

Table 19.12.030 - Approval Authority

Type of Permit or Decision ^A _B	Administrative Review	Arts and Culture Commission	Planning Commission	City Council	Public Hearing/ Public Meeting/ Comment Period ^C	Noticing/ Noticing Radius ^D	Posted Site Notice	Expiration Date ^E	Chapter/ Findings
General Plan Amendment									
F Major	-		R	F	PH	CA. Govt. Code 65350-65362	Yes	-	CA. Govt. Code 65350-65362
G Minor	-		R	F	PH		Yes	-	
Zoning Map Amendments									
F Major	-		R	F	PH	CA. Govt. Code 65853-65857	Yes	-	19.152.020
G Minor	-		R	F	PH		Yes	-	
Zoning Text Amendments	-		R	F	PH	CA. Govt. Code 65853-65857	-	-	19.152.030
Specific Plans	-		R	F	PH	CA. Govt. Code 65350-65362	-	-	20.04.030

Development Agreements	-		R	F	PH	CA. Govt. Code 65867	Yes	-	19.144.120
Development Permits									
F, H Major	-		F/R	A ¹ /F	PM	19.12.110/ 300'	Yes	2 years	19.156.050
G Minor	F		A ¹	A ²	PM		Yes	2 years	
Conditional Use Permits									
F, H, I Major	F		A ¹ /F/R	A ¹ /A ² /F	PH	CA. Govt. Code 65905	Yes	2 years	19.156.050
G, I Minor	F		A ¹ /F/R	A ¹ /A ² /F	PH		Yes	2 years	
Temporary	F		A ¹	A ²	-	None	No	1 year	None 19.160.030

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Conditional Use Permits (Cont'd)									
Density Bonus (Residential)			R	F	Based on concurrent application			19.56	

Adult-Oriented Commercial Activity (CUP)			R	F	PH	CA. Govt. Code 65905/300'	Yes	2 years	19.128.030 & 19.128.040
Architectural and Site Approval									
J Major	F		A ¹	A ²	PM	19.12.110/	Yes	2 years	19.168.030
K Minor	F		A ¹	A ²	PM		Yes	2 years	
Amendment									
F, H Major	-		F	A ¹	Varies ^L	Depends on permit being amended ^L	Yes	2 years	19.44, 19.144, 19.156, 19.164
G Minor	F		A ¹	A ²	Varies ^L		Yes	2 years	
Minor Modification	F		A ¹	A ²	-	None	No	2 years	19.164
Hillside Exception/ Height Exception/ Heart of the City Exception ^I	-		F	A ¹	PH	19.12.110/300'	Yes	2 years	19.40.080, 19.24.070, 19.136.090
Variance	F		A ¹	A ²	PH	CA. Govt. Code 65905	Yes	2 years	19.156.060

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Amendment (Cont'd)									
Status of non-conforming Use	-		F	A ¹	PH	19.12.110/ 300'	Yes	-	19.140.110
Wireless Antennas ^I	F		F/ A ¹	A ²	Varies ^I	Depends on application type	Yes	2 years	19.136.090
Signs									
Permits	F		A ¹	A ²	-	None	No	1 year	19.104
Neon, Reader board & Freeway Oriented Signs ^I	F		F/A ¹	A ¹ /A ²	PM	19.12.110/ 300'	No	1 year	19.104
Programs	F		A ¹	A ²	-	None	No	1 year	19.104
Exceptions ^I	-		F	A ¹	PM	19.12.110/ Adjacent	Yes	1 year	19.104.290
Parking Exceptions ^I	F ^M		F/A ¹	A ¹ /A ²	Varies ^M	19.12.110/ Adjacent/ 300' ^N	Yes	1 year	19.124.050

Fence Exceptions	F		A ¹	A ^{2L}	PM	19.12.110/ Adjacent	Yes	1 year	19.48.060
Front Yard Interpretation	F		A ¹	A ²	PM	19.12.110/ Adjacent	Yes	1 year	19.08

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R-1 Ordinance Permits									
Two-story ¹	F		F/A ¹	A ^{1L} /A ²	Varies ¹	19.12.110/ Adjacent	Yes	1 year	19.28.140
Minor Residential	F		A ¹	A ²	CP		No	1 year	
Exceptions ¹	-		-	A ¹	PM		Yes	1 year	
Miscellaneous Ministerial Permit	F		-	-	None	Adjacent	Yes	1 year	19.28.150 and 19.40.090
Miscellaneous Ministerial Permit	Not Allowed								
Protected Trees									
Tree Removal	F		A ¹	A ²	CP	Adjacent unless exempt	Yes	1 year	14.18.180

Heritage Tree Designation & Removal	-		F	A ¹	PM	19.12.110/ 300'	Yes	-	14.18
Tree Management Plan	F		A ¹	A ²	-	None	No	-	14.18
Retroactive Tree Removal	F		A ¹	A ²	-	None	No	-	14.18
Reasonable Accommodatio n	F		A ¹	A ²	-	None	No	1 year	19.52.050

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Extensions ^O									
Parking, Fence & Sign Exceptions & Front Yard Interpretations	F		A ¹	A ²	-	None	No	1 year	
Neon, Reader board & Freeway Oriented Signs	F		A ¹	A ²	-	None	No	1 year	
Two Story Permits, Minor Residential Permits and Exceptions	F		A ¹	A ²	-	None	No	1 year	
Tree Removals	F		A ¹	A ²	-	-	No	1 year	
All other projects	F		A ¹	A ²	-	19.12.110/ None	No	2 years	

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Extensions (Cont'd) ^O									
Miscellaneous Ministerial Permit	Not Allowed								
Public Art Architectural and Site Approval Permits									
Public Art	-	F	-	A ¹	PM	None	None	None	2.80 and 19.148
Art in lieu payment	-	R	-	F	PM	None	None	None	2.80 and 19.148
KEY:									
R—Review and recommendation body					F—Final decision-making body unless appealed				
A ¹ —Appeal Body on first appeal					A ² —Appeal body on second appeal				
PH—Public Hearing					PM—Public Meeting				
CP—Comment Period									