

**CITY PLANNING COMMISSION
REGULAR MEETING
THURSDAY, MARCH 24, 2005, 8:30 A.M.
MARVIN BRAUDE SAN FERNANDO VALLEY CONSTITUENT SERVICE CENTER
6262 VAN NUYS BOULEVARD, FIRST FLOOR MEETING ROOM
VAN NUYS, CALIFORNIA, 91401**

Con Howe,

Director

Frank Eberhard, Deputy Director

Gordon Hamilton, Deputy Director

Bob Sutton, Deputy Director

Mabel Chang, President

David L. Burg, Vice President

Joy P. Atkinson, Commissioner

Ernesto Cardenas, Commissioner

Susan Cline, Commissioner

Mary George, Commissioner

Michael Mahdesian, Commissioner

Bradley H. Mindlin, Commissioner

Thomas E. Schiff, Commissioner

Gabriele Williams, Commission Executive Assistant II, (213) 978-1247; FAX (213) 978-1029

POLICY FOR DESIGNATED PUBLIC HEARING ITEM NO. 5.

Pursuant to the Commission's general operating procedures, the Commission at times must necessarily limit the speaking times of those presenting testimony on either side of an issue that is designated as a public hearing item. In all instances, however, equal time is allowed for presentation of pros and cons of matters to be acted upon. All requests to address the Commission on public hearing items must be submitted prior to the Commission's consideration of the item. **EVERY PERSON WISHING TO ADDRESS THE COMMISSION MUST COMPLETE A SPEAKER'S REQUEST FORM AND SUBMIT IT TO THE COMMISSION EXECUTIVE ASSISTANT STAFF.**

To ensure that the Commission has ample opportunity to review written materials, all concerned parties who wish to submit written materials on agenda items should submit them to the Commission Office, 200 North Spring Street, Room 532, Los Angeles, 90012, prior to the meeting at which the item is to be heard in order to meet the mailing deadline. Note: Materials received after the mailing deadline will be placed in the official case file.

The Commission may ADJOURN FOR LUNCH at approximately 12:00 Noon. Any cases not acted upon during the morning session will be considered after lunch. TIME SEGMENTS noted * herein are approximate. Some items may be delayed due to length of discussion of previous items.

The Commission may RECONSIDER and alter its action taken on items listed herein at any time during this meeting or during the next regular meeting, in accordance with the Commission Policies and Procedures and **provided that the Commission retains jurisdiction over the case.**

AGENDAS are posted for public review in the Main Street lobby of City Hall East, 200 No. Main Street, Los Angeles, California, and are accessible through the Internet World Wide Web at **<http://www.lacity.org/dept/PLN/meetings/cpcagenda.htm>**.

If you challenge these agenda items in court, you may be limited to raising only those issues you or someone else raised at the public hearing agenda item here, or in written correspondence on these matters delivered to this agency at or prior to the public hearing.

The time in which a party may seek judicial review of this determination is governed by California Code of Civil Procedure Section 1094.6. Under that provision, a petitioner may seek judicial review of any decision of the City pursuant to California Code of Civil Procedure Section 1094.5, only if the petition for writ of mandate pursuant to that section is filed no later than the 90th day following the date on which the City's decision became final.

1. DIRECTOR'S REPORT

- A. 20-Year Service Pin Presentation to Linn Wyatt, Senior City Planner.
- B. Council actions and schedule.
- C. Other items of interest.

2. COMMISSION BUSINESS

- A. Advance Calendar.
- B. Commission Requests.

3. PUBLIC COMMENT PERIOD

The Commission shall provide an opportunity in open meetings for the public to address it, for a cumulative total of up to thirty (30) minutes, on items of interest to the public that are within the subject matter jurisdiction of the Commission. (This requirement is in addition to any other hearing required or imposed by law.)

PERSONS WISHING TO SPEAK MUST SUBMIT A SPEAKER'S REQUEST FORM. ALL REQUESTS TO ADDRESS THE COMMISSION ON NON-PUBLIC HEARING ITEMS AND ITEMS OF INTEREST TO THE PUBLIC THAT ARE WITHIN THE JURISDICTION OF THE COMMISSION MUST BE SUBMITTED PRIOR TO THE COMMENCEMENT OF THE PUBLIC COMMENT PERIOD.

Individual testimony within the public comment period shall be limited as follows:

- (a) For non-agendized matters, up to three (3) minutes per person and up to ten (10) minutes per subject.
- (b) For agendized matters, up to two (2) minutes per person and up to ten (10) minutes per subject. PUBLIC COMMENT FOR THESE ITEMS WILL BE DEFERRED UNTIL SUCH TIME AS EACH ITEM IS CALLED FOR CONSIDERATION. The Chair of the Commission may allocate the number of speakers per subject, the time allotted

each subject, and the time allotted each speaker.

4. **CPC-2004-6045-CU** **Council District:** 12
CEQA: ENV 2004-6046-CE **Location:** 6134 Lindley Avenue
Plan: Reseda-West Van Nuys **Appeal Status:** Appealable to City Council.
Expiration Date: 3-30-05

Public Hearing completed on February 18, 2005.

CONDITIONAL USE, to permit the continued use and maintenance of an existing school/day care facility in perpetuity in the RA-1 zone, for the proposed continuation of a private school/day care facility, for up to 45 children. An existing building on the property currently has 3 classrooms which will accommodate preschool age children (ages 2 to 6). No new construction is proposed.

Applicant: Jaswinder S. Brara

STAFF RECOMMENDS APPROVAL SUBJECT TO CONDITIONS.
Robert Z. Duenas, (818) 374-5036.

5. **CPC-2005-281-GPA/ZC** **Council District:** 12
CEQA: EIR 2002-1230-EIR **Location:** 9346 & 9350 N. Corbin Avenue;
Plan: Chatsworth-Porter Ranch 19501, 19511, 19531, 19535, 19551 & 19555
Prairie Street; 9310-9320 N. Melvin Avenue;
and 9301 N. Shirley Avenue
Appeal Status: N/A
Expiration Date: N/A

PUBLIC HEARING

GENERAL PLAN AMENDMENT, from Light Manufacturing to Community Commercial;
and

ZONE CHANGE, from MR2-1(Restricted Light Industrial Zone), (Q)C4-1 (Commercial Zone) and P-1 (Parking Zone) to the [T][Q]C2-1 (Commercial Zone), for one of the following proposed scenarios:

For the property fronting on Corbin Avenue, Area "A":

- (1) 6,900 square feet of retail space
- (2) 20,000 square feet of office space
- (3) 58 condominiums

- (4) 3,450 square feet of retail space and 29 condominiums
- (5) 10,000 square feet of office space and 29 condominiums

For the property fronting Shirley Avenue, Area "C":

- (1) 52,000 square feet of retail space
- (2) 155,000 square feet of office space
- (3) 444 condominiums
- (4) 24,000 square feet of retail space and 222 condominiums
- (5) 77,500 square feet of office space and 222 condominiums

Applicant: City of Los Angeles

STAFF RECOMMENDS APPROVAL OF THE GENERAL PLAN AMENDMENT TO COMMERCIAL COMMUNITY FOR AREAS "A" AND "C" AND APPROVAL OF THE ZONE CHANGE TO [T][Q]C2-1, FOR BOTH AREAS.
Robert Z. Duenas, (818) 374-5036.

6. **CPC-2004-5039-ZC-GPA-HD**
CEQA: ENV-2003-3400-MND
Plan: North Hollywood-Valley Village

Council District: 6
Location: 12440 Saticoy Street
Appeal Status: Appealable to City Council.
Expiration Date: 3-15-05

Public Hearing completed on November 12, 2004.

GENERAL PLAN AMENDMENT, from Low Medium I density Residential to Light Industrial for the northerly 17.91 acre (Residentially Zoned) portion of the subject property; and

ZONE CHANGE, from R1-1 (One Family Residential Zone), R2-1 (Two Family Residential Zone) and P-1VL (Parking Zone) to [Q]M2-1VL (Light Industrial Zone) and

HEIGHT DISTRICT CHANGE, from Height District 1 (floor area ratio limit of 1.5:1, unlimited height) to Height District 1VL ("very limited", floor area limit of 1.5:1, limited to 3 stories or 45 feet in height), for the proposed development of an outdoor storage facility, two 50' x 50' mobile offices, a manager's facility, and storage of recreational vehicles, boats and trailers.
Note: No structures are proposed. Three possible development scenarios were provided to the Department of Transportation for traffic analysis as follows: 1) A new 76,480 sq. ft. self-storage building and 10.37 acres of outdoor auto storage; or 2) A new 30,080 sq. ft. self-storage building and 14.5 acres of outdoor storage; or 3) A new 30,080 sq. ft. self storage building and 12.5 acres of outdoor storage. The existing auto storage, processing and auto auction, self storage of recreational vehicles, boats and trailers, with a manager's residence and office will remain. The entire property has 58.3 acres.

Applicant: Stephen Botsford, Laurel Canyon Holdings, LLC

STAFF RECOMMENDS APPROVAL OF THE GENERAL PLAN AMENDMENT TO LIGHT

INDUSTRIAL; APPROVAL OF THE ZONE CHANGE TO (T)(Q)M2-1VL AND APPROVAL OF HEIGHT DISTRICT 1VL.
Madhu Kumar, (213) 978-1197.

The next regular meeting of the City Planning Commission
will be held at **8:30 a.m.** on Thursday, April 14, 2005,
at 200 North Spring Street, Room 1010, City Hall,
Los Angeles, California

An Equal Employment Opportunity/Affirmative Action employer

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate. The meeting facility and its parking are wheelchair accessible. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or other services may be provided upon request. To ensure availability of services, please make your request no later than three working days (72 hours) prior to the meeting by calling the Commission Executive Assistant at (213) 978-1247.