

OFFICIAL
CITY OF LOS ANGELES
North Valley Area Planning Commission Minutes
Thursday, October 19, 2006
Marvin Braude Constituent Services Center
6262 Van Nuys Boulevard, First Floor Meeting Room
Van Nuys, California 91401

ACTION MINUTES OF THE NORTH VALLEY AREA PLANNING COMMISSION. COMPLETE DETAILS RELATING TO EACH ITEM ARE CONTAINED IN THE HEARING TAPES FOR THIS MEETING. COPIES OF TAPES ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255.

The meeting was called to order by President Honda at 4:30 p.m.

Commissioners present: Melrita Evans Fortson, John Lett, Sr., Victor Sampson,
Absent: Carmen N. Schroeder

1. **DEPARTMENTAL REPORT - ITEMS OF INTEREST**

None

2. **COMMISSION BUSINESS**

A. Advance Calendar

None

B. Commission Requests

None

3. **PS 1389-A1**

Related Cases: ZA-2005-7141-YV
ZA-2005-7142-YV
ZA-2005-7143-YV

CEQA: ENV-2005-6694-MND
Plan: Sunland-Tujunga-Shadow Hills-
Lakeview Terrace-East La Tuna

Council District: 2
Location: 10418, 10420, and 10426
Clybourn Avenue
Expiration Date: N/A
Appeal Status: Not further
appealable

PUBLIC HEARING

AN APPEAL, from the entire decision by the Advisory Agency in approving PS 1389 and specifically appeal of Conditions numbered 22a, 23, 24, and amendments to the Findings of Fact (CEQA) for a private street to provide legal land physical access for three legal existing non-conforming parcels.

APPLICANT: Steve Ban Duzen
Al Alfonso

APPELLANT: Mary Benson
L. A. Trails Project

STAFF RECOMMENDED DENIAL OF APPEAL.
Candida League

Staff presented the case.

The Chair opened the public hearing.

Council District representative testified in favor of the project.

No other speakers.

The Chair closed the public hearing.

Motion: Deny the appeal; sustain the decision of the Advisory Agency;
Adopt Findings; and adopt ENV 2005-6694-MND.

Moved: Lett
Seconded: Fortson
Ayes: Sampson, Honda
Absent: Schroeder

Vote: 4-0

4. **ZA- 2005-8082-CU-1A**

CEQA: ENV -2005-8083-ND
Plan: Mission Hills-Panorama City-North Hills

Council District: 12
Location: 15725 Parthenia Street
Expiration Date: 10/19/06
Appeal Status: Not further
appealable to City Council

PUBLIC HEARING

AN APPEAL, from the Zoning Administrator's denial, pursuant to Los Angeles Municipal Code Sections 12.24-F and W 49, of a **Conditional Use** to authorize: **1)** the construction, use and maintenance of a wireless communications facility disguised as a 45-foot monopalm with 12 panel antennas, including seven equipment cabinets proposed within the rear yard setback required for the RA Zone, located in the parking lot of an adult school campus; and **2)** a determination to permit additional height to allow a 45-foot height to exceed the 36-foot height limit otherwise permitted in the RA-1 Zone.

APPLICANT: Tiffany Ray, T-Mobile USA
Tim Miller, Representative

APPELLANT: Tiffany Ray, T-Mobile USA
Tim Miller, Representative

STAFF RECOMMENDED DENIAL OF APPEAL.
Lourdes Green (213) 978-1313

Staff presented the case.

The Chair opened the public hearing.

Applicant/Appellant testified on behalf of his project and on the basis for his appeal..

Project Engineer also testified in support of the project.

The Chair closed the public hearing.

Commission deliberated.

Motion: Deny the appeal; sustain the action of the Zoning Administrator;
adopt Findings.

Moved: Sampsonj
Seconded: Honda
Ayes: None
Nays: Fortson, Lett, Honda
Absent: Schroeder

Vote: **1-3**

Commissioner Fortson proposed at this point, to continue the matter to allow the Applicant, Appellant, and the Council District Office the opportunity to work out a compromise to resolve the issues with the proposed project.

Motion: Continue the matter to November 16, 2006,

Moved: Honda
Seconded: Lett
Ayes: Fortson, Sampson
Absent: Schroeder

Vote: 4-0

5. **ZA- 2005-8873-ZAD-1A**

CEQA: ENV -2005-8874-MND
Plan: Chatsworth-Porter Ranch

Council District: 12
Location: 8631-8635 North Limerock Trail
Expiration Date: 11/29/06
Appeal Status: Not further appealable to City Council

PUBLIC HEARING

AN APPEAL, from the Zoning Administrator's approval, pursuant to Los Angeles Municipal Code Section 12.24-X,21, of a Zoning Administrator's Determination granting the construction, use and maintenance of a two-story, 3,500 square-foot single-family dwelling on a 9,612 square-foot lot which does not have a vehicular access route from a street improved with a minimum 20-foot wide continuous paved roadway width from the driveway apron that provides access to the main dwelling to the boundary of the Hillside Area as required under Section 12.21-A,17(e)(3).

APPLICANT: Alex Khoshnam
Oscar Ensafi, Representative

APPELLANT: Robert Goldberg

STAFF RECOMMENDED DENIAL OF APPEAL.
R. Nicolas Brown (818) 374-5069

Staff presented the case.

The Chair opened the public hearing.

Appellant testified against the proposal.

Representative from the Neighborhood Council testified against the appeal.

Applicant and his representative both testified for the project.

Staff answered questions of the Commission.

Motion: Deny the appeal; sustain the decision of the Zoning Administrator; adopt the Conditions of Approval and Findings; adopt Mitigated Negative Declaration No. ENV 2005-8874-MND.

Moved: Sampson

Seconded: Lett

Ayes: Fortson, Honda

Absent: Schroeder

Vote: 4-0

6. **PUBLIC COMMENT PERIOD**

A speaker spoke about upcoming Community events.

There being no further business to come before the North Valley Area Planning Commission, the meeting adjourned at 6:05 p.m.

David Honda, President

Fely C. Pingol. Commission Executive Assistant
North Valley Area Planning Commission

Date Adopted: 11/16/2006