

HOLLY L. WOLCOTT  
CITY CLERK

—  
PETTY F. SANTOS  
EXECUTIVE OFFICER

# City of Los Angeles CALIFORNIA



KAREN BASS  
MAYOR

OFFICE OF THE  
CITY CLERK

**Council and Public Services Division**  
200 N. Spring Street, Room 395  
Los Angeles, CA 90012  
General Information: (213) 978-1133  
FAX: (213) 978-1040

—  
PATRICE Y. LATTIMORE  
DIVISION MANAGER

[clerk.lacity.org](http://clerk.lacity.org)

November 8, 2024

Board File No. 240002  
Council District 4

## **NOTICE TO APPELLANT(S), APPLICANT(S), AND INTERESTED PARTIES**

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, November 19, 2024** at approximately **1:00 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: Categorical Exemption from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines, Section 15303, Class 3, and related CEQA findings, and Appeals filed by: 1) Jim Moushoul, 2) Robert Patten, 3) Karen Burkland, 4) Eric Mokover, 5) Lisa Bruhwiler, 6) Christine Breault, 7) Max and Shayna Lesser, 8) Fiona Reinhardt, 9) Rachel Good, 10) Mandy Olsen, 11) Chris Dueringer, 12) Landon and Vanessa Beard, and 13) Emil Ghookassian, from the determination of the Board of Building and Safety Commissioners in approving a Categorical Exemption as the environmental clearance, and a haul route application to export 3,990.63 cubic yards of earth, for the property located at 3701 North Glenridge Drive, subject to Conditions of Approval, for the construction of a two-story, single-family dwelling with a detached two-car carport, a basement, a subterranean garage, a driveway bridge, a pool/spa, and hardscape.

Applicant: Arthur Boghossian

Owner: Glenridge Estate LLC

The audio for this meeting is broadcast live on the internet at: <https://clerk.lacity.org/calendar>. The live audio can also be heard at: (213) 621-CITY (Metro), (818) 904-9450 (Valley), (310) 471-CITY (Westside) and (310) 547-CITY (San Pedro Area). If the live audio is unavailable via one of these channels, members of the public should try one of the other channels.

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/guides/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](http://www.LACouncilComment.com).

In addition, you may view the contents of Council file No. **24-1325** 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.

Candy Rosales  
Deputy City Clerk, Planning and Land Use Management Committee  
[clerk.plumcommittee@lacity.org](mailto:clerk.plumcommittee@lacity.org)  
(213) 978-1078

**Note:** If you challenge this proposed 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 delivered to the City Clerk at, or prior to, the public hearing. Any written correspondence delivered to the City Clerk before the City Council's final action on a matter will become a part of the administrative record. The time in which you may seek judicial review of any final action by the City Council is limited by California Code of Civil Procedure Section 1094.6 which provides that an action pursuant to Code of Civil Procedure Section 1094.5 challenging the Council's action must be filed no later than the 90th day following the date on which the Council action becomes final.



OFFICE OF CITY CLERK

"AN EQUAL EMPLOYMENT OPPORTUNITY - AFFIRMATIVE ACTION EMPLOYER" RM. 395, 200 N. SPRING STREET LOS ANGELES, CA 90012



quadtent FIRST-CLASS MAIL AUTO - IMI \$000.59 3 11/08/2024 ZIP 90012 043M32205391

US POSTAGE

\*2252-00526-14-22

SHERWIN ARYEH 300 S BEVERLY DR STE 408 BEVERLY HILLS CA 90212

NIXIE 911 DE 1270 0011/14/24 RETURN TO SENDER VACANT UNABLE TO FORWARD

20 JAU-168 90012 90212 VAC 90012 90212

BC: 90012323995 \*2252-00526-14-22



OFFICE OF CITY CLERK

"AN EQUAL EMPLOYMENT OPPORTUNITY - AFFIRMATIVE ACTION EMPLOYER" RM. 395, 200 N. SPRING STREET LOS ANGELES, CA 90012



quadtent FIRST-CLASS MAIL AUTO - IMI \$000.59 3 11/08/2024 ZIP 90012 043M32205391

US POSTAGE

\*2252-06426-15-34

DONALD BIRNKRANT & THE BIRNKRANT TRUST 3620 GLENRIDGE DR SHERMAN OA

NIXIE 911 FE 1270 0011/15/24 RETURN TO SENDER NOT DELIVERABLE AS ADDRESSED UNABLE TO FORWARD

20 JAU-168 90012 90212 UTF 90012 90212

BC: 90012323995 \*2252-06426-15-34



OFFICE OF CITY CLERK

"AN EQUAL EMPLOYMENT OPPORTUNITY - AFFIRMATIVE ACTION EMPLOYER" RM. 395, 200 N. SPRING STREET LOS ANGELES, CA 90012



quadtent FIRST-CLASS MAIL AUTO - IMI \$000.59 3 11/08/2024 ZIP 90012 043M32205391

US POSTAGE

\*2152-00817-15-34

DEREK HOUGH 4640 ADMIRALTY WAY STE 500 MARINA DEL REY CA 90292

NIXIE 911 FE 1270 0011/15/24 RETURN TO SENDER NOT DELIVERABLE AS ADDRESSED UNABLE TO FORWARD

22 JAU-168 90012 90212 UTF 90012 90212

BC: 90012323995 \*2152-00817-15-34



OFFICE OF CITY CLERK

"AN EQUAL EMPLOYMENT OPPORTUNITY - AFFIRMATIVE ACTION EMPLOYER" RM. 395, 200 N. SPRING STREET LOS ANGELES, CA 90012



quadtent FIRST-CLASS MAIL AUTO - IMI \$000.59 3 11/08/2024 ZIP 90012 043M32205391

US POSTAGE

\*2052-10313-16-26

RLS

~~SALEH ZALATAN 15303 VENTURA BLVD #900 SHERMAN CA~~

NIXIE 911 SC 1 7211/16/24 RETURN TO SENDER ATTEMPTED - NOT KNOWN UNABLE TO FORWARD

20 JAU-168 90012 90212 ANK 90012 90212

BC: 90012323995 \*2052-10313-16-26