

**Design Advisory Committee  
Sunland Tujunga Neighborhood Council  
Minutes  
October 6, 2003  
Municipal Building, 7 PM**

In Attendance DAC Members: John LaRocca, Roberta Actor-Thomas, Penny Blackwell, Lloyd Hitt, Ken McAlpine. Others present: Cindy Cleghorn, Mark Seigel, Ed Rock, Debby Beck, Tom Rath from LA City Planning Dept., Rosalind Stewart and Chris Miles from Councilmember Wendy Greuel's office.

Meeting came to order at 7:18 PM and was chaired by John LaRocca.

Minutes of September 8, 2003 approved as written with one correction: Addition of Lloyd Hitt on attendees list.

**Presentations**

**Mt. Gleason & Foothill - Mr. Soorage Tomasian**

**Total of 9,200 sq. ft (8,000 on 1-side + 900 on the corner).**

No tenants as yet. Expect prescription pharmacy, dental office, possible Quizno's. Space inside is flexible. Property will have 37-38 parking spaces. Building colors will be earth tones. This project was approved over two years ago and is just now being developed.

Response: Per Tom Rath, no restaurant business can go in on that site. Dental offices require 1 parking space for every 200 square feet.

**Del Taco #93- Mr. George Oldfield of Best Build Construction (909) 780-3962 at 6275 Foothill - request for facade change**

Facade change to earth tone colors. No change to the building size or outside of building.

Questions regarding signage.

Response: Per Tom Rath. White is against the guidelines.

**10064 Commerce - Jeff Pollock - proposed art studio/residence along alley**

This project is actually a studio apartment to be built with entrance from the alley. Requires that the property owner be the only occupant. Cannot rent this living space and that will become a covenant in the title of the property.

**10008 Mountair / Foothill, Tujunga**

This project is for 5 attached townhouse-like residences to be rented as apartments. Requires zoning change to RD2. Requires filing as tract map. Each unit will have 2 floors with a Townhouse design. Currently, property is zoned R-1. Overall lot size is 10,300 sq. ft. 500' notification required of adjacent neighbors.

Response: Per Tom Rath: Plan amendment required. R1 calls for single family only. First must request for a Plan Amendment Change, then Zone change and tract change. Possible options: 1) He could put two single-family residences with parcel map. 2) 1-residence with a granny flat. 3) If greater density than 2 residences then Plan & Zoning tract amendments are required.

Comments from DAC members did not recommend rental units on this property.

**Public Comment Period**

Ed Rock provided a handout regarding a City of Palmdale ordinance regarding their Codewatch program. It was recommended that Ed pass this along to the STNC Interim Board.

Cindy Cleghorn advised that she has a complete copy of the Draft EIR for the Canyon Hills/Whitebird project available and will also have copies available on CD in a few days.

**Agenda item - DAC Policies & Procedures**

Chairman, John LaRocca distributed a sheet with DAC basics to be used as policy for the DAC committee.

Meeting adjourned at 9:00 PM.

Next meeting, November 10, 2003, 7 PM to be held at the Municipal Building.

Minutes Taken by:  
Cindy Cleghorn