

Minutes of the
Design Advisory Committee
Sunland-Tujunga Neighborhood Council
May 21, 2007 – 7 p.m.
Held at North Valley Neighborhood City Hall

DAC members present: Victor Castro, IV; Cindy Cleghorn; Lloyd Hitt; Mark Seigel; Bill Manning (transportation team leader); Ed Rock; Saro Minassian; Vic Aghakhanian; Debby Beck; Penny Blackwell. Absent: Tomi Lynn Bowling (out of town). Abbey Greenspan and Angela Motta from Councilmember Wendy Greuel's office and Anita Cerna from City Planning also in attendance.

Vic Castro started the meeting with agenda item #8A- 10032 Commerce Avenue, proposed office/retail in Target Area 3 of the Foothill Blvd. Corridor Specific Plan. Note: Cindy Cleghorn and Mark Seigel recused themselves during this presentation. This is the second time that this owner's representative has come before the DAC. Proposal is for a three-story building with the second floor for parking and the third floor to be 6,000 square feet of office space. New plans show a more compatible design of store frontage that blends in with the existing historical features of the street but with a third story and needs a height exception. Three story buildings along Commerce are not compatible with the surrounding buildings.

Issues to be resolved are:

- Building in an historic area
- Drainage
- Exact number of retail parking spaces
- Existing easement and footing
- Insufficient outreach

A motion was made and seconded. Ms. Blackwell objected to approving anything at this point until final project is brought back for discussion. A question was raised as to whether COBRA has been involved in any of this process. Motion failed for lack of second. Recommend more information be brought back to the DAC before recommendation can be taken.

Ms. Greenspan discussed:

- Planning issues to be discussed tomorrow by Planning Committee of City Council at 2 pm--item #9 on that agenda. The City Planning Commission workshop will be on Thursday regarding a citywide mansionization ordinance.
- 11130-60 Oro Vista - new public hearing to be held.
- 6511 Foothill Blvd.- asking for conditional use permit.
- S-T FAR/ICO – DAC wants an overlay on existing FAR/ICO. At the end of July, first of August, the City will vote on this issue. Currently waiting for the city attorney to review revision and then can move forward to reach goal of Sept 25, 2007.
- Ms Greenspan leaving Wendy's office next month to continue education in New York.

Public comment:

Re: 8040 Foothill - June 7 public hearing at 4:30 re: Home Depot. See flyer or call Sheri Smith for those who wish to participate; picketing on June 2 10:00 am-2:00 pm in front of K-Mart regarding June 7 public hearing; thank you to STNC from community members; Peter encouraged all to show up on June 7.

Vic Castro: Angeles National Golf Course is in limbo, City will hold a full hearing to be sure Angeles has met their conditions.

Pet Smart signage complaint – signage being updated is not as presented in plans.

Next DAC meeting will be June 4 and Vic suggested a field trip to Hillhaven and Tranquil property - 4 lots that are on the back of the Canyon Hills project; interested persons will meet at 6:15 and carpool to property if they wish.

Ms. Beck:

Gave a presentation on how the citywide mansionization ordinance will change existing conditions in relation to building on lots so as to make buildings more uniform and allow for the addition of square footage to building projects. Referred to a report, which would allow 80 feet more than the median house size. Motion: “We need extensions to be effective until community plan final. Motion passed, unanimous.

Mr. Castro:

Sponsorship program finalized regarding fireworks program; two bands are committed: children 36” and under are admitted free, \$5 for everyone else; Boosters met with school—there will be a dunk tank and other things; next STNC meeting will be June 13 at Mt Gleason.

Cindy Cleghorn:

- Received email from neighbors that 6501 Foothill Blvd. is still an issue re: DWP power poles on the sidewalk;
- Neighbor at 9832 Marnice will need an FAR/ICO hardship exemption to build a second-story addition. If approved the addition will completely block the view. Neighbor will present at next meeting.
- CNC report citywide proposal to expand parking requirements is a generic proposal, will reduce parking in residential areas. Recommend neighbors take notice of this proposal.
- Tujunga Cyn. Blvd. Comprehensive traffic study pushed off till community plan update process.

Ms. Blackwell: Motion: “DAC should write a letter saying that the previously requested study should be followed through immediately and not be delayed until the community plan; we should not hold up the cumulative traffic study for our community plan, as it will be too late in three years.” Lloyd Hitt seconded. Motion passed unanimous

Cindy Cleghorn:

- CNC has a proposal for 20 or 40 units on Samoa in addition to the already existing apartments to be built on that street. Cindy is concerned because there is narrow alley access that butts up to commercial sites.
- The determination came through on the SB1818, a density bonus compliance review and project permit compliance review, approved for the following incentive for a project that reserves 17% of units for very low-income occupants up to 10 feet deviation from the height requirements from the Foothill Blvd. Specific Pacific plan.
- Tomi Lyn asked for Cindy to read a statement in her absence. See attached

Motion by Penny Blackwell: “Encourage L.A. City to join with cities opposing SB1818 and to paraphrase Tomi’s letter and send copies to Governor and our representative.” Cindy Cleghorn seconded. Motion passed.

Cindy informed committee that at 6519 Foothill a day care center has put up signage and painted the outside building. Expressed concern that no change of use has been requested from the city and traffic in this area is dangerous. Is this an allowed use for this site/area within the FBCSP? Is the signage and building color in compliance with the FBCSP?

Bill Manning:

- Transportation set up for 4th of July is going well
- Upcoming appointment with ROTC club and they will provide personnel. Mr Avila notified. Would like to meet 3-4 days before for orientation.
- Vic to update Bill on Tranquil Dr haul route; put Bill in touch with Mr. Langoria, who is with Building and Safety and who handles haul routes
- Bill to coordinate with Nina to work toward goal of 35 mph speed limit on streets.

Approval of May 7, 2007 minutes: Bill Manning wanted it noted in minutes that he was absent from meeting due to duties on transportation team. Minutes approved as corrected.

Cindy Cleghorn advised Anita she had notes from the 10010 but did not have the rendering; offered to share notes with Anita.

Adjourned approx. 9:45 p.m.

Minutes transcribed from tape by Rose Vernon, Apple One