

SHERMAN OAKS NEIGHBORHOOD COUNCIL
PLANNING & LAND USE COMMITTEE
REGULAR MEETING MINUTES
THURSDAY, NOVEMBER 15, 2018 6:30 p.m.
SHERMAN OAKS LIBRARY

- 1.) Call to order by Jeff Kalban, Chair, 6:30 p.m.
- 2.) Present: Alicia Bartley, Tom Capps, Jackie Diamond, Art Fields, Mikie Maloney, Rick Mayer, Lisa Petrus, Sue Steinberg, Jeff Kalban, Ron Ziff
- 3) Minutes of October 18, 2018 PLUM meeting approved as written.
- 4.) no public officials
- 5.) Chair's Report: Jeff, Jackie & Sue attended the November 7th Community Plan meeting. Jeff believes it is a good idea to keep Sherman Oaks in the two community plans. December 6 Vision meeting will be about other possible sites for the homeless. This meeting was requested by residents in opposition of the two sites previously identified as possible supportive housing sites. December 20th PLUM meeting will be cancelled, no projects are scheduled to present.
- 6.) Plan Review Board Report: nothing to report
- 7a.) New Business 4454 Van Nuys Blvd. Sherman Oaks Square. This is a proposed remodel with additional square footage to the existing center. Center is tired looking. Owners would like to add 42,000 sq ft to existing 75,000 sq ft. There will be a two story office space added to the existing one story buildings, the existing theater will be remodeled into an office building with a two story addition, a large parking structure will be located on Sylmar. Additionally, new landscaping and outdoor eating spaces will be added to make center more pedestrian friendly. All the current automobile entrances to the square will remain. In & Out Burger is not part of the remodel.

COMMITTEE DISCUSSION: most reacted favorable. Concerns about back up traffic on Moorpark from traffic trying to enter for In & Out, bike lane needs to be protected. Asked if all neighbors had been notified. Committee wanted the parking structure for use by the square and not for Casa de Cadillac. Major concern was the actual architecture. It didn't seem to be up to the standards they are trying to set. Not much better than regular business parks. Would like this to be better, landscaping should be done with major trees to hide the parking facade.
Rick Mayer recused himself.

Public comment: Elaine Newman spoke. She is the landlord for the City Bank building next door. Wanted to know how long construction would be, what will happen to the gates that were put up to prevent homeless from sheltering there, have they done an EIR report.

MOTION: Bring revised design to Chair for review prior to SONC Board. Revisions to address landscape plan showing the size of trees and vines at installation and at five years, show parking facade with trees bare, and revise office building design and design more interesting facade on Van Nuys Boulevard. Seconded by Sue Steinberg.
Motion passed unanimously.

7b.) Tom Capps discussed the proposed restaurant beverage program ordinance. City wants to make approval administrative for some specific restaurant types. This would streamline what is currently a tedious 6-8 months into a two week process. This would apply to restaurants with a full kitchen, 7a.m-11 p.m. operating hours, no live entertainment, no take-out only, as some of the major criteria to qualify for this expedited process.

Committee had some concerns: not easy to weigh in on restaurant going thru this approval process administratively, committee would not be able to require planting on outdoor eating areas, no process for taking care of problems. Committee wanted to discuss this further.

8.) Public Comment: no public comment

9.) Adjourn 7:55