

1 [Conditionally Disapproving Conditional Use Authorization - 95 Nordhoff Street]

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3 **Motion conditionally disapproving the decision of the Planning Commission by its**
4 **Motion No. 20602, approving a Conditional Use Authorization, identified as Planning**
5 **Case No. 2018-015554CUA, for a proposed project at 95 Nordhoff Street, subject to the**
6 **adoption of written findings by the Board in support of this determination.**

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8 WHEREAS, The project (Project) includes the subdivision of an existing lot currently
9 containing a single-family dwelling unit into four new lots, two of which will be substandard
10 lots; the Project would individually develop two of the proposed four lots with a single-family
11 dwelling unit, for a total of three single-family dwelling units, and alter the existing single-family
12 dwelling unit; one lot will remain vacant; and

13 WHEREAS, The Planning Department analyzed the Project, in compliance with the
14 California Environmental Quality Act (California Public Resources Code, Sections 21000 et
15 seq.) (CEQA) and determined that the Project is exempt from further review under CEQA as a
16 Class 1 and Class 3 categorical exemption; and

17 WHEREAS, On December 12, 2019, the Planning Commission found that the Project
18 is consistent with the General Plan, and the eight priority policy findings of the Planning Code,
19 Section 101.1, for the reasons set forth in Planning Commission Resolution No. 20602, and
20 the Board hereby incorporates such reasons herein by reference; and

21 WHEREAS, This Board has reviewed and considered the conditional use
22 authorizations, the appeal letters, the other written records before the Board of Supervisors
23 including the response to the appeal by the Planning Department, and heard testimony and
24 received public comment regarding the conditional use authorizations; now, therefore, be it

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1 MOVED, That the Planning Commission’s approval on December 12, 2019, of a
2 Conditional Use Authorization identified as Planning Case No. 2018-015554CUA, by its
3 Motion No. 20602, for a subdivision of an existing lot currently containing a single-family
4 dwelling unit into four new lots, two of which will be substandard lots, within the RH-1
5 (Residential-House, One Family) Zoning District and the 40-X Height and Bulk District, for a
6 proposed project located at:

7 95 Nordhoff Street, Assessor’s Parcel Block No. 6763, Lot No. 001,
8 is hereby disapproved, subject to the adoption of written findings by the Board in support of
9 this determination.

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