

NORTH VALLEY AREA PLANNING COMMISSION
OFFICIAL MINUTES
THURSDAY, AUGUST 4, 2022
(VIA TELECONFERENCE)

MINUTES OF THE NORTH VALLEY AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. THE ENTIRE DISCUSSION RELATED TO EACH ITEM IS ACCESSIBLE IN AUDIO FORMAT ONLINE AT planning.lacity.org. TO LISTEN TO THE AUDIO FILE: SELECT “**ABOUT**”, “**COMMISSIONS, BOARDS & HEARINGS**”, filter by “**NORTH VALLEY**”, LOCATE THE COMMISSION MEETING DATE AND SELECT THE “**AUDIO**” BUTTON.

In accordance with Government Code Section 54953, subsections (e)(1) and (e)(3), and in light of the State of Emergency proclaimed by the Governor on March 4, 2020 relating to COVID-19 and ongoing concerns that meeting in person would present imminent risks to the health or safety of attendees and/or that the State of Emergency continues to directly impact the ability of members to meet safely in person, the North Valley Area Planning Commission’s August 4, 2022 meeting was conducted via telephone and/or videoconferencing.

Commission Vice President Martina Diaz called the meeting to order at 4:31 p.m. with Commissioners Araz Parseghian and Victor Sampson in attendance.

Commission President Eric Nam and Commissioner Gerlie Collado were not in attendance.

Also in attendance were Parissh Knox, Deputy City Attorney, and Commission Office staff participation included Etta Armstrong, Commission Executive Assistant, and Marcos G. Godoy, Administrative Clerk.

At approximately 4:35 p.m. Commissioner Collado joined the Zoom webinar/teleconference meeting.

ITEM NO. 1

DIRECTOR’S REPORT AND COMMISSION BUSINESS

- Tal Harari, Senior City Planner, provided the following updates:
 - The Development Services Center (DSC) public counter at the Van Nuys location is offering limited in person services for specific planning operations by appointment only. Limited operations include case filings, case condition clearances, general planning questions and consultations. Appointments must be made through the new BuildLA virtual portal online. To access the building proof of vaccination or a negative test result for COVID-19 is required within 72 hours, along with a face mask.
 - A virtual public hearing was held for the citywide Transportation Demand Management Program (TDM). This program update is important in implementing the City’s Mobility Plan 2035, which is one of the city’s General Plan Elements around mobility and circulation.
- Parissh Knox, Deputy City Attorney, had no report.
- Commissioners Sampson and Collado stated that they will have planned absences for the August 18, 2022 meeting.
- Minutes of Meeting:
Commissioner Sampson moved to approve the meeting minutes for July 21, 2022. Commissioner Parseghian seconded the motion and the vote proceeded as follows:

Moved: Sampson
Second: Parseghian
Ayes: Collado, Diaz
Absent: Nam

Vote: 4 – 0

MOTION PASSED

ITEM NO. 2

NEIGHBORHOOD COUNCIL PRESENTATION

There were no Neighborhood Council presentations.

ITEM NO. 3

GENERAL PUBLIC COMMENT

No speakers addressed the Commission during general public comment.

ITEM NO. 4

RECONSIDERATIONS

There were no requests for reconsiderations.

ITEM NO. 5

ZA-2021-4570-ZAA-1A

CEQA: ENV-2021-4571-MND

Plan Area: Sylmar

Council District: 7 – Rodríguez

****Last Day to Act: 08-04-22**

PUBLIC HEARING HELD

PROJECT SITE: 12744 North San Fernando Road

IN ATTENDANCE VIA ZOOM WEBINAR/TELECONFERENCE:

Christina Toy-Lee, Associate Zoning Administrator, representing the Department; Jordan Sisson, representing the Appellant; and Josh Kreger, representing the Applicant.

Commissioner Sampson left the Zoom/webinar teleconference meeting.

MOTION:

Commissioner Parseghian moved to put forth the actions below in conjunction with approval of the following Project with modifications, as stated on the record:

Demolition of two existing light industrial buildings and the construction, use and maintenance of a new, one-story (with a 12,000-square-foot mezzanine), 39 feet six inches tall, 155,446-square-foot warehouse, distribution and manufacturing center, including 6,400 square feet of office space, 27 loading docks, 143 parking spaces, and 32 bicycle parking spaces.

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-2021-4571-MND, as circulated on December 9, 2021, ("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 on the Project; and Adopt the Mitigated Negative Declaration and the Mitigation Monitoring Program prepared for the Mitigated Negative Declaration;
2. Deny the appeal and sustain the Zoning Administrator's Determination dated May 5, 2022;
3. Approve, pursuant to Section 12.28 of the Los Angeles Municipal Code, a Zoning Administrator's Adjustment from LAMC Section 12.21.1 A.10 to permit a building height of 39 feet six inches in lieu of the maximum height of 33 feet within 99 feet of an R1 Zone;
4. Adopt the Conditions of Approval, as Modified by the Commission; and
5. Adopt the Findings.

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

Moved: Parseghian
Second: Collado
Ayes: Diaz
Absent: Nam, Sampson

Vote: 3 – 0

MOTION PASSED

There being no further business before the Commission, Vice President Diaz adjourned the meeting at 6:17 p.m.

Eric Nam

Eric Nam, President
North Valley Area Planning Commission

Cecilia Lamas (Electronic Signature due to COVID-19) for

Etta Armstrong, Commission Executive Assistant
North Valley Area Planning Commission

ADOPTED
CITY OF LOS ANGELES

SEP 15 2022

**CITY PLANNING DEPARTMENT
COMMISSION OFFICE**