY OF LOS ANGELES
South Los Angeles Area Planning Commission
Tuesday, December 15, 2015
Constituent Service Center
8475 South Vermont Avenue Los Angeles, California 90044

MINUTES OF SOUTH LOS ANGELES AREA PLANNING COMMISSION HEREIN ARE REPORTED IN **ACTION FORMAT**. COMPLETE DETAILS, **INCLUDING THE DISCUSSION**, RELATING TO EACH ITEM ARE CONTAINED IN THE HEARING RECORDING FOR THIS MEETING. COPIES OF COMPACT DISCS RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE THROUGH THE WORLD WIDE WEB AT <http://www.planning.lacity.org>.

The meeting was called to order by Commission Vice President Eric D. Bates at 4:36p.m.
Commissioners present: Antoinette Anderson, Jaqueline Orozco, Stevie Stern
Commissioner absent: Gail Willis

1. DEPARTMENTAL REPORT

- A. Senior Planner, Conni Palini-Tipton, gave an end-of-the-year statistical report regarding the 2015 operations of the City Planning Department.

2. COMMISSION BUSINESS

A. Advance Calendar

No addition to the advance calendar.

B. Commission Request:

There were no commission request.

B. Minutes of Meeting

The minutes for October 6, 2015, and November 17, 2015 were approved by consent.

3. TT-72254-CC-1A
CEQA: ENV-2013-750-CE
Plan: West Adams-Baldwin Hills--
Leimert
Council District: 10 - Wesson
Expiration Date: 12/15/15
Appeal Status: Appealable to City Council

PUBLIC HEARING

PROJECT LOCATION: 4026 South West Boulevard

PROJECT DESCRIPTION:

Tentative Tract Map to allow 24 apartment units to be converted into 24 condominium units. In addition, 16 uncovered parking spaces would be added for a total of 40 parking spaces.

Applicant: Mardiros Markarian

Appellant: Dorothy Ballock

REQUESTED ACTION:

Appeal from the entire decision by the Advisory Agency in approving TT-72254-CC.

RECOMMENDED ACTION:

1. **Deny** the appeal.
2. **Affirm** the Categorical Exemption No. ENV-2013-750-CE.
3. **Sustain** the actions of the Advisory Agency in approving TT-72254-CC.
4. **Adopt** the Findings of the Advisory Agency.

Staff: Kevin S. Golden (213) 978-1396

Discussion:

Deputy Advisory Agency, Kevin Golden, presented a descriptive report on the conversion project which covered the views of the applicant and appellant. The commission asked analytical questions to the Deputy Advisory.

One speaker spoke for the appellant and a representative for the applicant spoke. Members of the community commented on the project. Several questions were asked by the commission.

The Commission meeting went into recess at 5:24p.m.

The Commission Vice President Bates called the meeting back to order at 5:57p.m.

Rebuttal time was given to both appellant and applicant. The commission closed the public comment period. The commissioners deliberated and a motion was presented.

Motion:

1. Deny the appeal.
2. Affirm the Categorical Exemption No. **ENV-2013-750-CE**.
3. Sustain the actions of the Advisory Agency in approving TT-72254-CC.
4. Adopt the Findings of the Advisory Agency as modified.

Moved: Anderson
Seconded: Orozco
Ayes: Bates and Stern
Absent: Willis

Vote: 4 – 0

4. **PUBLIC COMMENT PERIOD**

There were no speakers for the public comment.

There being no further business to come before the South Los Angeles Area Planning Commission, the meeting adjourned at 5:48P.M.



Eric D. Bates, Vice-President
South Los Angeles Area Planning Commission



Renee Glasco, Commission Executive Assistant I
South Los Angeles Area Planning Commission

Adopted: **FEB. 2, 2016**