

**Design Advisory Committee of the
Sunland Tujunga Neighborhood Council
Minutes of July 25, 2005 - 6:35 PM
held at North Valley City Hall
7747 Foothill Blvd., Tujunga**

Meeting was called to order at 6:35 p.m. by Chairman, John LaRocca.

Committee Members Present: John La Rocca, Chairman; Debby Beck, Vice Chairman; Tomi Lyn Bowling, Recording Secretary; Cindy Cleghorn, Corresponding Secretary; Julianne Maurseth; Don Breeding; Lloyd Hitt, Roberta Actor-Thomas, Mark Seigel and Shelly Albert, Alternate. Dale Thrush, CD2 Planning Deputy - stayed for a short time.

Dale Thrush, CD2 comments – Weatherwolde Castle demolition halted last Monday, July 18, 2005 and on Tuesday and Wednesday it was heard before City Council by Wendy Greuel and also the Cultural Commission for historical preservation. The vote on the FAR/ICO will be at council on Wednesday, July 27th. Home Depot still has not heard back from reps. They had said at the meeting there was a meeting in Atlanta. Don Breeding spoke to Gary today but did not get any pertinent response either.

Announcements: Town Hall Meeting “Stop L.A. City from Breaking our Laws” with several groups (non-STNC event) on Saturday, July 30 at 10 A.M. to Noon at North Valley City Hall. Some STNC and DAC members have participated in planning the event only.

RE: Canyon Hills PLUM - 9-14-05 is tentative date for next PLUM hearing

Minutes

Minutes of 7-11-05 approved

Minutes of 6-20-05 approved - 1 abstention

Minutes of 5-23-05 approved - 1 abstention

Correspondence

RE: 8001 Deneville (also known as Brian Fitzburg). John LaRocca recommends a simple letter of retraction based on change of circumstances and nothing else.

Motion: Modify previous letter stating that DAC withdraws its support previously extended due to the circumstances changing. **Motion carried unanimous.** Julianne Maurseth to draft the letter.

Future DAC Meeting Schedule

RE: DAC Meeting Schedule confirmed August 8th and August 22nd. Note: September 12th is a special meeting sponsored by Wendy Greuel and not related to STNC or the DAC. Invitations from CD2 to follow soon.

DAC Budget

STNC Budget Committee has recommended reducing DAC's budget by \$300 for FY05/06 Budget Year. Motion: Accept the revised DAC 2005/5006 Budget for total of \$7,870.00. Motion carried with 1 abstention.

Chairman Announcements – John LaRocca made brief announcements.

Public Comment

1. Elaine Brown – spoke regarding Town Hall Meeting on July 30 to stop the city from over development.
2. Karen Zimmerman distributed hand out re: fundraising event for Canyon Hills.
3. Lloyd Hitt with Little Landers Historical Society and Bolton Hall has applications for anyone wanting to designate a property as historical.
4. Roberta Actor-Thomas – Announcement of meeting regarding guidelines for new City Planning Director to be held 6:00 P.M. Tuesday, July 26 at Mission Hills College in Sylmar, Elderly Campus Center Building.
5. Cindy Cleghorn - Commerce Avenue Street Fair - (tentative date of August 27th) on Commerce - will include Classic Car Show and vendors. Deborah Ray has more details. (Note: Date of this event has been rescheduled for Oct. 8, 2005)

Signage Presentation

8325 Foothill, Sunland - Classy Jewelers – Returning presenter, Phillip Garcia, representative for the owner, presented new sign rendering showing channel letters and darker green as shown in photo simulation. Comments: Lloyd likes the Classy part. Cindy - centered above their space. Motion by Lloyd Hitt_ to accept this sign design as presented. Motion carried unanimous. Cindy Cleghorn commented that this presentation is a good example of how we, the DAC, should review signage presentations and thanked the owner and presenter. It shows a copy of the existing store front and then a photo with the proposed sign imposed onto the building so we can see what it will look like. Cindy recommends this presentation be used as an example for future presenters as long as the owner of Classy Jewelers agrees its OK. Presenters indicated we can use it.

General Signage Discussion: Penny Blackwell said Anita Cerna is to get back to her about corporate color requirements as they relate to the FBCSP. Debby Ray said Anita had said in a prior meeting that the FBCSP is more important than corporate colors.

Old Business

Motion previously postponed at the June 20, DAC meeting regarding DAC support Viacom Transit Shelters in Sunland Tujunga was read by Cindy Cleghorn as follows:

Motion (by Cindy Cleghorn): That the DAC recommends the STNC support the placement of the Viacom transit shelters throughout S-T and that the design of the shelters continue as with the existing Viacom shelters now in place with the following request:

1. Verify with CD2/City Attorney that the Viacom and L.A. City contract overrides the FBCSP.
2. That STNC works with CD2 to determine what, if any, money can come back to S-T in the form of visual improvement(s), for how long, how often?
3. The DAC/STNC encourage bus stop/street furniture be built compatible with the FBCSP design guidelines where new development warrants placement.
4. Verify that Viacom is placing a total of 10 shelters, 4 already in place.

Discussion: Robin Meares says all of those questions were already answered and Viacom is not a mandatory bus bench program as previously stated at the STNC meeting by the Viacom rep. It is our choice. A suggestion for a friendly amendment to refer questions to Vision 2020 was declined.

Debby Beck is not opposed any longer, but has wanted choice on color. Color must be designated now. Recommends dark green as looks good and blends in with our hills.

Vote taken on original motion resulted in 5 opposed, 4 in favor and 1 abstention. Original motion fails.

Motion: by Roberta Actor-Thomas that we agree to accept the shelters in the dark green boulevard style. Motion carried with 6 in favor, 2 opposed, 2 abstentions.

Motion: by Roberta Actor-Thomas that we ensure with CD2 that the money does return to our district/community for use on street furniture. Motion carried with 7 in favor, 2 abstentions

10193 Tujunga Canyon – Verizon Wireless at Community Christian Church – rescheduled for Aug. 8.

10209 Hillhaven Ave. - Armen Khalafyan and Pablo Garcia, ARPA Design – Proposal for new 14 unit condominiums, 3 stories - City giving exemption for the low income units proposed. This project is outside target area #3. (Foothills Paper Reporter left during this presentation at 8:30.) Units will be townhouse style including Spanish tile roof and shutters, balconies with wrought iron rails. Lloyd Hitt commented that density is already so high in this area, project will displace 5 families who occupy the current units, there is much traffic already. Developer intends to pay moving expenses of those that do not want to buy units and they will provide two low income units (minimum 30 year). Anticipated selling cost of \$150,000 for the two low income units. The project qualifies for less parking when low income units are provided. Neighbors left during questions from committee and Cindy and Julianne left to retrieve them so they can come back and comment on this project. Concern from audience that the street is so tiny and congested, but the façade looks pretty. Cindy thinks no motion is required at this time as this is a “preliminary look” at what they propose. Some DAC members compliment the architectural design but again major concern is displacement of existing tenants, loss of affordable housing, parking structure and street congestion. Penny Blackwell recommends a motion that we send this back to the City with our concerns about density and the changes that would be required by our FBCSP. Much discussion. Roberta suggests that we get proactive and get the City to work out with us how to use these developments to help solve parking issues. Presenter’s Comment: This is not an “exploratory project” (per Armen) they are moving forward with their plans. They still need a tract map and planning needs to approve it and need an EIR. Penny withdraws her motion.

Motion (by Tomi Lyn Bowling) that with respect to 10209 Hillhaven Avenue, DAC demands that City Planning address the density, street widening, parking, traffic congestion on this street. We expect consideration for nearby lots which are currently empty and likely to be overbuilt. DAC further demands that City

Planning reply with a solution to the needs on this street. Motion passed with 6 in favor, 1 opposed and 3 abstentions.

10216 Mountair, Tujung - Presenter Vartan Jangozian, Designer with Ashot Karsian, applicant, presented 10 unit condominium proposal. Currently there are two houses on this lot, 1900 S.F. No Planning Department issues. Will have two car attached garage per unit + 5 visitor spaces total. Need to look into whether this house is on the list of potential historical homes. They expected an approval letter from DAC to go back to the City. Current second house is substandard with less than 8 ft. high ceilings. Each unit will have a backyard. Julianne Maurseth requests to get more information about this house, as it may have historical or cultural significance. Motion by Julianne Maurseth that we postpone this until Lloyd Hitt can get us more information. Motion carries, unanimous.. Developer willing to work with Design team. Motion by Debby Beck regarding design only that if this project goes forward recommends the architect use 3-4 different colors of stucco, roof tile and garage doors to give each unit its own personality. Motion carries with 6 in favor, 1 opposed, 2 abstentions.

Meeting adjourned at 9:58 P.M.

Minutes taken by Tomi Lyn Bowling, DAC Recording Secretary