

# Sunland-Tujunga Neighborhood Council

LAND USE COMMITTEE

7747 Foothill Blvd. Room 101, CA 91042 • 818-951-7411/ [www.STNC.org](http://www.STNC.org)



## LAND USE COMMITTEE MEETING AGENDA

**DATE:** Monday, December 17, 2018

**LOCATION:** North Valley Neighborhood City Hall

7747 Foothill Blvd., Tujunga

**TIME:** 7:00 p.m.

Call to Order – Introductions of LUC, CD7 staff, neighbors and guests.

Name			Name		
Cindy Cleghorn			Vartan Keshish		
Bill Skiles			Cathi Comras		
Debby Beck			Pati Potter* (Region 4)		
Elektra Kruger			William Malouf (a)		
Nina Royal			Lora de la Portilla (a)		
David Barron			Richard Marshalian (a)		
John Laue			Arsen Karamians (a)		
Liliana Sanchez			CD 7		

\* STNC Board Member (a) = LUC Committee alternate CD7 = representative present

The Land Use Committee contains eleven full members and four alternates. A quorum for an LUC Committee meeting consists of seven members, and at least six votes in favor or against an issue are required to achieve consensus. Order of item may be changed to accommodate speakers / presenters. To schedule a presentation please contact Pati Potter at [patipstnc@ca.rr.com](mailto:patipstnc@ca.rr.com) or Cindy Cleghorn at [cindycleghorn@gmail.com](mailto:cindycleghorn@gmail.com)

1. Call to Order and Introductions

*LUC members to declare any conflicts of interest or ex parte communications relating to items on this meeting's agenda prior to the item being discussed.*

2. DISCUSSION / ACTION: Approve any outstanding minutes

3. DISCUSSION/ACTION: Status of LUC minutes on STNC website

4. DISCUSSION/ACTION: Status of LUC Projects on STNC website

5. DISCUSSION/ACTION: Status of LUC recommendations

6. DISCUSSION/ACTION: **10247 N. Hillhaven, Tujunga** - Demolition of two single family dwellings. Construction of 14 units, 3 stories residential over basement parking; 2 units very low income, 1 manager, 11 market rate units. DIR-2018-6570-DB and ENV-2018-6571-EAF At Issue: FBCSP compliance; Increase height to 44 ft. - 31945 FLOWERHILL, LLC/GA Engineering - Armin Gharai = Engineer. STNC Region 2 representative – Linda Adran/Christopher Boyadjian

7. DISCUSSION/ACTION: **10220 Fernglen, Tujunga** - Demolish single family home for a 10 unit apartment. DIR-2018-6596-DR-SPP/ENV-2018-9597-EAF At Issue: PER LAMC 12.22 A.25, A DENSITY BONUS WITH AN ON-MENU INCENTIVE TO INCREASE HEIGHT FROM 33 FEET TO 40 FEET. PER LAMC 11.5.7, PROJECT PERMIT

- COMPLIANCE. - *GA Engineering - Armin Gharai = Engineer.* STNC Region 2 representative – Linda Adran/Christopher Boyadjian
8. DISCUSSION/ACTION: Discussion of processes and procedures to create documents for the LUC.
  9. DISCUSSION: Economic Development - *Richard Marshalian*
  10. DISCUSSION/ACTION: **6433 La Tuna Canyon** (Verdugo Hills Golf Course) Applicant had one week to provide an updated Traffic Analysis for La Tuna Canyon. Deputy Advisory Agency has approved subdivision but it remains on hold for the next hearing tentatively scheduled for Jan. 24 before the City Planning Commission in Van Nuys. Requested that STNC board see presentations from Snowball Investments and GC VOICE at their Jan. 9 meeting. STNC Region 4 Representative: Lydia Grant / Pati Potter.
  11. DISCUSSION/ACTION: Committee member updates
  12. DISCUSSION/ACTION: Review new City Council motions or reports for possible Community Impact Statement on future meeting agenda.
  13. PUBLIC COMMENTS non agenda items
  14. DISCUSSION/ACTION: Future agenda items
  15. DISCUSSION/ANNOUNCEMENT: Open House and Public Hearings CEQA and Transportation Update to comply with State Legislation (SB 743) -<http://ladot.lacity.org/what-we-do/planning-development-review/transportation-planning-policy>
  16. DISCUSSION/UPDATE: Restaurant Beverage Program Ordinance (CPC-2018-4660-CA) will be held on January 31, 2019 6:30 p.m. The hearing will be located at: Marvin Braude Bldg, 6262 Van Nuys Blvd., Van Nuys - You can download the following documents which are linked below: Draft Ordinance: <https://planning.lacity.org/ordinances/docs/RestaurantBeverageProgram/Ordinance.pdf>  
Frequently Asked Questions (FAQ): <https://planning.lacity.org/ordinances/docs/RestaurantBeverageProgram/FAQ.pdf>  
Hearing Notice: <https://planning.lacity.org/ordinances/docs/RestaurantBeverageProgram/HearingNotice.pdf> If you cannot attend the meeting in person, written submissions can be sent to [esther.ahn@lacity.org](mailto:esther.ahn@lacity.org). Those who wish to be a part of the Department of City Planning's interested parties list can also send a message to this email address to be added.
  17. **PLANNING & LAND USE OUTREACH: City Planning's new video: Project Planning with Jane Choi:** <https://youtu.be/fEUHGnumOFQ>
  17. Neighborhood Council Elections 2019: Candidate Filing January 12-February 11, 2019 & Election Day is Saturday, April 27, 2019.
  19. LUC Meeting Schedule: January 7, 2019 @ 7 p.m.
  20. ADJOURN by 8:45 p.m.

PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS – The public is requested to fill out a “Speaker Card” to address the Board on any agenda item before the Board takes an action on an item. Comments from the public on agenda items will be heard only when the respective item is

being considered. Comments from the public on other matters not appearing on the agenda that are within the Board's jurisdiction will be heard during the General Public Comment period. Please note that under the Brown Act, the Board is prevented from acting on a matter that you bring to its attention during the General Public Comment period; however, the issue raised by a member of the public may become the subject of a future Board meeting. Public comment is limited to 2 minutes per speaker, unless adjusted by the presiding officer of the Board.

**PUBLIC POSTING OF AGENDAS - STNC** agendas are posted for public review as follows:

At Sunland Tujunga Neighborhood Council Office, 7747 Foothill Blvd., Tujunga and at [www.stnc.org](http://www.stnc.org)  
You can also receive our agendas via email by subscribing to L.A. City's Early Notification System at <https://www.lacity.org/your-government/government-information/subscribe-other-meetings-agendas-and-documents>

**THE AMERICAN WITH DISABILITIES ACT -** As a covered entity under Title II of the Americans with disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities. Sign language interpreters, assistive listening devices and other auxiliary aids and/or services, may be provided upon request. To ensure availability of services, please make your request at least 3 business days (72 hours) prior to the meeting you wish to attend by contacting Secretary, at (818) 951-7411 or email via [secretary@stnc.org](mailto:secretary@stnc.org).

**PUBLIC ACCESS OF RECORDS –** In compliance with Government Code section 54957.5, nonexempt writings that are distributed to a majority or all of the board in advance of a meeting may be viewed at our website: [STNC.org](http://STNC.org) or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact Secretary, at (818) 951-7411 or email via [secretary@stnc.org](mailto:secretary@stnc.org)

**RECONSIDERATION AND GRIEVANCE PROCESS –** For information on the STNC's process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the STNC Bylaws. The Bylaws are available on the [STNC.org](http://STNC.org) website or at <https://empowerla.org/stnc/>

**SERVICIOS DE TRADUCCION –** Si requiere servicios de traducción, favor de avisar al Concejo Vecinal 3 días de trabajo (72 horas) antes del evento. Por favor contacte, Secretary, at (818) 951-7411 or email via [secretary@stnc.org](mailto:secretary@stnc.org) para avisar al Concejo Vecinal."

**Թարգմանական ծառայություններ: Ժողովում Հայերեն թարգմանությունների համար, գանգարեք գարտուղարուհուն՝ ճանել Յյուսըն 818-951-7411 ժողովից առնվազն 72 ժամ առաջ:**

Posted **12-13-18**; Remove after **12-17-18**

**Land Use Committee** - This committee consists of community stakeholders and Board members who shall be appointed as deemed appropriate by the Board. The Land Use Committee:

Meets at least once per month.

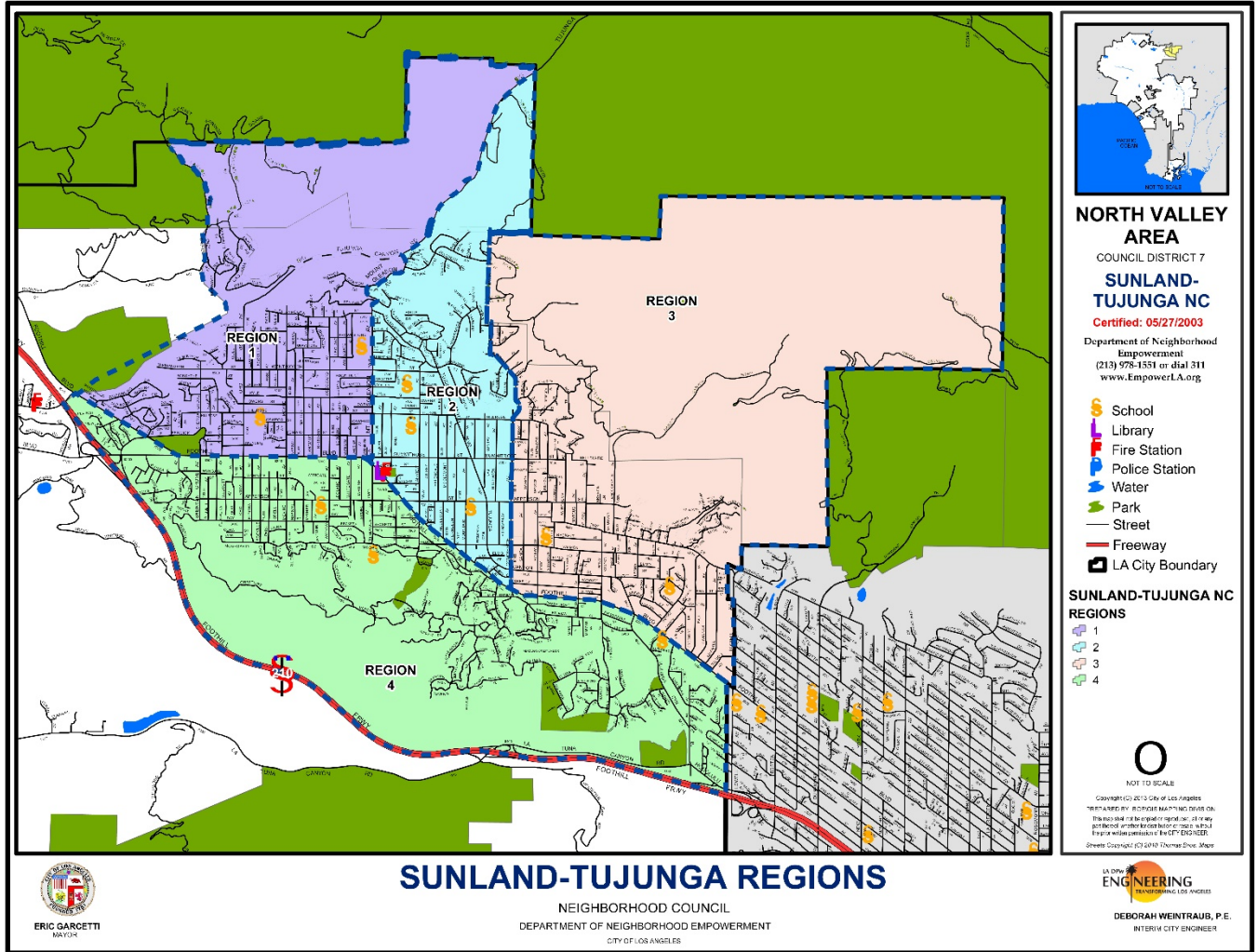
Contains no more than five (5) Board members, so that a majority of a quorum of the Board will not be present at its Committee meetings.

Sends Committee members to attend Planning Commission meetings and other meetings dealing with city development and land use.

Meets with representatives of prospective new businesses in the community and negotiates with those representatives to promote community standards of architecture, appearance, and preservation of scenic areas.

Issues reports and recommendations to the Board on issues and developments within its purview.

The Land Use Committee shall contain eleven (11) full members and four (4) alternates, appointed by the Board. A quorum for a Land Use Committee meeting consists of seven (7) members, and at least six (6) votes in favor or at least six (6) votes against an issue are required to achieve consensus. The alternates shall be called on to vote in the absence of full members of the Committee. The Land Use Committee takes direction from the Board and presents recommendations to the Board, but makes no decisions for the Board. It is responsible for implementing the details of the policies and directives set for it by the Board. It is the responsibility of the Chairperson of the Committee to set the meeting times and agendas and to assign duties to the Committee members in order to implement these policies and directives.



It's YOUR Voice - get involved!