

OFFICIAL
CITY OF LOS ANGELES
North Valley Area Planning Commission Minutes
September 20, 2018
Marvin Braude San Fernando Valley Constituent Service Center
6262 Van Nuys Boulevard, First Floor Meeting Room
Van Nuys, California 91401

MINUTES OF THE NORTH 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 4:34 p.m. with Commissioners Diaz, Nam, Harootonian Lopez-Ledesma and Sampson in attendance.

Also present were David Olivo, Senior City Planner, representing the Director of Planning, Parish Knoxx, Deputy City Attorney, Rocky Wiles, City Planner and Jason Wong, Senior Administrative Assistant.

ITEM NO. 1

DEPARTMENTAL REPORT AND COMMISSION BUSINESS

- Election of Officers:
Commissioner Sampson nominated Commissioner Nam for Commission President. Commissioner Harootonian seconded the motion and vote proceeded as follows:

Moved: Sampson
Second: Harootonian
Ayes: Diaz, Lopez-Ledesma, Nam

MOTION PASSED

Commissioner Sampson nominated Commissioner Harootonian for Commission Vice-President.

Moved: Sampson
Second: Diaz
Ayes: Nam, Lopez-Ledesma, Harootonian

MOTION PASSED

- Items of Interest:
David Olivo, Senior City Planner presented a brief report on the following:
On Thursday, September 13, the City Planning Commission recommended approval of the proposed Home Sharing Ordinance with amendments, including updating the environmental study. The amendments included conducting a fee study on all fees requested, establishing the

effective date at the beginning of Fiscal Year 2019, allowing for home sharing in rent stabilized units with a limitation of 120 days, allowing extended home sharing in other units up to 365 days, and allowing for Accessory Dwelling Units approved before January 2017 to engage in home sharing.

- Advanced Calendar:
 - Commissioner Diaz stated she would not be in attendance at the meeting of October 18, 2018;
 - Commissioner Nam stated he may not be in attendance at the meeting of October 18, 2018; and
 - Commissioner Lopez-Ledesma stated that she would not be in attendance at the meeting of October 4, 2018.
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- Commission Requests:
There were no requests made by the Commission.
- Approval of the Minutes:
Commissioner Sampson moved to approve the Minutes for May 17, 2018. Commissioner Harootonian seconded the motion, and the vote proceeded as follows:

Moved: Sampson
Seconded: Harootonian
Ayes: Diaz, Nam
Abstain: Lopez-Ledesma

Vote: 5 – 0

MOTION PASSED

ITEM NO. 2

NEIGHBORHOOD COUNCIL

There were no presentations given by any Neighborhood Council representatives.

ITEM NO. 3

PUBLIC COMMENT

There were no requests to address the Commission.

ITEM NO. 4

RECONSIDERATION

There were no items taken up for reconsideration.

ITEM NO. 5

APCNV-2016-1675-VZC-SPE-CU

CEQA: ENV-2016-1676-MND

Plan Area: Sunland – Tujunga – Lake View Terrace
Shadow Hills – East La Tuna Canyon

Council District: 7 - Rodriguez

Last Day to Act: 10-01-18

PUBLIC HEARING – Completed August 29, 2018

PROJECT SITE: 11885 West Foothill Boulevard

IN ATTENDANCE:

Laural Frazin Steele, City Planner and Blake Lamb, Principal City Planner representing the Department; Michael Pauls, applicant's representative.

MOTION

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

Sierra Canyon School Foundation Athletic Field, including a football/soccer field and a baseball field, a surface parking lot, and a dedicated and improved public equestrian trail. The construction, use, and maintenance of a new 2,938 square foot, 17 feet in height automatic carwash including the tunnel, office, restroom, equipment room, and kiosk, operating within the hours of 7 a.m. to 8:00 p.m. daily, and the continued use and maintenance of an existing 19 feet in height pole sign all on a 22,415 square foot lot. The project includes 17 parking spaces (1 standard stall, 16 vacuum positions including 1 ADA compliant space). The project also involves 915 cubic yards of imported fill with no export, and the demolition of an existing one-story food store/convenience market and self-serve hand car wash.

1. **Find**, pursuant to CEQA Guidelines Section 15074(b), after consideration of the whole of the administrative record, including the Mitigated Negative Declaration, No. ENV-2016-1676-MND ("Mitigated Negative Declaration"), and all comments received, with the imposition of mitigation measures, there is no substantial evidence that the project will have a significant effect on the environment; **Find** the Mitigated Negative Declaration reflects the independent judgment and analysis of the City; **Find** the mitigation measures have been made enforceable conditions of the project; and **Adopt** the Mitigated Negative Declaration and the Mitigation Monitoring Program prepared for the Mitigated Negative Declaration;
2. **Approve and Recommend** that the City Council adopt a Zone Change from [T][Q]C2-1-CUGU to (T)(Q)C2-1-CUGU;
3. **Approve** a Conditional Use to allow less than a 5-foot wide strip of landscaping or planted area along the Foothill Boulevard and Terra Bella street frontages and a reduced landscape setback of less than 5 feet where the lot abuts a residential zone and use at the northerly and easterly property lines;
4. **Approved**, a Conditional Use to allow the continued use and maintenance of an existing 19 feet in height pole sign at the southwest corner of Foothill Boulevard and Terra Bella Street as otherwise required by LAMC Section 12.22 A.23(a)(6);
5. **Approve** a Conditional Use to allow less than 50 percent transparent windows;
6. **Approve** a Conditional Use to allow the hours of operation to be extended to 7:00 a.m. to 8:00 p.m. 7 days a week;
7. **Approve** a Conditional Use to allow the bay doors/openings of the automatic car wash to be located less than 100 feet from a residential zoned property;
8. **Approve** and Exception from the Distancing Requirements of Section 13.18 F.2(e) Clean Up Green Up to allow an automobile laundry (car wash) within 500 feet of a residential zone;

9. **Adopt** the Conditions of Approval;
10. **Adopt** the Findings.

Commissioner Diaz seconded the motion, and the vote proceeded as follows.

Moved: Harootonian
Second: Diaz
Ayes: Nam, Sampson
Nays: Lopez-Ledesma

Vote: 4 - 1

MOTION PASSED

There being no further business to come before the North Valley Area Planning Commission, the meeting adjourned at 5:32 p.m.



Eric Nam, Commission President
North Valley Area Planning Commission



Rocky Wiles, Commission Office Manager
North Valley Area Planning Commission

ADOPTED
CITY OF LOS ANGELES

DEC 20 2018

CITY PLANNING DEPARTMENT
COMMISSION OFFICE