



Venice Neighborhood Council

LAND USE AND PLANNING COMMITTEE

PO Box 550, Venice, CA 90294 / www.VeniceNC.org

Email: Chair-LUPC@VeniceNC.org



AGENDA

LAND USE AND PLANNING COMMITTEE MEETING

DATE: Wednesday, October 2, 2013
 LOCATION: Oakwood Recreation Center; 767 California Ave, Venice, CA 90291
 TIME: 6:45pm-9:00pm

CASES TO BE HEARD:

1. **1420 S ABBOT KINNEY BLVD**; Change of use from Duplex to Retail/Office/Food-to-go. No CUB (alcohol). <http://www.cityhood.org/ReportCaseActivityDetail.cncx?CID=32453&UGP=Anonymous>
2. **417 Sunset Avenue**; Small Lot Subdivision;
<http://cityhood.org/ReportCaseActivityDetail.cncx?CID=31849&UGP=Anonymous>
3. **1033 Abbot Kinney**; Mixed Use Hotel
<http://www.cityhood.org/ReportCaseActivityDetail.cncx?CID=30818&UGP=Anonymous>
4. **Committee Member Motion**

DETAILED AGENDA:

1. Call to Order – Roll Call.

Name	P	A	Name	P	A
Jake Kaufman, Chair	X		Mia Herron	X	
Sarah Dennison, Vice Chair	X		John Reed	X	
Robert Aronson	X		Steve Traeger	X	
Mehrnoosh Mojallali	X		OPEN		
James Murez	X				

2. Approval of Minutes from last meeting(s).
3. Approval of Agenda as presented, or amended.
4. New Project Review and Staff Assignments and Coding of De Minimis Cases.
Review, discussion, and possible action on projects identified in applications filed with the City of Los Angeles Department Of City Planning as reflected on the CNC Reports, to build Agendas for future meetings. (To review the CNC Reports please go to www.Planning.LACity.org and click on "Case Information" on the left side, then click on "Bi-Weekly Case Filing" or, visit our internal working site, www.CityHood.org)
5. Chair Updates
 - a. General Updates by Chair, Land Use and Planning Committee – Jake Kaufman
6. Land Use and Planning Committee Current Case Updates.
 - a. Case members provide updates/schedule on their "Pending" cases.
7. Public Comment on non-agenized items related to Land Use and Planning only.
 - a. Presentation only by applicant for SLSO at 530 Grand Avenue.
 - b. Any new information or questions by Stakeholders.
8. Active Cases
 - a. **1420 S ABBOT KINNEY BLVD 90291**; Change of use from Duplex to Retail/Office/Food-to-go. No CUB.
 - i. Staff: James Murez
 - ii. Applicant: newmanbuildingdesigns@gmail.com

- iii. Background Info:
<http://cityhood.org/ReportCaseActivityDetail.cncx?CID=32453&UGP=Anonymous>
- iv. Public Comment
- v. LUPC Discussion
- vi. Motion to VNC Board

b. **417 Sunset Avenue; Small Lot Subdivision;**

- i. Staff: Mehrnoosh Mojallali
- ii. Applicant: Steve Nazemi (714)665-6569
- iii. Background information:
<http://cityhood.org/ReportCaseActivityDetail.cncx?CID=31849&UGP=Anonymous>
- iv. Public Comment
- v. LUPC Discussion
- vi. Motion to VNC Board

MOTION: The VNC recommends approval of the project as presented noting:

1) The buildings meet the character and mass intent of the Specific Plan because of the 15ft front yard setback, the light well atrium and the transparent front elevation.

2) Each home has 2 covered and 1 uncovered parking space, which complies with the intent of the VCZSP.

3) No variance or exception is requested.

LUPC motion made by Mehrnoosh Mojallali; seconded by Jake Kaufman and passed 8-0 on 10- 2-13

c. **1033 Abbot Kinney; Mixed Use Hotel**

- i. Staff, John Reed
- ii. Applicant: Dan Abrams
- iii. Background information:
<http://www.cityhood.org/ReportCaseActivityDetail.cncx?CID=30818&UGP=Anonymous>
- iv. Public Comment
- v. LUPC Discussion
- vi. Motion to VNC Board - NO MOTION MADE

d. **LUPC Committee Member Motion**

- i. Staff, Robert Aronson
- ii. Suggested Motion to consider:

The VNC insists that the Chief Zoning Administrator and the City Attorney create for the VNC a description of conditions that can legally be included in the approval of a CUB, and a description of conditions that not legally allowed to be included in the approval of a CUB, and a description of the grey area where the law is unclear as to whether a condition can legally be included in the approval of a CUB.

LUPC motion made by Robert Aronson; seconded by Jake Kaufman and passed 8-0 on 10-2-13.

9. Adjournment

In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the LUPC members in advance of a meeting may be viewed at www.CityHood.org, Venice Public Library, 501 Venice Blvd., at our website by clicking on the following link: www.VeniceNC.org/LUPC, or at the scheduled meeting.

In addition, if you would like a copy of any record related to an item on the agenda, please contact the LUPC Chair at Chair-LUPC@venicenc.org or the Committee at LUPC@venicenc.org.

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