

ECHO PARK NEIGHBORHOOD COUNCIL

PLANNING & LAND USE DEVELOPER GUIDELINES AND INFORMATION SHEET

This document has been approved by the EPNC Board of Governors.

LOCATION: 2107 PARK DRIVE ECHO PARK, CA, 90026

PROJECT NAME: CARRILLO RESIDENCE

PROJECT DESCRIPTION: ADDITION / RENOVATION TO AN (E) SINGLE FAMILY RESIDENCE.

APPLICANT NAME/REPRESENTATIVE: DAVID WICK

APPLICANT CONTACT INFO: 323.644.9867 / DAVIDWICK@WICKARCH.COM / WWW.WICKARCH.COM
(Phone, Address, Email, Website) 836 TRACON AVE. #3A LA, CA. 90013

PLANNING DEPT. CASE NO.: ENY-2019-2962-CE

NEIGHBORHOOD COUNCIL ACTION REQUESTED: SUPPORT FOR THE PROJECT

CITY ACTION REQUIRED (e.g. zone change, variance, CUP, etc.) (Attach additional pages, if necessary.): _____

ZAA + ZAD, SEE INCLUDED FINDINGS

PENDING HEARINGS (Type, date, time, location): NOT SCHEDULED

This two-page Developer Guidelines and Information Sheet ("Sheet") is intended to facilitate the Echo Park Neighborhood Council (EPNC) Planning & Land Use process and not to limit the scope of inquiry, discussion and/or requests by the EPNC Planning & Land Use Committee (PLUC) and/or the EPNC Board of Governors.

Please allow a minimum of two (2) months to proceed through the EPNC Planning & Land Use process, providing for at least one re-presentation to the PLUC for evaluation of modifications based on its recommendations, as well as a presentation to the EPNC Board of Governors.

At least **three (3) weeks** prior to the EPNC PLUC and/or EPNC Board of Governors meeting:

- Contact the EPNC's PLUC Chair and Vice Chair to schedule your presentation (or re-presentation) with PLUC and/or Board of Governors.
- Prepare a notice, in English and Spanish, including a description and any available rendering of the Project, and clearly identifying the scheduled EPNC meeting as a forum where the Project will be discussed ("Notice"). EPNC PLUC recommends Notice be a printed, color postcard, no smaller than 4"x6".
- Forward to the EPNC PLUC Chair and Vice Chair a sample copy of the Notice, the map of the intended mailing area, and a list of the intended mailing addresses.
- Forward to the EPNC PLUC Chair and Vice Chair your responses to the requested information on this Sheet and any attachments via email so it can be forwarded to the reviewing PLUC and/or Board Members and uploaded to the EPNC website.

At least **two (2) weeks** prior to the EPNC PLUC and/or EPNC Board of Governors meeting:

- Forward the prepared and approved Notice to all owners and occupants within 1000 ft. of Project.

Please bring completed copies of this Sheet, any attachments, and the Notice to the scheduled meeting sufficient for each member of the EPNC PLUC (9) and/or the EPNC Board of Governors (21), and for a reasonable number of the attending public.

LOCATION: 2107 PARK DRIVE ECHO PARK, CA, 90026
 PROJECT NAME: CARRILLO RESIDENCE
 APPLICANT NAME/REPRESENTATIVE: DAVID WICK
 PLANNING DEPT. CASE NO.: ENV2018-2962-CE

Has the Project, in any form, been presented within the past two (2) years to the EPNC PLUC and/or the EPNC Board of Governors? Yes No

What changes have been made to the Project since the previous EPNC PLUC and/or EPNC Board of Governors presentation? (Attach additional pages, if necessary.) _____

Has a Traffic Study been completed? Yes No (URL: _____)

Has an Environmental Impact Report been prepared? Yes No (URL: _____)

Other relevant reports? Yes No (URL: _____)

What covenants and/or restrictions, if any, run with the land? THERE IS A HIGHWAY DEDICATION ON THE FRONT OF THE PROPERTY

What is your proposed construction schedule (include times, environmental protections, intended traffic flow)? (Attach additional pages, if necessary.) _____

T.B.D. BASED ON PLANNING APPROVAL PROCESS. ESTIMATED 2019

Property Size (total sq. ft.): 8,540

EXISTING USE

Description of type: RESIDENTIAL
 (Commercial, Residential, etc.)
 Present Zoning: R1-1-VL
 No. Residential Units: 1
 No. Affordable Units: 0
 No. Apartments: 0
 Commercial – sq. ft.: 0
 Retail – sq. ft.: 0
 Floor Area Ratio: 22%
 Building Height: 27'-5"
 No. Stories: 2
 No. Auto Trips: N/A
 Total No. Parking Spaces: 2

PROPOSED USE

Description of type: RESIDENTIAL
 (Commercial, Residential, etc.)
 Proposed Zoning: R1-1-VL
 No. Residential Units: 1
 No. Affordable Units: 0
 No. Apartments: 0
 Commercial – sq. ft.: 0
 Retail – sq. ft.: 0
 Floor Area Ratio: 25%
 Building Height: 39'-2"
 No. Stories: 3
 No. Auto Trips: N/A
 Total No. Parking Spaces: 2

(For the following questions, please respond in whole numbers AND percentages of total)

No./% On-Site Parking Spaces: 104%
 No./% Off-Site Parking Spaces: 0%
 No./% Handicapped Spaces: 0%
 No./% Visitor Spaces: 0%

No./% On-Site Parking Spaces: 100%
 No./% Off-Site Parking Spaces: 0%
 No./% Handicapped Spaces: 0%
 No./% Visitor Spaces: 0%