



Venice Neighborhood Council

LAND USE AND PLANNING COMMITTEE
PO Box 550, Venice, CA 90294 www.VeniceNC.org
Email: Chair-LUPC@VeniceNC.org



Meeting of the Land Use and Planning Committee

DATE: Thursday February 1, 2018

TIME: 6:30 – 9:45 pm

Oakwood Recreation Center 767 California Ave, Venice

BOARD MEETINGS: The Venice Neighborhood Council holds its regular meetings on the third Tuesday of the month and may also call any additional required special meetings in accordance with its Bylaws and the Brown Act. All are welcome to attend.

TRANSLATION Services: Si requiere servicios de traducción, favor de notificar a la oficina 3 días de trabajo (72 horas) antes del evento. Si necesita asistencia con esta notificación, por favor llame a nuestra oficina 213.978.1551.

PUBLIC ACCESS OF RECORDS: See last page.

PUBLIC COMMENT: See last page.

COMMUNITY IMPACT STATEMENTS: Any action taken by the Board may result in the filing of a related CIS

DISABILITY POLICY: See last page.

ALL AGENDA TIMES ARE APPROXIMATE AND SUBJECT TO CHANGE ON THE NIGHT OF THE MEETING.

AGENDA ITEMS

1. Call to Order
2. Roll Call

| Name | Present | Name | Present |
|----------------------|----------------|---------------------|---------|
| Matthew Royce, Chair | x | Mehrnoosh Mojallali | x |
| Robert Aronson | x in 7:00pm | Joe Clark | x |
| Ramsey Daham | x | Brian Silveira | x |
| Daffodil Tyminski | | Michael Jensen | x |
| | | Tim Bonefeld | x |

3. Approval of Minutes
see draft minutes for Jan 25, 2018 at: <http://venicenc.org/land-use-committee>
Approved 7-0-0 MJ/BS
4. Approval of Agenda
Approved as amended 7-0-0 MJ/BS
5. LUPC members to declare any conflicts of interest or ex parte communications relating to items on this meeting's agenda
6. Chair's Report
7. General Public Comment on non-agendized items related to Land Use and Planning - 15 minutes

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8. CASES FOR REVIEW

(see project files for more detailed info at <http://venicenc.org/land-use-committee>)

A. **Heard 3rd**

Case: ZA-2013-778-CUB-PA1
Address: 22 Washington Blvd (Bay Market)
Applicant: Lee Rabun
LUPC Staff: Robert Aronson
Representative: Lee Rabun
Description: Renewal of CUP for alcohol sales

Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval with a plan approval in 24 months unless signed off by the BIG saying there are no issues

Motion Approved by LUPC (RA/RD 8-0-0)

B. **Heard 1st**

Case: ZA 2017-4390-CUB
Address: 325 Ocean Front Walk (Candle Cafe)
Applicant: Northwestern Engineering Co. and Hill Products Group Inc.
LUPC Staff: Daffodil Tyminski
Representative: Art Rodriguez Associates
Description: CUP application for full line alcohol sales

Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval with the following conditions:

1. Security recording systems facing speedway with motion illumination and 3 months video recording backup
2. The CUP approval is tied to the current operator

Motion Approved by LUPC (RD/TB 4-2-1)

C. **Heard 2nd**

Case: DIR-2017-3396-CDP-MEL, ZA-2017-3397-ZAA
Address: 629 Sunset Ave
Applicant: Alex Goodson
LUPC Staff: Tim Bonefeld
Representative: Mark Bittoni
Description: New Duplex, ZAA request for a reduced passageway

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Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval with the following conditions:

1. Roof railings setback 5 feet from edge of building
2. 250 foot radius mailer for VNC meeting
3. Lower the overall building 2 feet

Motion Failed by LUPC (TB/RD 2-5-1)

Motion: Postpone case until Applicant performs a regular outreach meeting and provides a solar study for all 4 seasons

Motion Approved by LUPC (BS/RA 8-0-0)

D.

Case: DIR-2017-3843-CDP
Address: 715 Howard St
Applicant: Stephen Michael
LUPC Staff: Joe Clark
Representative: Shapour Shajirat
Description: Major Remodel of Existing Single Family House

Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval as presented
Motion Approved by LUPC (JC/TB 6-1-0)

E.

Case: DIR-2017-3741-CDP-MEL
Address: 2814 Beach Ave
Applicant: Adam Biggs
LUPC Staff: Brian Silveira
Representative: Howard Robinson
Description: Major Remodel of Existing Single Family House

Public Comment & Possible Action: Motion

Postponed by Applicant

F.

Case: DIR-2017-2916-CDP-SPP-MEL
Address: 437 Howland Canal
Applicant: 437 Howland Canal Silicon Bay, LLC
LUPC Staff: Michael Jensen
Representative: Austin Peters

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Description: New Single Family House

Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval as presented

Motion Approved by LUPC (MJ/RA 6-1-0)

G.

Case: DIR-2017-5117-CDP-MEL-SPP

Address: 644-650 Sunset Ave

Applicant: Jacob Mathews

LUPC Staff: Mehrnoosh Mojallali

Representative: Breakform

Description: Lot tie of 644&650 Sunset, Convert (E) 1-story Duplex on 650 Sunset to SFD, and Addition of 2-story structure (no roof deck) to SFD

Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval as presented

Motion Approved by LUPC (RA/BS 6-1-0)

9. Discussion and possible motion regarding SB 827

https://leginfo.ca.gov/faces/billTextClient.xhtml?bill_id=201720180SB827

Public Comment & Possible Action: Motion

Motion: LUPC recommends The VNC Board recommend approval as of the following motion:

Whereas Venice, the City of Los Angeles, and the State of California are facing an extreme housing shortage and affordability crisis, the VNC recommends enthusiastic support of SB 827

Motion Approved by LUPC (JC/TB 6-1-0)

10. Adjournment

PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS: The public is requested to fill out a “Speaker Card” to address the Land Use & Planning Committee on any agenda item before the Land Use & Planning Committee takes action on an item. Comments from the public on agenda items will be heard only when the respective item is being considered. Comments from the public on other matters not appearing on the agenda that are within the Land Use & Planning Committee jurisdiction will be heard during the General Public Comment period. Please note that under the Brown Act, the Land Use & Planning Committee is prevented from acting on a matter that you bring to its attention during the General Public Comment period; however, the issue raised by a

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member of the public may become the subject of a future Land Use & Planning Committee meeting. Public comment is limited to 1 minute per speaker, unless adjusted by the presiding officer.

POSTING: *In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the board members in advance of a meeting may be viewed at Beyond Baroque, 681 Venice Blvd; Venice Public Library, 501 S. Venice Blvd; and at our website by clicking on the following link: www.venicenc.org, or at the scheduled meeting. You can also receive our agendas via email by subscribing to L.A. City's Early Notification System at www.lacity.org/your-government/government-information/subscribe-meetings-agendas-and-documents/neighborhood. In addition, if you would like a copy of any record related to an item on the agenda, please contact chair-lupc@venicenc.org*

RECONSIDERATION AND GRIEVANCE PROCESS: For information on the VNC's process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the VNC Bylaws. The Bylaws are available at our Board meetings and our website www.venicenc.org.

DISABILITY POLICY: THE AMERICAN WITH DISABILITIES ACT - As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities. Sign language interpreters, assistive listening devices and other auxiliary aids and/or services, may be provided upon request. To ensure availability of services, please make your request at least 3 business days (72 hours) prior to the meeting you wish to attend by contacting George Francisco, VP, at [\(310\) 421-8627](tel:3104218627) or email vp@venicenc.org.

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