



Venice Neighborhood Council

LAND USE AND PLANNING COMMITTEE

PO Box 550, Venice, CA 90294 www.VeniceNC.org

Email: Chair-LUPC@VeniceNC.org



STAFF REPORT [DRAFT]

Report Date: March 25, 2022
Staff: Christopher Plourde
LUPC Date: March 31, 2022
VNC Date: TBD

OVERVIEW

Address: 2410 Grand Canal

Applicant: Ramzik Davoudian and Jeffrey M. Hoffman

Representative: Austin Peters (Company: Peters Architecture)

Case No.: DIR-2021-9496-CDP

Project Description: RENOVATION AND ADDITION TO EXISTING SINGLE-FAMILY RESIDENCE WITH ATTACHED GARAGE

Staff Summary: Remodel of existing 3-story house/garage, enclosure of ground floor below existing 2nd floor balcony, expansion of 3rd floor balcony above second floor balcony, addition of roof deck and access. Footprint remains unchanged, height unchanged except for roof access structure.

Requested Entitlement(s): CDP

Venice Sub-Area: Venice Canals

Zoning: RW1-1-0

Existing SF: 3,048

Proposed SF: 3,222

Proposed Parking: 3 (existing)

Number of Units: 1

Melo Act Compliance: N/A

Case No.: DIR-2021-9496-CDP
Address: 2410 Grand Canal
Report Date: 3/25/2022
LUPC Staff: Christopher Plourde

COMPLIANCE WITH SPECIFIC PLAN

Setbacks: 18'6" Front (existing), 9' Rear (existing), 3' Side (existing)
Height: 35.66' + 10' Roof Access structure. 45.66' total
Parking: 3 (existing)
ZAA/Waiver: N/A
Mass, Character, and Scale: Unchanged

COMMUNITY OUTREACH

Date: March 17, 2022
Notification Radius: 500'
Summary of Feedback: Concern about construction vehicles in alley.

LUPC HEARING SUMMARY

Public Comment:
Board Comment:
Recommended Motion: LUPC recommends the VNC approve project as present.