

CITY OF LOS ANGELES
CALIFORNIA



DEPARTMENT OF CITY PLANNING

NOTICE OF PUBLIC HEARING

To Owners: ☐ Within a 100-Foot Radius
☒ Within a 500-Foot Radius
☐ Abutting a Proposed Development Site

And Occupants: ☐ Within a 100-Foot Radius
☒ Within a 500-Foot Radius
And: ☒ Others

This notice is sent to you because you own property or are an occupant residing near a site for which an application, as described below, has been filed with the Department of City Planning. All interested persons are invited to attend the public hearing at which you may listen, ask questions, or present testimony regarding the project.

Hearing By: Hearing Officer
Date: Tuesday, February 21, 2017
Time: 10:30 A.M.
Place: Marvin Braude San Fernando Valley
Constituent Service Center
6262 Van Nuys Boulevard
First Floor Conference Room
Van Nuys, CA 91401

Staff Contact: Courtney Shum
Phone No.: (213) 978-1916
E-Mail: Courtney.Shum@lacity.org

Case No.: CPC-2016-4090-CU
CEQA No.: ENV-2016-4091-CE
Incidental Cases: N/A
Related Cases: N/A
Council No.: 3 – Bob Blumenfield
Plan Area: Canoga Park – Winnetka –
Woodland Hills – West Hills
Specific Plan: None
Certified NC: Canoga Park
GPLU: Limited Manufacturing
Zones: [Q]CM-1VL
Applicant: Gayle Nadler, Multicultural
Learning Center Foundation
Representative: Christopher Murray,
Rosenheim & Associates,
Inc.

PROJECT LOCATION: 8211 North Remmet Avenue (8201-8217 North Remmet Avenue)

PROPOSED PROJECT: Tenant improvements and a change of use from a one-story office building to a public charter middle school for Grades 6 through 8 (Multicultural Learning Center) within an approximately 10,200 square-foot existing building. The proposed project will not increase the existing building's footprint. The charter school proposes a maximum of 250 students and will provide 29 automobile parking spaces. The school proposes to operate from 7:30 AM to 7:30 PM, Monday through Friday, with occasional weekends reserved for special events.

REQUESTED ACTION: On behalf of the City Planning Commission, the Hearing Officer will consider:

1. Pursuant to Los Angeles Municipal Code Section 12.24-U,24 , a Conditional Use to

permit the use and maintenance of a public charter middle school for Grades 6 through 8 within an approximately 10,200 square-foot existing building in the [Q]CM-1VL Zone; and

2. Pursuant to Section 21084 of the California Public Resources Code, the above-referenced project has been determined not to have a significant effect on the environment and which shall, therefore, be exempt from the provisions of CEQA. The project was issued a Categorical Exemption, Class 1, Category 1 and Class 1, Category 22.

The purpose of the hearing is to obtain testimony from affected and/or interested persons regarding this project. The environmental document will be among the matters considered at the hearing. The decision maker will consider all the testimony presented at the hearing, written communication received prior to or at the hearing, and the merits of the project as it relates to existing environmental and land use regulations. After the hearing, the Hearing Officer will prepare a report, including recommendation, which will be considered by the City Planning Commission, at a later date.

EXHAUSTION OF ADMINISTRATIVE REMEDIES: If you challenge a City action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence on these matters delivered to the Department before the action on this matter will become a part of the administrative record. Note: This may not be the last hearing on this matter.

ADVICE TO PUBLIC: The exact time this report will be considered during the meeting is uncertain since there may be several other items on the agenda. Written communications may be mailed to the Los Angeles City Planning Department, Expedited Processing Section, [200 North Spring Street, Room 763, Los Angeles, CA 90012](#) (attention: Courtney Shum) or e-mailed to Courtney.Shum@lacity.org.

REVIEW OF FILE: Case No. **CPC-2016-4090-CU**, including the applications and the environmental assessment, are available for public inspection at this location between the hours of 8:00 a.m. to 4:00 p.m., Monday through Friday. Please call Courtney Shum at (213) 978-1916 or e-mail to Courtney.Shum@lacity.org several days in advance to assure that the files will be available. The files are not available for review the day of the hearing.

ACCOMMODATIONS: As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability. The hearing facility and its parking are wheelchair accessible. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request. *Como entidad cubierta bajo el Título II del Acto de los Americanos con Desabilidades, la Ciudad de Los Angeles no discrimina. La facilidad donde la junta se llevará a cabo y su estacionamiento son accesibles para sillas de ruedas. Traductores de Lengua de Muestra, dispositivos de oído, u otras ayudas auxiliares se pueden hacer disponibles si usted las pide en avance.*

Other services, such as translation between English and other languages, may also be provided upon request. *Otros servicios, como traducción de Inglés a otros idiomas, también pueden hacerse disponibles si usted los pide en avance.*

To ensure availability of services, please make your request no later than three working days (72 hours) prior to the hearing by calling the staff person referenced in this notice. *Para asegurar la disponibilidad de éstos servicios, por favor haga su petición al mínimo de tres días (72 horas) antes de la reunión, llamando a la persona del personal mencionada en este aviso.*

Puede obtener información en Español acerca de esta junta llamando al (213) 482-7082