

AUTOMOTIVE USE – LAMC 12.24 W4

City of Los Angeles – Department of City Planning

The Conditional Use Permit Findings/Justification is a required attachment to the *MASTER LAND USE APPLICATION INSTRUCTIONS (CP-7810)*.

Public Noticing Requirements: This entitlement requires notification to extend to property owners and occupants within 500 feet of the subject property.

FINDINGS (on a separate sheet):

1. General Conditional Use

- a. That the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city, or region.
- b. That the project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare, and safety.
- c. That the project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.

2. Additional findings specific to Automotive Uses in the C zones that do not comply with the development standards and operating conditions in Sections 12.22 A28 or in the M zones that do not comply with 12.17.6 of this code:

- a. That the project will not create or add to a detrimental concentration of automotive uses in the vicinity of the proposed automotive use;
- b. That based on data provided by the Department of Transportation or a licensed traffic engineer, ingress to, egress from and associated parking of the automotive use will not constitute a traffic hazard or cause significant traffic congestion or disruption of vehicular circulation on adjacent streets.
- c. That the any spray painting will be conducted within a fully enclosed structure located at least 500-feet away from a school or A or R zone, and that all spray painting will be conducted in full compliance with the provisions of Article 7, Chapter 5 of this code, as well as South Coast Air Quality Management District Rules 1132 and 1151, regulating these installations.
- d. That the applicant has submitted an appropriate landscape plan setting forth all plant materials an irrigation systems, and a written maintenance schedule indicating how the landscaping will be maintained.

1. General Conditional Use

- a) *That the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city, or region.*

Providing an onsite auto repair at the existing Enterprise Facility would provide a service essential to the operations of the business. This addition will allow for the operator to have less rental vehicles out of service, enhancing the tourism and travel industry. It will also help to keep rental vehicle prices from further escalating by having more vehicles available for rent.

- b) *That the project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare, and safety.*

Answer: No construction is involved, therefore the location, size, height and operations will remain compatible with the neighborhood, public health, welfare, and safety and will not adversely affect adjacent properties. The limited new automotive use will take place completely internally in the existing structure and will not cause any disruption to the surrounding community.

- c) *That the project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.*

This project does not involve any change to the existing Enterprise Structure. The current facility has been approved and conforms with the General and Community plans. The facility would not be altered in anyway. The additional automotive use would take place internally and therefore remain in conformance with the plans

2. Additional findings specific to Automotive Uses in the C zones that do not comply with the development standards and operating conditions in Sections 12.22 A28 or in the M zones that do not comply with 12.17.6 of this code:

- a) *That the project will not create or add to a detrimental concentration of automotive uses in the vicinity of the proposed automotive use*

The automotive uses in the vicinity would remain the same, as the facility already is used for the automotive uses.

- b) *That based on data provided by the Department of Transportation or a licensed traffic engineer, ingress to, egress from and associated parking of the automotive use will not constitute a traffic hazard or cause significant traffic congestion or disruption of vehicular circulation on adjacent streets.*

Not applicable, this additional use to an existing operating rental car facility would not increase parking, traffic, or result in increased vehicles

- c) *That the any spray painting will be conducted within a fully enclosed structure located at least 500-feet away from a school or A or R zone, and that all spray painting will be conducted in full*

compliance with the provisions of Article 7, Chapter 5 of this code, as well as South Coast Air Quality Management District Rules 1132 and 1151, regulating these installations.

No spray painting will occur as a result of this project.

- d) That the applicant has submitted an appropriate landscape plan setting forth all plant materials an irrigation systems, and a written maintenance schedule indicating how the landscaping will be maintained.*

No new construction, alterations, or landscaping will occur as a result of changing the indoor auto storage area to an indoor light auto repair area.