



Venice Neighborhood Council

PO Box 550, Venice, CA 90294 / www.VeniceNC.org
Email: info@VeniceNC.org / Phone or Fax: 310.606.2015
LAND USE AND PLANNING COMMITTEE AGENDA



March 10, 2010 AGENDA

NOTE: All projects and or Issues on any officially posted LUPC agenda are automatically included in the Online Discussion web site www.veniceneighborhoodcouncil.com and are treated as Public Comment to that Project and/or Issue. Directions: Oakwood Recreation Center is located at California and Seventh Streets. The entrance is from Seventh Street, the meeting room is to the left as one enters the Seventh Street Entrance.

1. **6:45 pm** Call to Order – Roll Call
2. **Approval** of this agenda as presented or amended
3. Approval previous meeting’s minutes as posted.
4. **ANNOUNCEMENTS** – specific events important to Venice Stakeholders.
5. **PUBLIC COMMENT** – 10 minutes on non-agendized items related to Land Use and Planning only.
6. **CONSENT CALENDAR:** No items
7. **NEW BUSINESS: DELIBERATION OF FOLLOWING PROJECTS:**
- 7A 2724 Abbot Kinney FYI: TT-71124-CC, ENV-2009-3545 CE (50-CC), CDP-1987-36, CDP-1987-1142_SM Staff Jed Pauker Applicant represented by Brian Silveira. Permit application received January 1, 2010. Documents emailed to LUPC. Fifty unit conversion to 50 unit condominium. Neighborhood meeting held by PRNA March 2, 2010.

7B Original Case Number: CASE # APCW 200207626 CDP SPP SPR MEL. Original Council File 04-0939; **Jefferson at the Marina**, 3221 Carter Avenue, Venice, California 90292, Oxford Triangle Commercial Zone, C4(OX)-2-D. Staff proposes the following recommendation to the VNC Board of Officers at their March 16, 2010 meeting:

WHEREAS; The Oxford Triangle Specific Plan was promulgated to protect the R1 residential zone against light, noise, traffic and shadow encroachments of the C4(OX) commercial zone into the residential zone;

WHEREAS; The City of Los Angeles' Department of Planning, and developers and owners of 3221 Carter Street, Venice, California 90292, violated the Oxford Triangle Specific Plan as follows:

Violated prohibition of vehicular or pedestrian ingress or egress between the two zones.

WHEREAS; If the Oxford Triangle Specific Plan is honored all problems brought before the Venice Neighborhood Council and its Land Use and Planning Committee will disappear;

BE IT RESOLVED that the Venice Neighborhood Council Board of Officers strongly recommend that the objectives of the Oxford Triangle Specific Plan be honored.

NOTE: The Oxford Triangle Specific Plan (OTSP) is available at the web site for the City of Los Angeles Planning Department

(<http://cityplanning.lacity.org/complan/specplan/sparea/oxfordpage.htm>)

8. **Public Comment** – 10 minutes on non-agendized items related to Land Use and Planning only.
 9. **OLD BUSINESS:**
 10. **ADJOURNMENT**
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*"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 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**."*



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Whaler, sidewalk.

From: Challis Macpherson [<mailto:challis.macpherson@verizon.net>]
Sent: Tuesday, February 09, 2010 3:22 PM
To: brian.silveira@katherco.com
Cc: 'LUPC'
Subject: FW: TT-71124-CC, ENV-2009-3545 CE (50-CC)

Permit application date October 23, 2009, however LUPC received permit application packet (date stamped and logged) January 1, 2010.

In accordance with our telephone conversation, attached is draft LUPC agenda for March 10th and LUPC Neighborhood Notification Policy. Please send us an electronic copy of the rent roll the applicant submitted to the Planning Dept. Advisory Agency, and an electronic copy of the Housing Department's Mello Determination letter.

Below is email I sent to Joey Vasquez this morning - I spoke to him also.

Later, Challis

From: Challis Macpherson [<mailto:challis.macpherson@verizon.net>]
Sent: Tuesday, February 09, 2010 11:15 AM
To: 'joey.vasquez@lacity.org'; 'kevin.jones@lacity.org'; "Whitney Blumenfeld"; 'Jim Horwitz'
Cc: 'Presidents Row Neighborhood Association'; 'LUPC'
Subject: TT-71124-CC, ENV-2009-3545 CE (50-CC)

Address: 2724 South Abbot Kinney Blvd, Venice 90291, apartment to condominium conversion.

Dear Mr. Vasquez:

In accordance with our conversation this morning, please continue this application until the Venice Neighborhood Council (VNC) and our Land Use and Planning Committee (LUPC) has had a chance to take public comment, deliberate and recommend an action to VNC Board of Officers.

This application is on LUPC March 10th agenda, and it will go to the VNC Board of Officers April 20th. Our recommendation will be emailed to CD11, Planning and yourself the next day.

This project must have been fast tracked because we haven't had a chance to review it. We received the permit application packet the middle of January.

Thank you for this consideration,
Later, Challis