

**Project Data**

**Files:** PLN2019-13707

**Location:** 2390 Lafayette Street, a 27,812 square foot parcel located at the southwest corner of Lafayette Street and Richard Avenue Monroe Street. The site is zoned Heavy Industrial (MH). APN: 2224-63-019

**Owner/ Applicant:** Annie Stout, Lack Properties/Francisco Valdes, KRJ Design Group

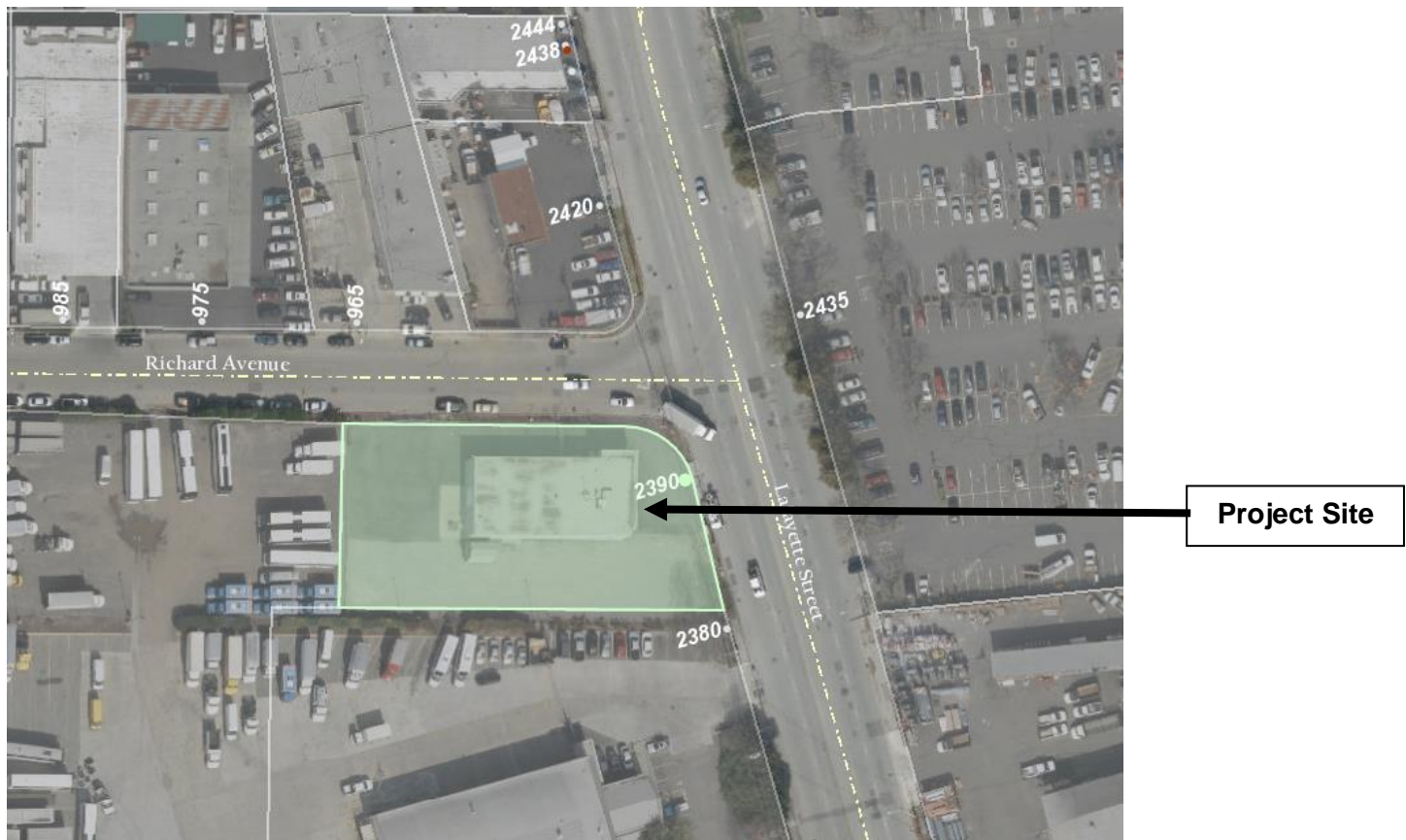
**Subject:** Use Permit to allow operation a New Car/Truck Rental Facility and on-site improvements.

**CEQA Determination:** Exempt per CEQA Guidelines Section 15303(c)– New Construction or Conversion of Small Structures)

**Project Planner:** Nimisha Agrawal, Assistant Planner

**Staff Recommendation:** Adopt a Resolution to approve a Use Permit to allow operation of a new car/truck rental facility at 2390 Lafayette Street, subject to conditions of approval.

	<b>Existing</b>	<b>Proposed</b>
<b>General Plan Designation</b>	Heavy Industrial	Same
<b>Zoning District</b>	Heavy Industrial (MH)	Same
<b>Lot Size</b>	27,812 square feet (.64 acre)	Same
<b>Land Use</b>	Vacant Commercial building	Car/Truck Rental Facility
<b>Living Area</b>	1,310 square feet	same
<b>Stories/Total Height</b>	One-Story building	same
<b>Parking</b>	Not stripped	14
<b>Lot Coverage</b>	5,011/27,812= 18%	same

**Aerial Map**

**General Plan Map**



Heavy Industrial

**Zoning Map**



Heavy Industrial (MH)