

Sherman Oaks Neighborhood Council
Planning & Land Use Committee Meeting
Minutes

Thursday, November 16, 2017 6:30 p.m.

In attendance: Jeff Kalban, Chair; Alicia Bartley, Tom Capps, Art Fields, Mikie Maloney, Rick Mayer, Lisa Petrus. Absent: Jackie Diamond, Sue Steinberg

- 1) Call to order at 6:30 p.m.
 - 2) Roll call
 - 3) Motion to approve minutes of October meeting by Art Fields, second by Tom Capps. Approved unanimously.
 - 4) no elected officials
 - 5) Public forum: none
- 6a) Chair's report: Vision Traffic study was approved by Sherman Oaks Neighborhood Council. October 23 Jeff and Ron Ziff met with David Ryu with Traffic Report. Met with Adrin Nazarian on Nov. 3 and Bob Hertzberg on November 6. High Density Housing study was approved by SONC November 6 and will present to David Ryu after Thanksgiving.
- Rye Street condos which PLUM rejected twice was approved by Planning department because of SB1818.
- IMT sub committee meeting without the developer will be November 27. Vision/Beautification meeting will be December 7, 2017.
- 6b) Plan Review Board report by Lisa Petrus: had no new news on the lighting of the palm trees across from La Reina. Moving ahead with suggested improvements.
- 7a.) New Business: 13703 Ventura Blvd. Restaurant. New restaurant space is being upgraded and being brought up to code. They are trying to

get a liquor license approval for the entire space not just part of the space as was the case with former restaurant. They have 5 parking spaces in the back which is all they are required to provide, will have valet parking. Corner space by Woodman will be used for storage and office space for the near future. There will be 12 outdoor seating spaces with railing. Lisa and Mikie were concerned about lack of parking for the restaurant. Rick wanted plantings on the railing for SO continuing effort to beautify the street.

Motion by Alicia Bartley: to approve as presented with condition for landscape plan to be reviewed by Rick Mayer, seconded by Art Fields. 4 in favor, 2 not in favor, 1 abstention. Motion passes.

7b) New business 5128 Hazeltine Ave. Childcare. This is a pre school with 2000 sq ft. building and conditioned for 24 children. Owner states that they were approved for 28 children but clerical error showed 24. She would like: #1 to be approved for 28 children. #2 would like to eliminate the requirement to plant Ficus trees to separate her school from the neighbors because the Ficus have an invasive root system. #3 she would like to change her drop off hours from 8:30-10:30 to 8:30-9:30. They found that most of their kids were dropped off by 9:30 and would like their traffic monitor to be helping inside the school after 9:30. #4 she would also like to allow all 28 kids to be playing outdoors at the same time rather than the 14 kids currently allowed.

11 community speakers. Most were parents at the school and complimented the school and its director as being exemplar. They wanted more kids allowed because most of them had other children on waiting lists to get in. They felt they were good neighbors, always aware of the rules for drop off. The parents wanted all the kids to be able to be outside at the same time.

Couple of residents that spoke did not want the added increase of kids or the use of the outdoor space by all 28 at the same time because of noise and they wanted trees to give them visual privacy.

Committee did not feel that the increase was justified. Felt the noise was a concern for the residential neighbors and felt trees were important.

Motion by Jeff Kalban: Deny increase of students and leave it at 24 children. Only allow 14 children in the yard at one time and Rick Mayer will offer appropriate tree selections for planting. Approve reducing two hour drop off to one hour, approve removal of condition to review. Second by Art Fields
Passed unanimously.

7c) New business 5209 Saloma ave. Small Lot Subdivision

The facade of this project had been greatly changed but neighbors were still very upset about how it looked and the amount of construction and lack of parking on their street. Applicant had suggested 45 ft Bamboo trees to screen neighbors from this project but neighbors felt removal of so many existing trees was horrible.

Motion by Jeff Kalban: to have the applicant come back next month with answers to how the outdoor lighting would affect the neighbors, revisit the landscaping, consider 4 units rather than the 5, work on the entrances to the individual units, discuss the process of garbage pick. Seconded by Mikie Maloney. Approved unanimously.

Adjourned at 9:00 p.m. and continued outside the library.