

(When required)

RECORDING REQUESTED BY AND MAIL TO:

LOS ANGELES DAILY JOURNAL

~ SINCE 1888 ~

915 E 1ST ST, LOS ANGELES, CA 90012
Mailing Address: P.O. Box 54026, Los Angeles, California 90054-0026
Telephone (213) 229-5300 / Fax (213) 229-5481

EVELYN DIAZ
CITY OF LA/CITY CLERK/ADMIN SERVICES
200 N SPRING ST ROOM 395 213 978-1136
LOS ANGELES, CA - 90012

PROOF OF PUBLICATION

(2015.5 C.C.P.)

State of California)
County of Los Angeles) ss

Notice Type: GPN - GOVERNMENT PUBLIC NOTICE

Ad Description:
CF 25-0310-S1

I am a citizen of the United States and a resident of the State of California; I am over the age of eighteen years, and not a party to or interested in the above entitled matter. I am the principal clerk of the printer and publisher of the LOS ANGELES DAILY JOURNAL, a newspaper published in the English language in the city of LOS ANGELES, county of LOS ANGELES, and adjudged a newspaper of general circulation as defined by the laws of the State of California by the Superior Court of the County of LOS ANGELES, State of California, under date 04/26/1954, Case No. 599,382. That the notice, of which the annexed is a printed copy, has been published in each regular and entire issue of said newspaper and not in any supplement thereof on the following dates, to-wit:

05/30/2025

Executed on: 05/30/2025
At Los Angeles, California

I certify (or declare) under penalty of perjury that the foregoing is true and correct.

[Signature]

Signature



Email * A 0 0 0 0 0 7 1 1 5 8 8 7 *

This space for filing stamp only

DJ #: 3931652

NOTICE OF PUBLIC HEARING

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing in person on **Tuesday, June 24, 2025** at approximately **2:00 P.M.** or soon thereafter, in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider the following: Report from the Los Angeles City Planning Commission (LACPC), and an appeal filed by West Valley Alliance for Optimal Living (Representative: Jamie T. Hall, Esq., Channel Law Group, LLP) from the Zoning Administrator's Determination dated December 20, 2024, in approving a Zone Variance to permit a 15-foot hedgerow along the northern edge of Lots 1-10 for the property located at 5300 North Oakdale Avenue, (The LACPC and the Applicant failed to mutually agree on an extension of time for the first-level appellate body to act beyond the specified 75 days, mandated by Los Angeles Municipal Code (LAMC) Sections (Sec.) 12.24.X, 12.27, 12.28.A and 13B.5.3. Pursuant to Government Code Sec. 66452.5(c)(1) and LAMC Sec. 13A.2.8.F.2, if there is a failure for the appeal board to render a timely decision on the appeal, then the decision shall result in a denial of the appeal. As such, the appeal filed on January 6, 2025, to the LACPC was deemed denied and the approval of the Zoning Administrator's Determination and Zoning Administrator's Adjustment dated December 20, 2024, under Case No. ZA-2023-2170-ZAD-ZV-ZAA, shall stand.) The project is within the scope of the 2021-2029 Housing Element and the Housing Element Environmental Impact Report (EIR) (ENV-2020-6762-EIR) and adequately describes the project for the purpose of the California Environmental Quality Act. Applicant: Oakdale Estates, LLC Borstein Enterprises, its sole Managing Member Representative: Sarah Golden Rosenheim & Associates, Inc Case No. ZA-2023-2170-ZAD-ZV-ZAA-2A Environmental No. ENV-2020-6762-EIR Related Cases: VTT-83927-HCA-2A; VTT-83927-HCA; VTT-83297-HCA-1A; ZA-2023-2170-ZAD-ZV-ZAA; ZA-2023-2170-ZAD-ZV-ZAA-1A The audio for this meeting is broadcast live on the internet at: <https://clerk.lacity.org/calendar>. Requests for reasonable modification or accommodation from individuals with disabilities, consistent with the Americans with Disabilities Act can be made by contacting the City Clerk's Office at (213) 978-1133. For Telecommunication Relay Services for the hearing impaired, please visit this site for information: <https://www.fcc.gov/consumers/guide/telecommunications-relay-services-trs>. If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012, or submitted through the Public Comment Portal: www.LACouncilComment.com. In addition, you may view the contents of Council file No. **25-0310-S1** by visiting: <http://www.lacouncilfile.com>. Please be advised that the PLUM Committee reserves the right to continue

this matter to a later date, subject to any time limit constraints.
PETTY F. SANTOS, INTERIM CITY CLERK
of the City of Los Angeles
5/30/25

DJ-3931652#