

Informacion en Español acerca de esta junta puede ser obtenida llamando al (213) 978-1300.

**SOUTH VALLEY AREA PLANNING COMMISSION
REGULAR MEETING
THURSDAY, APRIL 26, 2012, 4:30 P.M.
MARVIN BRAUDE CONSTITUENT SERVICE CENTER
6262 VAN NUYS BOULEVARD, FIRST FLOOR
VAN NUYS, CA 91401**

Matt Epstein, President
Gordon Murley, Vice President
Steve Cochran, Commissioner
Noelle Guzman, Commissioner
Lydia Drew Mather, Commissioner

CORRECTED AGENDA

Sheldred Alexander, Commission Executive Assistant
(213) 978-1300; FAX (213) 978-1029

EVERY PERSON WISHING TO ADDRESS THE COMMISSION MUST COMPLETE A SPEAKER'S REQUEST FORM AT THE MEETING AND SUBMIT IT TO THE COMMISSION EXECUTIVE ASSISTANT.

POLICY FOR DESIGNATED PUBLIC HEARING ITEM NO. 3

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. All requests to address the Commission on public hearing items must be submitted prior to the Commission's consideration of the item.

TIME SEGMENTS noted * herein are approximate. Some items may be delayed due to length of discussion of previous items.

To ensure that the Commission has ample opportunity to review written materials, members of the public who wish to submit written materials on agendized items should submit them to the Commission Office, 200 North Spring Street, Room 272, Los Angeles, CA 90012, at least 10 days prior to the meeting at which the item is to be heard in order to meet the mailing deadline.

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/pln/index.htm>.

In the case of a Commission meeting cancellation, all items shall be continued to the next regular meeting date or beyond, as long as the continuance is within the legal time limits of the case or cases.

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 agendized here, or in written correspondence on these matters delivered to this agency at or prior to the public hearing.

If you seek judicial review of any decision of the City pursuant to California Code of Civil Procedure Section 1094.5, the petition for writ of mandate pursuant to that section must be filed no later than the 90th day following the date on which the City's decision became final pursuant to California Code of Civil Procedure Section 1094.6. There may be other time limits which also affect your ability to seek judicial review.

GLOSSARY OF ENVIRONMENTAL TERMS:

CEQA - Calif. Environmental Quality Act
EIR - Environmental Impact Report

ND - Negative Declaration
MND - Mitigated Negative Declaration
CE - Categorical Exemption

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

2. **COMMISSION BUSINESS**

A. Advance Calendar

B. Commission Requests

C. Minutes for the Meeting March 22, 2012

3. ***DIR-2012-229-SPP-1A**

CEQA: ENV-2012-230-CE

Plan: Sherman Oaks-Studio City-
Toluca Lake-Cahuenga Pass

Location: 13317 W. Ventura Boulevard

Council District: 5 - Koretz

Expiration Date: May 15, 2012

Appeal Status: Not further appealable to
City Council

PUBLIC HEARING

Proposed Project:

A change of use from retail to restaurant, including the payment of a monthly fee for a deficit of seven (7) additional required parking spaces which cannot be provided on-site or in a nearby public parking facility, pursuant to Section 7-F.2 of the Specific Plan, and the installation of one (1) wall sign and the re-facing of a panel on an existing pole sign.

APPLICANT: Amy Brown

APPELLANT: Fatima Marques, dba Natas Pastries

Requested Action:

Appeal of the Director of Planning's Determination of **Project Permit Compliance Conditional Approval** – Ventura/Cahuenga Boulevard Corridor Specific Plan.o Section 11.A of the Mulholland Scenic Parkway Specific Plan and Section 11.5.7 of the L.A.M.C.

Recommended Action:

1. **Deny** the Appeal and sustain the Director's Determination of Conditional Approval;
2. **Adopt** the conditions of approval and findings of the Director's Determination dated, February 15, 2012, and;
3. **Adopt** the environmental clearance, ENV-2012-230-CE.

Staff: Dan O'Donnell - (818) 374-9907

4. **ZA-2011-1714-CUB-1A**

CEQA: ENV-2011-1715-CE

Plan: Sherman Oaks-Studio City
Toluca Lake-Cahuenga Pass

Location: 12930 Ventura Boulevard, #120

Council District: 5 - Koretz

Expiration Date: 5/13/12

Appeal Status: Not further appealable

PUBLIC HEARING

Requested Actions:

AN APPEAL of the Zoning Administrator's decision, pursuant to Los Angeles Municipal Code Section 12.24-W,1, to **DENY** a Conditional Use Permit to allow the continued sale of beer and wine only for on-site consumption in conjunction with an existing 1,460 square-foot restaurant with 55 seats (40 seats interior, 15 seats on patio) and proposed hours of operation and alcohol service from 10 a.m. to 12 midnight daily which deviates from the provision for hours of Section 12.24-W,27 of the Code for a mini-shopping center/commercial corner development; and the decision of the Zoning Administrator to not adopt the action of the lead agency in issuing a **Notice of Exemption** (Subsection c, Section 2, Article II, City CEQA Guidelines), log reference ENV-2011-1715-CE, for a Categorical Exemption, Class 5, Category 34, Article III, Section 1, City CEQA Guidelines (Sections 15300-15333, State CEQA Guidelines).

APPLICANT: Erin Jeon

Representative: Steve S. Kim/GSD Partners, Inc.

APPELLANT: Same

Recommended Actions:

1. **Deny** the appeal;
2. **Sustain** decision of the Zoning Administrator, pursuant to Los Angeles Municipal Code Section 12.24-W,1, to **DENY** a Conditional Use Permit to allow the continued sale of beer and wine only for on-site consumption in conjunction with an existing 1,460 square-foot restaurant with 55 seats (40 seats interior, 15 seats on patio) and proposed hours of operation and alcohol service from 10 a.m. to 12 midnight daily which deviates from the provision for hours of Section 12.24-W,27 of the Code for a mini-shopping center/commercial corner development;
3. **Adopt** the findings of the Zoning Administrator; and
4. **Sustain** the decision of the Zoning Administrator to not adopt the action of the lead agency in issuing a **Notice of Exemption** (Subsection c, Section 2, Article II, City CEQA Guidelines), log reference ENV-2011-1715-CE, for a Categorical Exemption, Class 5, Category 34, Article III, Section 1, City CEQA Guidelines (Sections 15300-15333, State CEQA Guidelines).

Staff: R. Nicolas Brown (818) 374-5069

5. **PUBLIC COMMENT PERIOD**

The Area Planning Commission shall provide an opportunity in open meetings for the public to address it, on items of interest to the public that are within the subject matter jurisdiction of the Area Planning Commission. (This requirement is in addition to any other hearing required or imposed by law.) Persons making requests are encouraged to do so in writing and should submit 10 copies to the Area Planning Commission for its consideration.

Persons wishing to speak must submit a speaker's request form prior to the commencement of the public comment period.

Individual testimony within the public comment period shall be limited to up to five (5) minutes per person and up to ten (10) minutes per subject.

The next regular meeting of the South Valley Area Planning Commission
will be held at **4:30 p.m.** on **Thursday, April 12, 2012**
at the **Marvin Braude Constituent Service Center**
6262 Van Nuys Blvd., Van Nuys, CA 91401

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) 978-1300 or by e-mail at APCSouthValley@lacity.org