
Office of the City Clerk, City of Los Angeles

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Council File Number

[06-0209](#)

Title

9582 HADDON AVENUE / 12810, 12816 MONTAGUE STREET / 12661 BRANFORD STREET

Subject

Communication from the Los Angeles City Planning Commission, dated January 31, 2006, and an ordinance relative to: CASE NO. CPC 2004-5919-ZC-ZAA-ZAD-SPR Council District No. Six (6) Plan Area: Arleta-Pacoima APPEAL REQUEST: Appeal on part of the City Planning Commission determination. APPELLANT: Branford 150 Mark Handel, MWH Development Corporation Rob Searcy, Representative APPLICANT: Same Final date to appeal: January 24, 2006 for ZAA, ZAD and SPR; January 29, 2006 for ZC

Last Change Date

04/18/2006

Council District

6

Initiated by

Los Angeles City Planning Commission

Archive History

- 1-31-06 - For ref
- 2-1-06 - Ref to Planning and Land Use Management Committee
- 2-1-06 - File to Planning and Land Use Management Committee Clerk
- 2-24-06 - Set for Planning and Land Use Management Committee on March 7 and in Council March 28, 2006
- 3-7-06 - Planning and Land Use Management Committee Disposition - Grant appeal in Part; subject to modified conditions
- 3-10-06 - Letter to Director of Planning per Planning and Land Use Management Committee Clerk
- 3-21-06 - Report and revised Zone Change Ordinance from Director of Planning to Planning and Land Use Management Committee Clerk
- 3-28-06 - Council Action - Planning and Land Use Management Committee report ADOPTED, subject to the approval of the Mayor to:
 1. FIND that this project will not have a significant effect on the environment, pursuant to the City's Environmental Guidelines and is in compliance with the California Environmental Quality Act; that the Mitigated Negative Declaration reflects the independent judgment of the lead agency City of Los Angeles; that the documents constituting the record of proceedings in this matter are located in Council file No. 06-0209 in the custody of the City Clerk and in the files of the Department of City Planning in the custody of the Environmental Review Section; and ADOPT the Mitigated Negative Declaration [ENV 2004-4890 MND].
 2. ADOPT the March 20, 2006, FINDINGS of the Director of Planning, as the Findings of the City Council.
 3. GRANT APPEAL IN PART filed by Brandford 150, Mark Handel, MWH Development Corporation, (Mark Searcy, Representative), from the decision of the City Planning Commission, THEREBY APPROVING the Zone Change from RA-1 to (T)(Q)RD5-1 and (T)(Q)RD2-1, for the proposed construction of not more than 57 dwelling units in the (T)(Q)RD5-1 Zone and not more than 68 dwelling units in the (T)(Q)RD2-1 Zone for property located at 9582 Haddon Avenue, 12810-16 Montague Street and 12661 Branford Street, subject Conditions of Approval, as modified, and attached to this Committee report. (The Committee modified "Q" Conditions Nos. A.2 and A.7)
 4. PRESENT and ADOPT the accompanying NEW ORDINANCE, disapproved by the Director of Planning, effecting a Zone Change from RA-1 to (T)(Q)RD5-1 and (T)(Q)RD2-1 for property at 9582 Haddon Avenue, 12810-16 Montague Street and 12661 Branford Street for the proposed construction of not more than 57 dwelling units in the (T)(Q)RD5-1 Zone and not more than 68 dwelling units in the (T)(Q)RD2-1 Zone, subject to Conditions of Approval, as modified, and attached to this Committee

report. Applicant: Brandford 150, Mark Handel, MWH Development Corporation (Rob Searcy, Representative) - CPC 2004-5919 ZC-ZAA-ZAD-SPR.
Said rezoning shall be subject to the "Q" Qualified classification zone limitations substantially as shown on the sheet(s) attached to the Committee report.

5. REMOVE the (T) Tentative classification as described in detail on the sheet(s) attached to the Committee report.
6. ADVISE the applicant of "Q" Qualified classification time limit as described in the Committee report.
7. ADVISE the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.
8. ADVISE the applicant that, pursuant to State Fish and Game Code Section 711.4, a Fish and Game Fee and/or Certificate of Fee Exemption is now required to be submitted to the County Clerk prior to or concurrent with the Environmental Notice of Determination filing.
9. NOT PRESENT and ORDER FILED the ordinance approved by City Planning Commission on November 17, 2005 - Findings ADOPTED - Mitigated Negative Declaration ADOPTED - Ordinance ADOPTED.

3-29-06 - File to Mayor for signature
4-11-06 - File to Calendar Clerk
4-14-06 - File to Planning and Land Use Management Committee Clerk OK
4-18-06 - File in files