SUNLAND-TUJUNGA NEIGHBORHOOD COUNCIL LAND-USE COMMITTEE MEETING MINUTES October 1, 2018

- I. Meeting was brought to order at 7:20pm by Chairperson Cindy Cleghorn
- II. Roll Call
 - a. Present
 - i. Cindy Cleghorn
 - ii. Bill Skiles
 - iii. Elektra Kruger
 - iv. Nina Royal
 - v. Liliana Sanchez
 - vi. Vartan Keshish
 - vii. Pati Potter
 - b. Absent
 - i. Debby Beck
 - ii. David Barron
 - iii. John Laue
 - iv. Cathi Comras
 - c. No public representative present
- III. Self-Introductions of LUC members
- IV. LUC member declaration of any conflicts of interest or ex-parte communications re to items on the agenda
 - a. Bill S., being a member of the Tuna Detention Station Board, will recuse himself from Item 7 relating to the VHGC Project
- V. Cindy C.: explained the purpose of/function of the LUC
- VI. Approval of Minutes
 - a. Amendments to Aug 20, 2018 LUC Draft Minutes noted by Cindy C.:
 - i. XI.dd = "..... the house on the east is part of the whole CUP."
 - ii. XII.a = "..... everyone should take a look at Projects in the City's ENS"
 - b. MOTION by Pati Potter to approve the August 20, 2018 STNC-LUC Meeting Minutes as amended 2nd by Nina Royal Vote: Unanimously approved
 - c. Elektra K. to send copies of all un-posted LUC Minutes to secretary@stnc.org for posting
 - Pati P. has sent Outreach Minutes for posting. They have not yet been posted, so has not yet sent in Budget Minutes pending posting of the Outreach Minutes
- VII. Status of STNC comment letters, CIS submittals
 - Bill S. checked the DONE website that used to list CIS submittals of each NC could not find it
 - i. Cindy C.: Let's follow-up as to where we can get that information
 - 1. Bill S./Pati P.: The LUC write's CISs that go to the STNC Board for final approval, but they vanish in the process. Pati P. to follow up on that.
- VIII. FEIR released by City Planning for 6433 La Tuna Cyn Rd (Verdugo Hills Golf Course Project)
 - a. Bill S.: Recused himself and left the room
 - b. The FEIR is 2,052 pages long. Cindy C. showed the size of a hard copy double-sided print. Can find a copy on the Planning website. This is a proposal for up to 229 homes at the intersection of La Tuna Cyn Rd/Tujunga Cyn Bl
 - i. Nina R.: A CD copy is also available for \$5

- c. There were 3 rounds of DEIRs so there are 3 rounds of responses to comment letters in the FEIR. The STNC submitted an extensive comment letter responses to be reviewed
- d. Date for Public Hearing unknown, in the meantime the LUC is to review responses to comment letters and if needed, any additional comments can be made.
- e. Cindy C.: requested each LUC member select a section of the FEIR and begin reviewing it
- f. There will be a presentation on the Tuna Cyn Detention Station Historical Site at the Nov meeting
- IX. 9700 N. Estaban Way New SFR, ZA determination ZA-2018-4144-ZAD/ENV-2018-4145-CE
 - a. Bill S. returned to the room
 - b. Presentation by the representative for the homeowners. Proposed 2-story SFR was almost approved, but then were told they would be responsible for paving the entire street to the nearest paved road Verdugo Crestline Dr.
 - i. Requesting support of the STNC for the waiver application for paving requirement of the sub-standard N. Estaban Way to pave only that portion in front of their proposed house. N. Estaban Way = less than 20'. Is 18' wide
 - c. Lot is trapezoidal, house is set-back 20 ft from the property line. Land is now vacant. Tallest height above the road = 17'. On septic. To be on caissons to bedrock partially above ground +/- 5'
 - i. Pati P.: To get materials in to construct the caissons, won't that make the road worse
 - Rep.: Will do "Best Management Practices" provide sandbags esp if it is raining. Will put in forms to make sure everything is settled before going down to put cement in the holes
 - 2. Pati P.: I just meant going up Hillhaven that is very narrow. Can trucks maneuver there going It, going rt where it gets even narrower just wondering about big trucks going up there carrying material eg cement
 - 3. Rep: Trucks will be on a schedule so only one truck will be on-call at any one point in time first the truck to bore the holes, next the truck to fill the holes with cement but not both trucks at the same time
 - d. Pati P.: Does the Fire Dept have to get involved in terms of saying the location may not be a good place to construct a house?
 - i. Rep.: This area is a High Fire Zone so we are required to put sprinklers in we doubled up on all standards required for fire prevention
 - 1. Liliana S.: Is that why they want you to put the pavement on the road for fire department access?
 - 2. Rep.: No, It is a BOE Code requirement when a road is less than 24'. Our landscape must be 20% hardscape, not grass so fire cannot access the house 20%-30% is landscaped with stone
 - e. Liliana S.: This is the only house you are planning on building up there?
 - i. Rep.: Yes
 - f. Pati P.: To look at the rendering, I don't know if the house will fit into the character of the surrounding neighborhood
 - i. Rep: Those houses were built way back we are trying to up-grade it. We want to be sure it will blend in with the environment
 - 1. Pati P.: Everyone has their own opinion here people generally like a more rural look
 - g. Will have to go through Public Hearing
 - h. Cindy C.: What is your timeline once you get approval?

- i. Rep.: Once we get approval, we are ready to start thought we could start last January. At that time did not know about BOE Code requirement to pave the road all the way down to meet existing paved roadway
- X. 6360 Foothill proposed addition of recycling buy-back center in conjunction with an existing market –Maria Khachiyan
 - a. Cindy C.: Are you affiliated with the market?
 - Maria K.: The business is not affiliated with the market, but recycling centers are set-up to be in conjunction with markets – this market needs to have a recycling center
 - b. Maria K.: There will be a white vinyl L-shaped fence around the center so you actually cannot see it from Foothill or the parking lot
 - i. Liliana S.: Could aesthetic relief be brought to the bland vinyl wall eg planters/trellises
 - 1. Maria K.: Yes that could be done
 - c. Pati P.: I think everyone was assuming the center would be back by the bins
 - d. Pati P.: The State of California mandates that a recycling center has to be associated with a market. If there is one within 0.5 mi a market does not need its own. The Recycling Center by the Chevron is 0.6 mi distant
 - I called the State agency dealing w/recycling centers & asked if a recycling center was required at Foothill Market. They said no b/c there was one at Smart and Final and one at Albertsons (I did not correct her – none at Albertsons)
- XI. 7740-7770 McGroarty Finalize support/non-support/comment letter
 - a. Cindy C.: Two neighbors are submitting comments (see attached) re impacts of the proposed Project. Suggested STNC forward these comments to the City to see if they would like to extend an environmental review
 - b. Cindy C.: Remnant University sent a letter which I just received. They asked to come back on the 15th which is our next meeting. I will scan it and send it out to the Committee and to the neighbors – we will go from there
 - c. Cindy C.: They may or may not need a Public Hearing may not because they are only asking for a modification of an existing CUP so they may bypass the Hearing process
- XII. Early Notification
 - a. 6454 Foothill proposed 3,500 sq ft convenience store + auto service station
 - i. Presentation has not yet been scheduled, however they have attended a meeting in the past. It is the old Arco Station across from Public Storage
 - b. 7656 LeBerthon Lot line adjustment
 - c. 9769 Samoa Certificate of Compliance to legalize illegal lot cut
- XIII. New City Planning video = Project Planning with Jane Choi
 - a. Link on the agenda
 - b. Explains how the City processes applications in the Department of City Planning
- XIV. Neighborhood Council Congress held Sept 22
 - a. All 98 NCs got together at City Hall with over 1,000 people present this year. Pati p., MaryEllen Eltgroth,, Liliana S., Nina R. and Cindy C. attended
 - b. Janice Hahn was the keynote speaker the mother of NCs from way back
 - c. There were 4 different workshops related to Planning
- XV. LUC vacancies
 - a. There is one vacancy on the LUC. Shelley Albert has shown an interest, however has had a conflict each time she was on the agenda. She is an attorney. Anyone having an interest contact Cindy C. to obtain an application

XVI. NVCH LUC banner

a. Pati P. used to put up an LUC banner a couple of days prior to an LUC meeting to let the community know a meeting is coming up, but the location has been taken over by the Council Office so a new location needs to be found. Discussed options

XVII. Up-Dates on various City Planning processes/Ordinances pending

- a. On the City Planning website on the right side they have a "What's New" category
 - i. City Planning has released the 90+ page staff report re the ReCode Processes and Procedures Ordinance
 - ii. City Planning Commission passed the Home-Sharing (short-term rental) Ord
 - 1. Has to do with AirB&B, etc
 - iii. State legislation SB 828, 905, 1250
 - 1. No up-dates. Was on the Governor's desk awaiting signature at the last LUC meeting

XVIII. Public Comments

- a. Liliana Sanchez
 - At the conference, reached out to Cat Packer to invite her to an LUC meeting for a 1-year anniversary up-date on community impact of cannabis, business regulations, signage issues, etc
- b. Cindy Cleghorn
 - New report has been submitted by City Planning re Community Plan Up-Dates.
 Ours is pending in +/- 1 ½ years. ReCode will be incorporated into the
 Community Plan
- XIX. Meeting adjourned at 8:53pm