

CATEGORICAL EXEMPTION and PLANNING AND LAND USE MANAGEMENT (PLUM) COMMITTEE REPORT relative to a California Environmental Quality Act (CEQA) appeal filed for the property located at 621 East Frontenac Avenue.

Recommendations for Council action:

1. FIND, pursuant to CEQA Guidelines, Article 19, Section 15303, Class 3, that the project is exempt from CEQA, and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies.
2. ADOPT the FINDINGS of the East Los Angeles Area Planning Commission (ELAAPC) as the Findings of Council.
3. RESOLVE TO DENY THE APPEAL filed by Padraic Cassidy, and THEREBY SUSTAIN the determination of the ELAAPC in approving a Categorical Exemption, No. ENV-2019-4702-CE, as the environmental clearance for the construction, use, and maintenance of a new 2,472 square-foot, two-story single family dwelling with a 411 square-foot attached garage on a vacant 9,498.1 square-foot lot within the Mount Washington-Glassell Park Specific Plan; for the property located at 621 East Frontenac Avenue.

Applicant: Meghan Daum

Representative: Robert Rees

Case No. ZA-2019-4701-ZAD-SPP-1A

Environmental No. ENV-2019-4702-CE-1A

Fiscal Impact Statement: The ELAAPC reports that there is no General Fund impact as administrative costs are recovered through fees.

Community Impact Statement: None submitted.

Summary:

At a regular meeting held on September 21, 2021, the PLUM Committee considered a report from the ELAAPC and a CEQA appeal filed for the property located at 621 East Frontenac Avenue. Department of City Planning staff provided an overview of the matter. Councilmember Cedillo provided comments in support of denying the appeal. After an opportunity for public comment, and presentations from the Applicant's Representative and Appellant, the Committee recommended to deny the appeal and sustain the determination of the ELAAPC in approving the Categorical Exemption as the environmental clearance for the project. This matter is now submitted to the Council for consideration.

Respectfully Submitted,

PLANNING AND LAND USE MANAGEMENT COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
HARRIS-DAWSON:	YES
CEDILLO:	YES
BLUMENFIELD:	YES
RIDLEY-THOMAS:	YES
LEE:	YES

AXB
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