



- **Committee Chair**-
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City of Los Angeles
GREATER VALLEY GLEN COUNCIL
13659 Victory Blvd., #136
Valley Glen, CA 91401
www.greatervalleyglencouncil.org

- **Committee Members** -
Doug Briedenbach
Rich Pisani
Lisa Samson

Planning & Land Use Committee MINUTES
7:00 PM
Tuesday, January 27, 2015
Erwin Elementary School, Auditorium
13400 Erwin Street, Valley Glen, CA 91401

The public is requested to fill out a "**Speaker Card**" (per individual item) to address the Board on any item of the agenda prior to the Board taking 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 is within the Board's subject matter jurisdiction will be heard during the Public Comment period. Public comment is limited to 2 minutes per speaker, unless waived by the presiding officer of the Board. Presiding officer reserves the right to limit further, depending on number of speakers. No person may assign their speaking time to another person. Period for comment not to exceed 2 minutes.

Agenda is posted for public review at: **Erwin Street School**, 13400 Erwin Street, Valley Glen, CA; on the GVGC web site at www.greatervalleyglencouncil.org

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1. Call to Order and Roll Call – **Meeting called to order at 7:02P. Quorum with C. Samson, D. Briedenbach, R. Pisani, L. Samson (arrived 7:25P)**
2. Approval of December 16, 2014 Minutes – **Minutes unanimously approved**
3. General Public Comments (see rules above)
4. Board Member Comments - **None**
5. **Presentation by Phil Bacerra, project manager of Warmington Residential, developers of "The Glen" property on Victory Blvd., of a proposed Small Lot Subdivision.**

Public Comments – **Alicia Bien – Will project be mixed use (NO, all residential), Lucy Powers – Expressed concern about green area. Presently several homeless in the area. Alissa Dean – What security measures for complex (most likely security gates to get into parking areas as well as other security measures). Length of project (probably 3 years), Carlos Pajuelo – Underground Parking (NO), A. Bien (Guest spaces (Yes, scattered around the complex), Judy Price (Number of stories (3). Has the property been bought yet (NO, just preliminary inquires). Karo Torossian from Paul Krekorian's office – The Q Conditions attached to the property from the previous project will need to be changed for this project, there is no zoning change needed. Based on similar projects in the area, an estimated guess as to the cost of the individual units in the complex app. \$500,000 to 550,000. Myrna Pajuelo – Do they own the site (NO). Guy Richardson – Previous project had a traffic light in the plans will this? (Preliminary stages, if the city requires, yes). Kathleen Schwartz – Previous project had utilities underground, will this (Preliminary stages, if the city requires, yes).**

Board Member Comments – **R.Pisani – What specific plans do the developers have for the greenspace (Preliminary stages, but will take into account neighborhood feedback). C. Samson – Expressed concern regarding the trash receptacles as it has been an issue with Small Lot projects in other complexes in the neighborhood.**

6. **Review of Zoning Case ZA-2014-4688-CUW at 13069 Victory Blvd., Valley Glen to obtain a Conditional Use Permit by Verizon Wireless for the installation in the parking lot of a shopping center of an unmanned 45 ft. tall faux palm tree monopole and UL listed equipment cabinets & standby generator on a concrete pad surrounded by bollards. The telecommunications will consist of 12 antennas, 12 RRU's, 1 parabolic antenna and 2 raycaps mounted on the faux palm.**

C. Samson motioned to approve the application with the following conditions: The heaviest and densest palm fronds be used and that the equipment be painted to match the tree. In addition, the tree is to exclude the Parabolic Microwave dish. 2nd by D. Briedenbach – unanimous approval.

Public comment – Alissa Dean – What are the effects of cell tower (FCC Regulations state the amount of radiation that emanates from tower. Kathleen Schwartz – How long is the contract for and is there other locations they are planning to put them – by a school? (This is only location and none by schools). K. Torossian from Paul Krekorian's office – Have they looked into putting the tower on the roof of the building (NO).

Committee member comment – Why are you going with the palm tree when the area is full of pine trees (The property owner asked for it as it will fit in with planned landscaping.

7. **Review of Zoning Case ZA-2014-4372 CUB at 12500 Vanowen St, Valley Glen to obtain a Conditional Use Permit for the sale and on-site consumption of beer and wine (type 41 License); live entertainment consisting of a DJ, Karaoke, and a 3 piece combo & singer/performer, as accessory uses, in conjunction with an existing 2,091 s.f. Salvadorian Restaurant accommodating 79 seats. The proposed hours of operation are from 8:00 am until 12:00 midnight Sunday through Thursday, and until 1:00 am. on Friday and Saturday. Proposed hours of operation for live entertainment are from 7:00 pm until 12:00 midnight Sunday through Thursday, and until 1:00 am. Friday and Saturday. Proposed hours of alcohol service are the same as hours of operation of the restaurant.** C. Samson motioned to approve application with the following conditions: The hours of serving alcohol be limited to – M-TH 11A-12M, F 11A-1A, SA 8A-1A, SU 8A-12M. L. Samson 2nd – Unanimously approved.
8. Adjournment – Motion to adjourn at 8:03P by L. Samson, R. Pisani 2nd.

The next meeting will be at 7:00 pm. on Tuesday, February 24, 2015