

OFFICIAL
CITY OF LOS ANGELES
North Valley Area Planning Commission Minutes
Thursday, February 19, 2015
6262 Van Nuys Boulevard, First Floor
Van Nuys, CA 91401

MINUTES OF NORTH VALLEY AREA PLANNING COMMISSION HEREIN ARE REPORTED IN **ACTION FORMAT**. COMPLETE DETAILS, **INCLUDING THE DISCUSSION**, RELATING TO EACH ITEM ARE CONTAINED IN THE HEARING RECORDING FOR THIS MEETING. COPIES OF COMPACT DISC RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE THROUGH THE WORLD WIDE WEB AT **<http://www.planning.lacity.org>**.

The meeting was called to order by the President, Veronica Padilla at 4:38 p.m.

Commissioners present: Commissioners Yolanda Anguiago, Victor Sampson, and Veronica Padilla

Note: Commissioner Cadena arrived at 4:45 p.m.

Commissioner absent: Commissioner Oshin Harootonian

1. DEPARTMENTAL REPORT

A. Items of interest: Nothing to report.

2. COMMISSION BUSINESS

A. Advanced Calendar – Commissioner Padilla will not be available at the meeting of 5/21/15.

B. Commission Requests – No requests at this time.

C. Minutes of Meeting – December 18, 2014 and January 15, 2015

The Commission approved the Minutes of December 18, 2014 and January 15, 2015 by consent.

3. APCNV-2014-3290-SPE-SPP

CEQA: ENV-2014-3291-ND

Related Cases: ZA-2009-0214-ZAD;

DIR-2007-42458-DRB-SPP

Plan Area: Chatsworth-Porter Ranch

Council District: 12 - Englander

Location: 21405-21525 Devonshire Street

Expiration Date: 02/20/15

Appeal Status: Appealable to City Council

PUBLIC HEARING HELD ON JANUARY 12, 2015

PROPOSED PROJECT:

A Health Club/Gymnasium use in an existing 4,900 square-foot building that is part of a 67,600 square-foot multi-tenant commercial plaza. No new exterior construction is being proposed

REQUESTED ACTIONS:

1. Pursuant to Section 21082.1(c)(3) of the California Public Resources Code, **Adopt** the Negative Declaration (ENV-2014-3291-ND) for the above referenced Project.
2. Pursuant to Section 11.5.7.F of the Municipal Code, a **Specific Plan Exception** from Section 4 of the Devonshire/Topanga Corridor Specific Plan to allow for a Health Club/Gymnasium use as described above.
3. Pursuant to Section 11.5.7.C of the Municipal Code, **Project Permit Compliance** with the applicable regulations of the Devonshire/Topanga Corridor Specific Plan for the above-mentioned project.

APPLICANT: Jason Bohle, Combined Properties Inc.
Representative: Jim Ries, Craig Lawson & Co. LLC.

RECOMMENDED ACTIONS:

1. **Adopt** the Staff Findings.
2. **Approve** the **Specific Plan Exception** from Section 4 of the **Devonshire/Topanga Corridor Specific Plan** to allow a Health Club/Gymnasium use on the subject property.
3. **Adopt** the Negative Declaration, ENV-2014-3291-ND, for the project.
4. **Advise** the applicant that, pursuant to California State Public Resources Code Section 21081.6, the City shall monitor or require evidence that mitigation conditions are implemented and maintained throughout the life of the project and the City may require any necessary fees to cover the cost of such monitoring.

Staff: Thomas Henry (818) 374-5061

DISCUSSION:

The City Planning staff gave a brief summary of the case to the Commission. The applicant's representative spoke, and then the applicant introduced himself. The City Planning staff clarified that a letter in support of the project was received from the Chatsworth Neighborhood Council.

MOTION:

To adopt the Staff findings; approve the Specific Plan Exception form Section 4 of the Devonshire/Topanga Corridor Specific Plan to allow a Health Club/Gymnasium use on the subject property; approve the Project Permit Compliance with the applicable regulations of the Devonshire/Topanga Corridor Specific Plan for the project; adopt the Negative Declaration, ENV-2014-3291-ND, for the project.

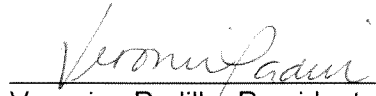
Moved: Commissioner Anguiano
Seconded: Commissioner Cadena
Ayes: Commissioners Sampson and Padilla
Absent: Commissioner Harootoonian

Vote: 4 - 0

4. PUBLIC COMMENT PERIOD

There were no speakers.

There being no further business to come before the North Valley Area Planning Commission, the meeting adjourned at 4:53 pm.



Veronica Padilla, President



Randa M. Hanna, Commission Executive Assistant
North Valley Area Planning Commission



Adopted on

