

OFFICIAL
CITY OF LOS ANGELES
South Valley Area Planning Commission
Minutes for June 8, 2017
Marvin Braude San Fernando Valley Constituent Service Center
6262 Van Nuys Boulevard, First Floor Meeting Room
Van Nuys, California 91401

MINUTES OF THE SOUTH VALLEY AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. COMPLETE DETAILS, INCLUDING THE ENTIRE DISCUSSION, RELATING TO EACH ITEM ARE CONTAINED IN THE AUDIO RECORDING FOR THIS MEETING. COPIES OF COMPACT DISC RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE ONLINE AT planning.lacity.org.

The meeting was called to order at 4:31 p.m., with Commissioners Cochran, Mather, Beatty and Bishop present. Commissioner Dierking was not in attendance.

Also present were, Shana Bonstin, Principal City Planner, representing the Planning Director, Kathy Phelan and Kimberly Huangfu Deputy City Attorneys and Renee Glasco, Commission Executive Assistant.

ITEM NO. 1

DEPARTMENTAL REPORT

Shana Bonstin gave an overview of the Planning Department's activities as follows:

- City Planning Commission submitted recommendation of the New Guidelines of the Transportation Oriented Communities resulting from Measure JJJ.
- The Planning and Land Use and Management Committee considered amendments to the Citywide Sign Ordinance.
- The Department will be presenting the Commercial Cannabis Land Use Ordinance to the City Planning Commission in September

ITEM NO. 2

COMMISSION BUSINESS

- A. Advance Calendar:
There were no changes to the advanced calendar made by the Commission.
- B. Commission Requests:
There were no requests made by the Commission.
- C. Approval of the Minutes
Approval of the Minutes was postponed.

ITEM NO. 3

NEIGHBORHOOD COUNCIL

There were no presentations given by a Neighborhood Council representative.

ITEM NO. 4

DIR-2014-2427-DRB-SPP-MSP-1A

Council District: 3 - Blumenfield

CEQA: ENV-2013-1734-MND

Plan Area: Hollywood

PROJECT SITE: 2700 North Woodstock Road; 2708 North Woodstock Road

IN ATTENDANCE

William Huguen, Planning Assistant; Tom Glick City Planner, representing the Department;

MOTION

Commissioner Bishop moved to continue the matter to the South Valley Area Planning Commission meeting of August 10, 2017.

The motion was seconded by Commissioner Mather and the vote proceeded as follows:

Moved: Bishop
Seconded: Mather
Ayes: Beatty, Cochran
Absent: Dierking

Vote: 4 - 0

MOTION PASSED

ITEM NO. 5

APCSV-2016-4681-VZC-BL

Council District: 6 - Martinez

CEQA: ENV-2016-4683-CE

Plan Area: Van Nuys – North Sherman Oaks

Related Case: AA-2016-4682-PMLA

PROJECT SITE 7736 North Haskell Avenue
(7736-7742, 7748, and 7754 N. Haskell Avenue; 7737, 7743, 7749, and 7755 North Aqueduct Avenue)

IN ATTENDANCE

May Sirinopwongsagon, City Planner representing the Planning Department; Johnathan Razbannia, applicant's representative

MOTION

Commissioner Mather put forth the actions below in conjunction with the approval of the following project:

The merger of an existing 5,760 square-foot alley, 10,348 square feet of the public right-of-way (Aqueduct Avenue), and eight parcels and the re-subdivision into two parcels for the construction of a 45,900 square foot light manufacturing building on proposed Parcel A and a surface parking lot on proposed Parcel B.

1. **Determine** based on the whole of the administrative record that the project is Categorically Exempt pursuant to Sections 15300 - 15333, Class 32 of the State CEQA Guidelines, and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies;.
2. **Deny** a Vesting Zone Change from R1-1 to CM-1;
3. **Approve** and **recommended that the City Council** adopt the Vesting Zone Change from R1-1 to (T)(Q)CM-1, pursuant to Section 12.32-F and Q of the Los Angeles Municipal Code (LAMC);
4. **Approve** and **recommended that the City Council** adopt a Building Line Removal pursuant to LAMC Section 12.32-R, of a 25-foot building line along the eastern side of Haskell Avenue established pursuant to Ordinance No. 102,413, for Lot Nos. 1 through 4 of Tract 19270;
5. **Adopt** the Conditions of Approval; and
6. **Adopt** the Findings.

The motion was seconded by Commissioner Bishop and the vote proceeded as follows:

Moved: Mather
Seconded: Bishop
Ayes: Beatty, Cochran
Absent: Dierking

Vote: 4 - 0

MOTION PASSED

ITEM NO. 6

DIR-2016-2282-DRB-SPP-MSP-1A

CEQA: ENV-2016-2283-CE

Plan Area: Sherman Oaks – Studio City – Toluca Lake
Cahuenga Pass

Council District: 4 - Ryu

Last Day to Act: 06-08-17

PROJECT SITE 7158 West Macapa Drive

IN ATTENDANCE

William Huguen, Planning Assistant, and Tom Glick, City Planner, representing the Department; Milo Bitton and Eran Bitton, applicant; Mitch Menzer, Macapa Drive Homeowners Association, appellant.

MOTION

Commissioner Beatty moved to grant the appeal in full and determine that the categorical exemption for the project is inadequate. The following project is deemed denied for lack of adequate environmental clearance:

The demolition of an existing 1,960 square-foot single-family dwelling and the construction of a new, 3,950 square-foot, two-story, single-family dwelling with an attached, two-car, 400 square-foot garage. The project includes approximately 250 square feet of enclosed patio space, 1,598 square feet of hardscape, a 1,000 square-foot basement, a swimming pool, and a cabana. This would result in a total structure of 5,600 square feet with a maximum height of 23 feet, 10 inches on a 14,076 square-foot lot. The project grading includes 387 cubic yards of cut, 53 cubic yards of fill, 334 cubic yards of export, and 0 cubic yards of import.

Commissioner Mather seconded the motion and the vote proceeded as follows:

Moved: Beatty
Seconded: Mather
Ayes: Bishop
Nays: Cochran
Absent: Dierking

Vote: 3 - 1

MOTION PASSED

ITEM NO. 7

PUBLIC COMMENT

There were no members of the public to address the Commission on any item not listed on the agenda.

There being no further business to come before the South Valley Los Angeles Area Planning Commission, the meeting adjourned at 6:30 p.m.


Steve Cochran, Commission President
South Valley Area Planning Commission


Renee A. Glasco, Commission Executive Assistant I
South Valley Area Planning Commission

ADOPTED
CITY OF LOS ANGELES

AUG 24 2017

**CITY PLANNING DEPARTMENT
COMMISSION OFFICE**