

SUNLAND-TUJUNGA NEIGHBORHOOD COUNCIL
SPECIAL LAND-USE COMMITTEE MEETING MINUTES
January 8, 2018

- I. Meeting was brought to order by Chairperson Cindy Cleghorn at 7:16pm
- II. Roll Call
 - a. Present
 - i. Cindy Cleghorn
 - ii. Bill Skiles
 - iii. Debby Beck
 - iv. Elektra Kruger
 - v. Nina Royal
 - vi. David Barron
 - vii. Liliana Sanchez
 - viii. Karen Zimmerman
 - ix. Pati Potter
 - x. Lora De La Portilla
 - xi. Vartan Keshish
 - b. Absent
 - i. John Laue
 - ii. Cathi Comras
 - c. No public representative present
- III. Introduction of Marlene Hitt of the STNC Arts, Cultural and Recreation Committee attending
- IV. Due to the Holidays, the STNC-LUC will meet on the second and fourth (January 22) Monday in January and the first and fourth Monday in February. Meetings will resume on regular first and third Mondays in March
- V. Announcements
 - a. Nina Royal – Safety Chair for the STNC
 - i. The original safety drill will be canceled for this month. It will be rescheduled for next month, date TBD
 - b. Cindy Cleghorn
 - i. Re the proposed car wash at Foothill/Tujunga Pl., presenters will be on our agenda next meeting and their expeditor Katherine Hennigan will present the proposed plans for discussion only at the Special LUC Meeting on Jan 22
- VI. Approval of Minutes
 - a. **MOTION:** by Liliana Sanchez to approve the December 4, 2017 STNC-LUC Meeting Minutes as amended 2nd by Karen Zimmerman Vote: Unanimously approved
 - b. **MOTION:** by Liliana Sanchez to approve the December 18, 2017 STNC-LUC Meeting Minutes as amended 2nd by Vartan Keshish Vote: Unanimously approved
- VII. 8334 Foothill Bl (x Eldora) – Reuse of old Security Bank building/sign
 - a. Alpha Structural (owner Dave Touje) proposes to move the current Eagle Rock office into the Sunland-Tujunga Security Bank building. Alpha Structural engineers and builds foundations, does structural and hillside repairs due to eg landslides, etc
 - i. Alpha Structural does in-house engineering since 1988.

- b. Alpha Structural is currently located on Colorado Bl. in Eagle Rock since 1995. They have outgrown their current office & consulted w/a realtor providing info re what they were looking for in a new office
 - i. The realtor located the Security Bank building, the irony being that Mr. Trouje's mother worked for Security Pacific for 30 years and even Mr. Trouje himself worked there for a while
 - 1. Mr. Trouje's mother remembers the building, everything about it, went through the escrow process with Mr. Trouje
- c. The Security Pacific building is being refurbished
- d. The building will primarily serve as an office with enclosed material storage to the rear with parking. The rear portion of the property will be fenced
- e. A community stakeholder, Rock Swart, had a picture of the original building w/all glass frontage and they are referring to this for restoration of the frontage and everything is being returned to its original appearance including stripping off paint, cut stone tile, sand-blasting paint off walls, etc
 - i. The storefront is being returned to glass with wooden frames. There will be little "addition" to the building, mostly "subtraction"
 - ii. Mr. Trouje was referred to the Bolton Hall Museum where there are photographic archives of early Sunland-Tujunga including the Security Bank Building
 - iii. The existing canned lighting in front will be retained. Additional lighting will be added along the side to distract homeless. The overall point = aesthetics/restoration
- f. Lloyd Hitt: As a point of history, the building was initially an independent bank before becoming Security Pacific
- g. Q: How many employees will you have
 - i. A: They have 125, but not all will be at this location
- h. Q: Do you serve commercial or residential clientele?
 - i. A: Primarily residential though have expanded to apartments
- i. Cindy C.: Generally, when there is a change of use, a Specific Plan review is triggered. The current Security Pacific roof sign would have had to come down bec it is not in compliance w/the FBCSP, but if the sign retains its original size/shape it may be reused w/only a change in signage which is what Alpha Structural is proposing
 - i. Mr. Trouje presented a cell phone rendering of the proposed sign. There is a notable increase in the amount of verbiage. The LUC requested Mr. Trouje return with a rendering of the proposed sign for LUC review
 - ii. Mr. Trouje was advised to read the limitations of the FBCSP and City Sign Ordinance before investing in creating signage
 - iii. Mr. Trouje intends to use only the existing 3 signs
 - iv. The Security Pacific sign is an "iconic" sign because it was more of a "brand" sign than an informational sign – the LUC suggested it might be nice to retain the sense of being a "brand" sign
- j. Contact = trish@alphastructural.com
- k. The applicant hopes to move in in February
- l. Cindy C.: Thanked the applicant for investing in our community and expressed appreciation for the attempt to adhere to the Specific Plan with respect to the Open Frontage, the Lighting, the Signage, etc

- VIII. Snowball West's (developer for the VHGC development) petition to have the Tuna Canyon Historic Monument site relocated
- a. Bill Skiles recused himself from, and stepped out of the room during, the discussion/action of this item as he serves on the Board of the Tuna Canyon Detention Station Coalition.
 - b. The petition is a sly misrepresentation encouraging the move of the monument site from its current Monument site No. 1039 which would vacate its current location at 6433 La Tuna Cyn Rd. Said relocation would nullify the current Monument status
 - i. Snowball has worked with the Coalition in the past agreeing to set aside an oak grove on the NW corner of La Tuna Cyn Rd/Tujunganga Cyn Bl which was once on-site of the Tuna Canyon Detention Station and which represents the heritage of the detainees
 - ii. Snowball hopes to relocate the memorial to the SW corner of La Tuna Cyn Rd/Tujunganga Cyn Bl which would be off-site of the Detention Station with oaks planted during construction of the 210 Fwy
 - c. The petition is being circulated on-line and at cultural events under the name Tuna Canyon Memorial Partnership thus appearing to be under the direction of the Tuna Canyon Detention Station Coalition which it is not.
 - i. It is important to spread the word that this is NOT a petition created by the Coalition – it is a petition created by the developer in an attempt to show the City that it is the wish of the community to relocate the monument
 - d. Snowball has a Web-Site/FaceBook page saying “Give the La Tuna Canyon Memorial a permanent home” – an innocuous hope to create a memorial when in fact it is an attempt to relocate an existing monument so as not to have to dedicate previously agreed upon acreage from land they wish to enclose in a gated community
 - i. The petition purports to find a “home for the traveling exhibit” suggesting the petition is being circulated by the Coalition – the exhibit was created by the Coalition, belongs to the Coalition – the petition does not
 - ii. Marc Stirdivant – President of V.O.I.C.E. asked the STNC-LUC, given the duplicitous nature of this petition, to consider a Motion supporting the Tuna Canyon Detention Station Coalition's desire to keep the Historical-Cultural Monument's site at its current location as approved by the Los Angeles City Council and encourage people not to be fooled by this facetious petition that is being circulated on-line.
 1. **MOTION:** by Nina Royal that the STNC-LUC support the Tuna Canyon Detention Station Coalition in their stand that the Detention Station Memorial remain at the site initially promised and negotiated by Snowball and that it not be relocated across the La Tuna Cyn Rd as now being proposed which would negate its current historic-cultural status as approved by the City of Los Angeles 2nd by David Barron Discussion: Is there some form of legal procedure to counter the Snowball petition? Marc S.: That may come under the term of “fraud”. V.O.I.C.E. has drafted a statement to this effect that will be made available to the STNC. May be looking into the services of an attorney Vote: 10 yeas 1 recusal
 - e. Discussed a variety of means to attain the land as a regional park to be named the “Peace Park”

- IX. 8200 W. Verdugo Crestline Dr., Sunland – New application for an installation of an Above-Ground-Facility (AGF) with a hardship waiver and variance requests
 - a. Cindy C.: There are 2 types of cell tower applications, 1 being on private property requiring a Hearing before a ZA, the 2nd being an AGF located in a public right-of-way. This application claims to be in a public right-of-way atop a ridgeline
- X. STNC recommendation that City Council oppose Senate Bill 827 (Weiner)
 - a. As written, SB 827 constitutes a “pen-stroke” planning measure that would completely remove land use and planning authority from jurisdictions and charter cities in an effort to build more housing – LA is a Charter City
 - i. See attached Citywatch article and proposed STNC-LUC letter of opposition
 - ii. Cindy C.: The Bill permits commercially zoned properties to be used for housing by the State
 - iii. Nina R.: There will be no limitations – the structures can be built as high as they want along a transit corridor such as Foothill Bl.
 - iv. Maryellen Eltgroth: No on-site parking will be required
 - v. Nina R.: 26 NCs voted to oppose SB 827 at a recent LACNC meeting
 - b. **MOTION:** by Pati Potter to approve the STNC-LUC letter recommending City Council oppose SB 827 2nd by Bill Skiles Vote: Unanimously approved
 - c. David B.: SB 1 presented by Padilla/Bocanegra, while entitled Sustainable Community Revitalization, said pretty much the same thing ie to take away local ability to participate in decision-making to further affordable housing and dismantle local zoning laws
 - d. David B.: Cautioned against addition of ADUs. One may lose Prop 13 protection. Bocanegra chaired the committee to amend Prop 13. Construction of a 2nd unit may rezone a property to commercial
- XI. Status of 8024 Glenties Lane – demolish/reconstruct
 - a. No up-dates
 - b. They have done a large amount of grading creating a large amount of dirt with nothing holding it back. Pending rains?
 - c. They have built the framing of the house
- XII. Status of 7610 Day St – Site demolished and under reconstruction without filing a Specific Plan Project Permit Compliance
 - a. No up-dates
- XIII. LUC Open House event
 - a. On continuance. May postpone event to March or April
- XIV. 10324 Mt. Gleason, Tujunga – ENS application for subdivision
 - a. No further information
- XV. 10065 Commerce Ave, Tujunga (x Valmont)
 - a. Working to get presenters to attend
- XVI. 11104 Oro Vista – Issue with SPSP – John Laue
 - a. John Laue not in attendance
- XVII. 8033 McGroarty – Status of application
 - a. No up-dates
- XVIII. 7101 Foothill at Pinewood – 76 station with proposed car wash
 - a. Hearing scheduled for January 16, 2018 at 10:50am. Hearing is for the whole action, not just the mitigations under discussion at STNC-LUC meetings (see attached Hearing Notice)
- XIX. 7950 Foothill Bl – McDonalds in Sunland

- a. Hearing scheduled for January 16, 2018 at 10:30am
- XX. Foothill x Apperson – Status of application
 - a. No up-dates other than that they have completed some of their studies
- XXI. Foothill x Fenwick – status of new car wash at the Mobile Station
 - a. The car wash appears constructed – whether completed is unknown. The auto repair shop is supposed to be removed
- XXII. Goodwill, Tujunga
 - a. Is still a mess. CD7 has become involved and is trying to help.
 - b. Lora D.: Lives near the location. States there are times that it is totally cleaned up so status must fluctuate
- XXIII. CUP for 30' cell tower at 10638 Oro Vista, church property
 - a. Pati P. approached them about doing a presentation. Their preferred date is in Mar
- XXIV. Up-Date on Foothill Bl. Corridor Specific Plan Design Guidelines
 - a. On continuance. Cindy C. recommends that the Design Guideline Committee focus on issues of open storage, dilapidated signs, covered windows, tall fencing and bars on store fronts
 - i. Per the Specific Plan, bars can be on the inside not outside. Should be part of the Design Guidelines to emphasize that
 - ii. Stakeholders complain that Foothill Bl. looks like a zoo with its tall fencing. When going through La Canada, Burbank, etc there is fencing but appears more compatible. Prepare examples of “good” fencing
- XXV. Prohibited uses in the Foothill Bl. Corridor Specific Plan
 - a. Stakeholders complain about businesses they believe to be prohibited per the SP which indeed they are, but the business owners are not aware they are prohibited. The Design Guideline doc should remind the City – the powers-that-be - of these prohibited uses
- XXVI. New or Pending Ordinances
 - a. At the City Planning Commission level, donation boxes will be allowed but must be permitted at a cost of \$400+
 - b. Cannabis laws – see attached
- XXVII. Public Comment
 - a. Liliana Sanchez (on behalf of Elaine Brown)
 - i. Has the DWP considered giving Cannabis cultivators a special water rate? If so, could equestrians get a special water rate as well?
- XXVIII. Meeting adjourned at 8:59pm