

**MASTER LAND USE PERMIT APPLICATION**  
**LOS ANGELES CITY PLANNING DEPARTMENT**

*Planning Staff Use Only*

ENV No. <u>2007-5516-CE</u>	Existing Zone <u>RD1.5-1-0</u>	District Map <u>188B145</u>
APC <u>West Los Angeles</u>	Community Plan <u>Venice</u>	Council District <u>11</u>
Census Tract <u>2735</u>	APN <u>4238-012-019</u>	Staff Approval*
		Date

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

**ZA 2007 5515-ZAD**

CASE NO. \_\_\_\_\_

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

**1. PROJECT LOCATION AND SIZE**

Street Address of Project 251 MARKET STREET VENICE, CA Zip Code 90291  
 Legal Description: Lot 20 Block 7 Tract VENICE OF AMERICA  
 Lot Dimensions 30' x 95' Lot Area (sq. ft.) 2850 Total Project Size (sq. ft.) 7056

**2. PROJECT DESCRIPTION**

Describe what is to be done: CONSTRUCT A 6'-0" HIGH CMU WALL/FENCE WITH PLASTER FINISH AND WROUGHT IRON GATE IN THE FRONT YARD OF AN EXISTING DUPLEX RESIDENCE

Present Use: RESIDENTIAL DUPLEX Proposed Use: RESIDENTIAL DUPLEX

Plan Check No. (if available) \_\_\_\_\_ Date Filed: \_\_\_\_\_

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 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: 12.2161(g) Code Section which authorizes relief: 12.24x7  
FENCES AND WALLS TO 6 FEET

A ZONING ADMINISTRATOR DETERMINATION TO ALLOW A 6-FOOT

Code Section from which relief is requested: \_\_\_\_\_ Code Section which authorizes relief: \_\_\_\_\_  
HIGH CMU WALL WITH WROUGHT IRON GATE FOR A LENGTH OF  
APPROXIMATELY 48 FEET IN THE FRONT YARD OF AN EXISTING

Code Section from which relief is requested: \_\_\_\_\_ Code Section which authorizes relief: \_\_\_\_\_  
DUPLEX IN LIEU OF THE ALLOWED MAXIMUM HEIGHT OF  
3 1/2 FEET BY THE CODE.

Code Section from which relief is requested: \_\_\_\_\_ Code Section which authorizes relief: \_\_\_\_\_

List related or pending case numbers relating to this site:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

12-13-07  
PAJ

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

**4. OWNER/APPLICANT INFORMATION**

Applicant's name CATHY & ROBERT WARD Company \_\_\_\_\_  
 Address: 122 HART AVENUE Telephone: (310) 392-0232 Fax: (310) 392-7482  
SANTA MONICA, CA Zip: 90405 E-mail: RWA@RWArch.com

Property owner's name (if different from applicant) \_\_\_\_\_  
 Address: \_\_\_\_\_ Telephone: ( ) \_\_\_\_\_ Fax: ( ) \_\_\_\_\_  
 Zip: \_\_\_\_\_ E-mail: \_\_\_\_\_

Contact person for project information ROBERT WARD Company ROBERT WARD & ASSOC., INC.  
 Address: 253 MARKET STREET Telephone: (310) 392-0232 Fax: (310) 392-7482  
VENICE, CA 90291 Zip: 90291 E-mail: RWA@RWArch.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] Subscribed and sworn before me this (date): \_\_\_\_\_

Print: ROBERT WARD / Cathy R Ward in the County of \_\_\_\_\_ State of California

Date: 26 Nov. 2007 / November 26, 2007

Notary Public \_\_\_\_\_  
 Stamp: \_\_\_\_\_

See ATTACHED SHEET FOR SIGNATURES

**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 on an application.

Planning Staff Use Only		
Base Fee	Reviewed and Accepted by	Date
<u>\$662.00</u>	<u>[Signature]</u>	<u>11-27-07</u>
Receipt No.	Deemed Complete by	Date
<u>272650</u>	<u>Ralph Avila</u>	<u>11-30-07</u>