

**Design Advisory Committee
Sunland Tujunga Neighborhood Council**

Minutes

June 7, 2004

Municipal Building, 7 pm

In attendance DAC members: John LaRocca, Tomi Lyn Bowling, Penny Blackwell, Jerry Hovsepian, Ed Rock, Roberta Actor-Thomas, Debby Beck, Lloyd Hitt, Mark Seigel, and Robin Meares. Cindy Cleghorn attended later portion of meeting. Others present: Dale Thrush, Eddie Martinez, Garo Nazarian, and Barbara Higgins, Julianne Maurseth, Shannon Johnson, Patrice Mudd, Nina Royal, Nancy Floyd, Joe Gormier, Lyle Stanton, Pati Pottis, Elisa Simone, Mary Ellen Eltgroth, Jesse Ayala, Marti Marshall,

Meeting came to order at 7:06 pm and was chaired by John LaRocca.

Presentations

Dale Thrush, CD2 Planning Deputy

Requested input on FAR so proceeded with Roberta's presentation.

FAR Presentation by Roberta Actor-Thomas

Spoke regarding need for change of FAR and distributed handouts with photos of Robert Hall development on corner of Las Lunitas and Hillrose. Describes "by right" construction and current allowed setbacks. Went over reasons FAR could cover larger lots as well as sub-standard lots, to preserve urban forest and unique character of neighborhoods. Clarified procedures with Dale on having ICO implemented via PLUM and city planning. Open discussion concerning more or less restrictive options, confining change to lots smaller than an acre or some other size, articulation, and need to work on more exact working for DAC's recommendation. ICO only to apply to new applications, not those currently under consideration.

Eddie Martinez for WF Construction, Apartment Complex at 10240 Commerce Avenue, Tujunga

Showed new renderings with Spanish style design that was very well received. Several suggestions for minor changes to be considered. John LaRocca suggested issuing a letter to approve with modified windows at end of building, colors to be worked out later with Debby Beck. Tom Rath is awaiting letter.

Garo Nazarian - 7 - unit Condo Project at 10010 Tujunga Cyn, Tujunga

Showed drawing of 7 unit condo. Total of 17,000 sq ft plus 2,800 for garage. Keeping 2 units, one for self. Units to have 3 and 4 bedrooms and sell for approx \$500,000.00 each. Lot is 66 x 330 and zoned RD3-1. Units will be attached at roof and separated by 3 ft. of space between. Submitted to building dept already. Tom Rath awaiting letter from us. John LaRocca suggested use of river rock to break monotony and roofing material with wood appearance. Debby to meet with architect to suggest suitable color and design elements. He will return next month.

JPL Zoning Services - Mr. Robert Lamishaw - **Legalize 2 extra apartments at 10051**

Pinewood - Representative for this project did not show for the meeting even though he was scheduled in advance.

Community Survey Results - Julianne Maurseth announced that results will be presented at STNC meeting on June 9, 2004 and available online at web site. Recommends going to STNC for \$5,000 for RLUC survey for use by DAC. **Motion** made by Cindy Cleghorn. Unanimously approved to be forwarded to STNC.

Minutes of May 10, 2004 meeting were approved with one abstention following 2 changes by Penny Blackwell and Lloyd Hitt which were noted by Cindy Cleghorn.

Public Comments: Marti Marshall regarding Oro Vista 30 home development. Public comment by Elisa Simone on Hillhaven subdivision being restricted to only 3 lots. Stated she believes developer is appealing decision. Roberta and Cindy to help with letter campaign. Public comment on Airlie development: Michelle Safran attended meeting with neighbors regarding this development.

Working Team Reports

CLUC: Lloyd Hitt reported on CLUC committee.

Style Guide team: Roberta Actor-Thomas shows color comp of 4 page brochure.

Discussion - Offers by Barbara Higgins to address issue of excessive billboards. Julianne Maurseth to contact Scenic America which works with communities to reduce blight

Art and Beautification: Debby Beck on education of builders and creation of packet of materials for them.

RLUC: Mark Seigel reports on RLUC getting info on state and city statutes. Julianne to get two specific deliverables from STNC for RLUC 1. Develop chart of pros and cons. 2. Make recommendation to STNC. Discussion on VICA and Concensus Planning getting some NC in valley to endorse Canyon Hills.

Residential Conformity: Roberta on need to get the FAR in writing to Dale as soon as possible..

Foothill Plan Outreach: John LaRocca comments on letting people know there is a plan. Cindy to work on issuing of copies of it. \$500 needed for outreach.

Superteam: Lloyd Hitt - 8 team members to work on it.

Grant and Fundraising team Robin Meares Michael Espinosa to speak on July 14, 2004 on up to \$10,000 available for projects. Could partner with Tree People for more trees on Commerce. More discussion on funding possibilities, private and public, including LANI. Barbara Higgins to find out about our Cultural Affairs money.

Community Alliance team Cindy Cleghorn on strategy to involve service clubs, will send minutes of DAC mtgs.

Education Team Julianne Maurseth to educate on internal plans, example: inclusionary housing ordinance. We have 60 days to respond to the issue.

John LaRocca recommends replacement of Gina Tanner, who has resigned, with Julianne Maurseth and Robin Meares and Barbara Higgins to replace Kim Hopkins and Gary Laufer as alternates.

City Council Liaison Ed Rock now in Municipal Building office Rm 101 from 9 am to 12 pm Mon. to Thurs.

Meeting adjourned at 10:15 pm.

Next regular meeting to be held July 12, 2004 at 7:00 pm at the Municipal Building.

Minutes taken by Tomi Lyn Bowling and Roberta Actor-Thomas