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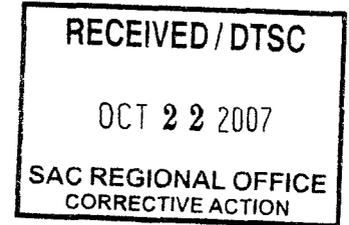
DEPARTMENT OF
BUILDING AND SAFETY
201 NORTH FIGUEROA STREET
LOS ANGELES, CA 90012

ANDREW A. ADELMAN, P.E.
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October 15, 2007

Industrial Service Oil Company Appeal
Mohinder S. Sandhu, P.E., Chief
Standardized Permit and Corrective Action Branch
Department of Toxic Substances Control
8800 Cal Center Drive, MS R1-2
Sacramento, CA 95826



Industrial Oil Services Company Inc. at 1700 Soto Street

The Department of Building and Safety of the City of Los Angeles has become aware of the proposed expansion of Industrial Service Oil Company, Inc., a facility located at 1700 South Soto Street in Los Angeles, which processes used oil and other hazardous materials. This letter is for the purpose of clarifying the requirements in the Planning and Zoning Code that this facility must comply with. The subject site is located on a lot zoned M3 identified as "Hazardous Waste Property/Border Zone Property".

Section 12.24.U10 of the Planning and Zoning Code requires Conditional Use approval by the City of Los Angeles Planning Commission for Hazardous Waste Facilities in the M2 and M3 Zones where the principal use of the land is for the storage and/or treatment of hazardous waste as defined in Section 25117.1 of the California Health and Safety Code. Approval by the State of California Department of Toxic Substances Control (DTSC) will not affect required compliance with the City's zoning laws or the City's authority to enforce its laws.

Further, Section 12.26 requires a building permit and a Certificate of Occupancy issued by this Department before land is used or occupied or a building is built or altered. No permit pertaining to the use of land or buildings shall be issued unless the application for the permit has been approved by the Department of Building and Safety as to conformance of said use with the provisions of the Planning and Zoning Code. This can only occur after the Planning Commission has granted a Conditional Use approval.

If you have any questions, please call Mr. Ken Gill, Sr. Structural Engineer of my staff at (213) 482-0473.

HECTOR BUITRAGO
Assistant General Manager
Engineering Bureau Chief
Department of Building and Safety