

MAS . ER LAND USE PERMIT APPLICATION
LOS ANGELES CITY PLANNING DEPARTMENT

Planning Staff Use Only

ENV No. <u>2007-847-CI</u>	Existing Zone <u>R2-1</u>	District Map <u>111B145</u>
APC <u>West Los Angeles</u>	Community Plan <u>Venice</u>	Council District <u>11</u>
Census Tract <u>273600</u>	APN <u>4241009021</u>	Staff Approval*
		Date

* Approval for Filing by Community Planning or Division of Land Staff, When Applicable

CASE NO. 1 ZA 2007 846 - ZAA

APPLICATION TYPE ZONING ADMINISTRATION ADJUSTMENT
(zone change, variance, conditional use, tract/parcel map, specific plan exception, etc.)

1. PROJECT LOCATION AND SIZE

Street Address of Project 925 E. PALMS BLVD. Zip Code 90291
 Legal Description: Lot 22 Block NONE Tract VENICE VISTA TRACT
 Lot Dimensions 40' x 135' Lot Area (sq. ft.) 5400 SF Total Project Size (sq. ft.) 550 SF

2. PROJECT DESCRIPTION

Describe what is to be done: NEW 2-STORY SFD WITH ATTACHED GARAGE AT THE REAR OF THE LOT. (NO CHANGE TO THE FRONT UNIT)

Present Use: SINGLE FAMILY DWELLING Proposed Use: DUPLEX
 Plan Check No. (if available) 06010-10000-02198 Date Filed: 05-24-06

Check all that apply:

<input checked="" type="checkbox"/> New Construction	<input type="checkbox"/> Change of Use	<input type="checkbox"/> Alterations	<input type="checkbox"/> Demolition
<input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial	<input checked="" type="checkbox"/> Residential	

Additions to the building:

<input checked="" type="checkbox"/> Rear	<input type="checkbox"/> Front	<input type="checkbox"/> Height	<input type="checkbox"/> Side Yard
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3. ACTION(S) REQUESTED

Describe the requested entitlement which either authorizes actions OR grants a variance:

Code Section from which relief is requested: 12.09 C2 Code Section which authorizes relief: 12.28
SY 3'3" = 5' SEE ATTACHED

Code Section from which relief is requested: 12.09 C3 Code Section which authorizes relief: 12.28
12 Rear 15' SEE ATTACHED

Code Section from which relief is requested: 12.21 C2(b) Code Section which authorizes relief: 12.28
passage 870 build SEE ATTACHED

Code Section from which relief is requested: _____ Code Section which authorizes relief: _____

List related or pending case numbers relating to this site:

1 ZA 2007 846

SIGNATURES of adjoining or neighboring property owners in support of the request; not required but helpful, especially for projects in single-family residential areas. (Attach sheet, if necessary)

NAME (Print)	SIGNATURE	ADDRESS	KEY # ON MAP
SEE ATTACHED LETTER OF CONSENT FORMS.			

4. OWNER/APPLICANT INFORMATION

Applicant's name JULIE TSAO & MARTIN PEARSON Company _____

Address: 925 E. PALMS BLVD Telephone: (710) 578-9656 Fax: ()
Venice Zip: 90291 E-mail: JTSAO@MAC.COM

Property owner's name (if different from applicant) JULIE TSAO & MARTIN PEARSON

Address: 925 E. PALMS BLVD. Telephone: (310) 578-9656 Fax: ()
VENICE Zip: 90291 E-mail: JTSAO@MAC.COM

Contact person for project information CHINO SORIA/DANE TWICHELL Company TWICHELL STUDIO

Address: 10606 CULVER BLVD Telephone: (310) 836-3223 Fax: (310) 836-3254
CULVER CITY Zip: 90232 E-mail: TWICSTUDIO@AOL.COM

5. APPLICANT'S AFFIDAVIT

Under penalty of perjury the following declarations are made:

- a. The undersigned is the owner or lessee if entire site is leased, or authorized agent of the owner with power of attorney or officers of a corporation (submit proof). (NOTE: for zone changes lessee may not sign).
- b. The information presented is true and correct to the best of my knowledge.

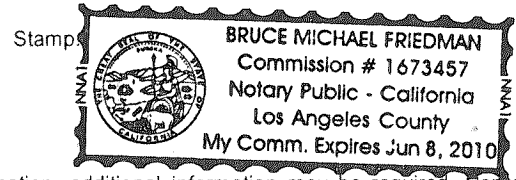
Signature: [Handwritten Signature]

Print: Julie J. Tsao MARTIN PEARSON

Subscribed and sworn before me this (date): FEBRUARY 6 2007
 AND PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE PERSONS APPEARING BEFORE ME.
 In the County of LOS ANGELES, State of California

Date: ~~2-6-07~~ 2-6-07

Notary Public Bruce Michael Friedman



6. ADDITIONAL INFORMATION/FINDINGS

In order for the City to render a determination on your application, additional information may be required. Consult the appropriate Special Instructions handout. Provide on attached sheet(s) this additional information using the handout as a guide.

NOTE: All applicants are eligible to request a one time, one-year only freeze on fees charged by various City departments in connection with your project. It is advisable only when this application is deemed complete or upon payment of Building and Safety plan check fees. Please ask staff for details or an application.

Planning Staff Use Only		
Base Fee <u>\$1031⁰⁰</u>	Reviewed and Accepted by <u>[Signature]</u>	Date <u>2-20-07</u>
Receipt No. <u>254073</u>	Deemed Complete by <u>[Signature]</u>	Date <u>3/2/07</u>