

**CITY OF LOS ANGELES
DEPARTMENT OF PLANNING**

**PUBLIC HEARING NOTICE
DEPUTY ADVISORY AGENCY**

**PARCEL MAP NO.: AA 2004-7630-PMLA
APCNV-2004-7636-ZC-ZAA**

**PLAN AREA: Sunland-East La Tuna
Canyon-Tujunga-Lakeview Terrace-
Shadow Hills**

ENV- 2004-7631-MND

COUNCIL DISTRICT NO. 2

This notice is to inform you of a public hearing for AA 2004-7630-PMLA where interested members of the public as well as the applicant/subdivider, may submit written or verbal testimony relating to this proposed three-parcel, single-family subdivision of a 23,200 net square-foot site in the RA-1 zone. Testimony will also be taken at this public hearing regarding the appropriateness of the environmental clearance and the concurrent companion filing (APCNV-2004-7636-ZC-ZAA) requesting a zone change from RA-1 to R1-1 and a mid-point lot width reduction to 20 feet in lieu of 50 feet for the flag lot stem for proposed Parcel B.

DATE: Thursday, July 21, 2005

TIME: 2:00 PM

**MEETING LOCATION: Marvin Braude Building, First Floor Conference Room
6262 Van Nuys Boulevard, Van Nuys, CA 91401**

PROJECT LOCATION: 11122 North McVine Avenue

The Deputy Advisory Agency invites your testimony or written comments. Written communications must be received by the City Planning Department Subdivision Section prior to the hearing date. Send Comments to:

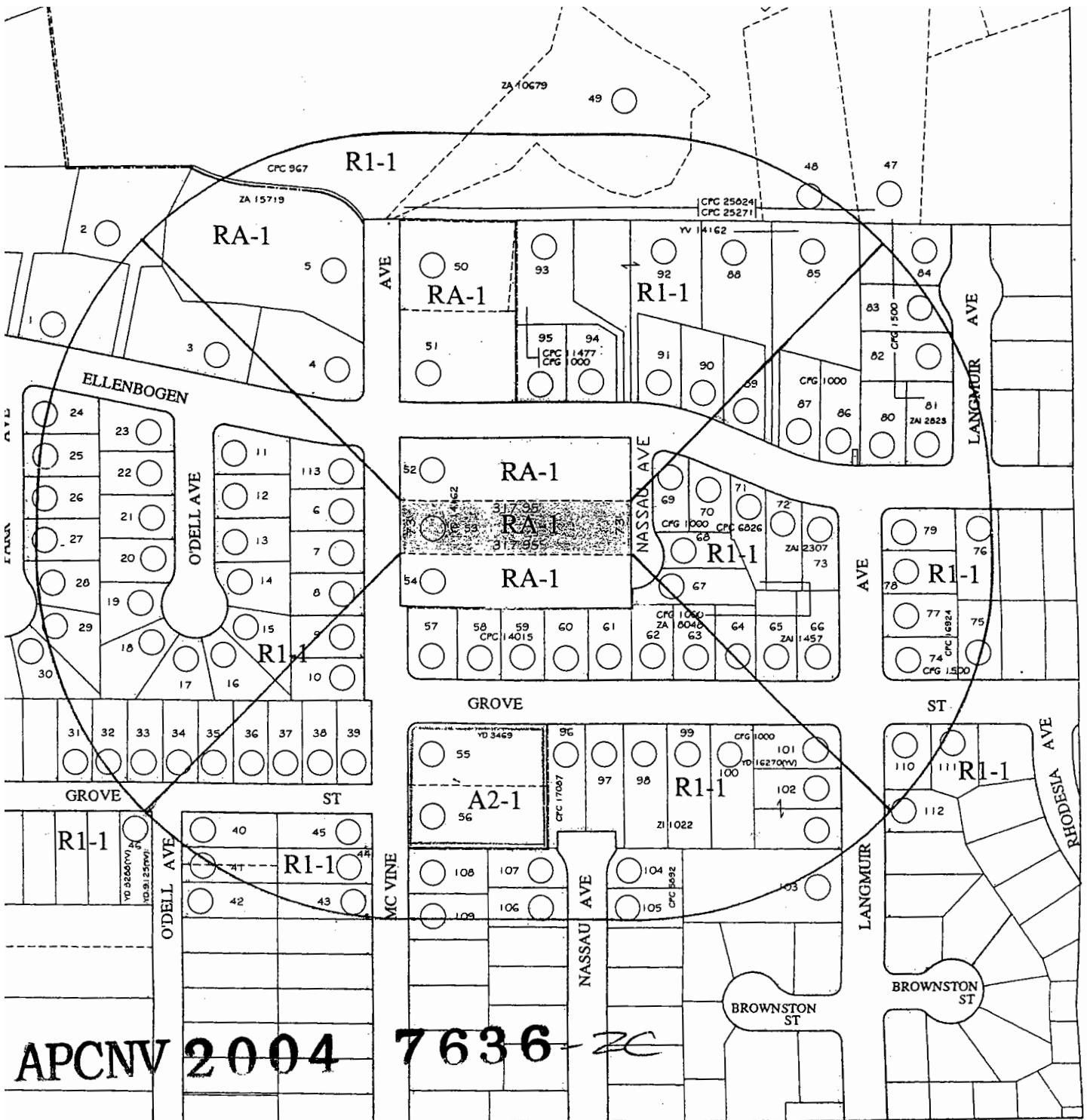
Department of City Planning
Subdivision Unit, 7th Floor (Main City Hall)
200 North Spring Street
Los Angeles, California 90012

The complete file is available for public inspection in the City Planning Department Division of Land Section, Room 750, 200 North Spring Street, Los Angeles. Cases will not be available for inspection on the day of the hearing. For further information, please call Susan Palmas at (213) 978-1333, or email her at spalmas@planning.lacity.org.

The determination of the Advisory Agency will become effective 15 days from the decision date unless an appeal to the City Planning Commission has been received, accepted as complete and appeal fees paid at the public counter of the Department of City Planning prior to the above 15-day time limit. Such an appeal must be submitted in triplicate on Form CP-7769 and approved by the City Planning Division of Land.

An Equal Employment Opportunity/Affirmative Action employer. As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate. The meeting facility and its parking are wheelchair accessible. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request. To ensure availability, please make your request not later than three working days (72-hours) prior to the meeting by calling the staff person referenced in this notice.

If you challenge this matter in court, you may be limited to raising only those issues you or someone else raised at the public hearing described here, or in written correspondence on the



APCNV 2004 7636 - ZC

PRELIMINARY PARCEL MAP LA NO. 2004
 ZONE CHANGE INCIDENT TO SUBDIVISION RA-1 TO R1-1

T.B. PAGE 503
 GRID G2
 C.D. NO. 2
 C.T. 1031.01
 P.A. SUNLAND-LAKE VIEW TERRACE-
SHADOW HILLS-EAST LA TUNA CANYON

AREA: 0.53 AC.
 ADDRESS: 11122 N. MC VINE AVE.
 LEGAL DESCRIPTION:
 TRACT WESTERN EMPIRE TR
 MAP: M.B. 18-150-151
 LOT: POR 117

TECHNA LAND Co.
 CIVIL ENGINEERING, LAND PLANNING, CONST. MANAGEMENT
 1545 N. VERDUGO RD. SUITE 2, GLENDALE, CA 91208 TEL:(818) 547-0543



CASE NO.
 DATE: SEP. 20, 2004
 DRAWN BY: HAYK
 D.M. NO. 210B193
 SCALE: 1"= 100'
 USES: FIELD
 CONTACT PERSON:
 HAYK MARTIROSIAN
 TEL: (818) 547-0543