

June 17, 2021 Minutes of the Joint Meeting of the Land Use/Equestrian Committee and the CNC Board -

(Meeting conducted via Zoom)

1. Meeting called to order at approx. 7:04 p.m. by Linda V.

Committee Members present:

Jeff Hammond

Linda and Andre van der Valk

Dorothy Allison

Mark Levinson

Judith Daniels

Marianne King

Absent:

Dan Huffman

Jim Van Gundy

Vicki Briskman

Carey Tri

Frank Geraty

Quorum? – Yes

2. Stakeholder/Public Comment – none
3. Approval of Minutes – Andre/Jeff motion to approve as is – no objections -all in favor
4. CPC-2021-4372-CU – Academy for Advancement of Children with Autism – 22232 – 22280 Devonshire St. – Requesting conditional use permit for the

relocation and continued use and operation of a school serving K – 12th grade in the RA Zone for up to 80 children. The previous location was at 10824 Topanga Canyon Blvd- West United Methodist Church property).

Sue Steinberg/Rep presented a shared PowerPoint which highlighted the following:

- Proposed site has been a school use since 1979
- No demo or construction is proposed- all structures, pool, etc. on site will remain
- The site has 14 on-site parking spaces
- The most recent CUP for the site was approved in 2010 for up to 300 students but it was never utilized - we are only asking for up to 80 students.
- Enrollment is expected to be 40 children
- 8 students per classroom, currently there are 6 classrooms
- Hours 8:45 am – 3:15 pm – Monday- Friday only
- Pick-up/Drop Off on-site only from Devonshire 2-way driveway access
- Standard school events – back to school and graduation ceremonies will take place once a year.

Leslie Bernstein – school administrator introduced herself and noted kids need more outdoor space, student body is low, no student will be driving to school.

Reps answered LUC questions- Academy in business since 2006; will be approx..60 staff members on site (try to staff 1:1); eventually would want to add more parking on site by removing pool and corral and paving over, until then, staff will park on street but only open from 9 to 3 pm. There are no plans to remove any mature trees, if add more classrooms later, will try to repair and keep same footprint. If worst case scenario, 60 staff and 80 students arriving at site, how would handle – answer, only have 40 students, will take a long times/years to reach 80 students, several of our staff carpool, some come from Antelope Valley, also, parents do not get out of the car during drop off/pick up, staff handles from car, therefore it is swift in and out. Will gate on Valley Circle that crosses equestrian path ever be used for access? If so, that would be a concern and we wouldn't want that conflict between equestrians and access – answer, no we will not use that gate, we want all staff to come into main entrance on Devonshire. Who owns property now? Answer, is a private owner (i.e. not previous school Chime), we are looking to purchase it.

Roger Arst – adjoining neighbor/property owner on Craggy View stated there are four houses that share a wall with the school. He is happy the site will be continued to be used as a school. Leslie B. stated she use to live on Craggy View, was a neighbor, they will be very considerate of the school neighbors. How long will it be for the renovation

and school to start? Rep. said hopes it will go before City PLanning Commission in 3 to 4 months.

Mark L./Dorothy A – Motion to approve – 1 abstain, 6 ayes

5. Base Zoning and Beyond – Marianne King presented a PowerPoint presentation and discussion to provide a better understanding of how certain projects, like density bonus projects, TOC's, and PSH's can exceed the base zoning and specific plan requirements. Questions remain as to whether these types of projects within the Specific Plan area have to comply with the Specific Plan design requirements; such as 100% Affordable projects and PSH's (Permanent Supportive Housing) and if they are all ministerial, and if so, does that mean we have no input at all? Frustration was expressed that it sounds like anyone can just come in and build whatever they want, with total disregard for the character of the community, and that once it is built, no one monitors what is required of the landlords, such as taxes, keeping the units affordable, etc. That the City has essentially allowed the State to take over our local land use laws and that these PSH projects will negatively impact our property values, such as in the immediate commercial area, etc.

6. Overview of City of L.A. Redistricting Meeting for NCs – Marianne K. gave update of the Re-Districting Mtg for NC's held by the LACCRC on 6/9/21 – main objective is how to engage NC's, get public outreach suggestions, etc. Focus is how to define COI's, Communities of Interest, what are the common social & economic interests, describe/draw/send, describe your community as you would to someone who has never been here, etc. There will be 19 public hearings, one for each Council District and 4 regional hearings (one in the Valley) – anyone can attend any hearing and give their input. CD12's is the 1st hearing on 7/1. There is no census data yet, so no draft maps until September then goes to City Council in October. We will probably have one week to review map before it goes to City Council. Shared docs with LUC re: Common Cause.org, Re-Districting schedule/timeline. Linda V. shared she and Judi were involved 10 years ago, main concern was that we had the same Councilmember instead of having two councilmembers, and suggest that our community boundaries don't change, keep Chatsworth Preserve in Chatsworth, etc. Jeff will post shared info on the NC website.

7. Board member comments, DRB report, Community Announcements, and other business – Linda suggest we start LUC at 6:30 p.m. instead of 7 p.m. – all agreed for 6:30 p.m. start. Linda also said letters went out regarding ADU's and

conflict with horse keeping rights - No response to date from Senator Stern, Hertzberg, Assembly Member Valladares and Jesse Gabriel. Linda will follow up on that. Eton/Devonshire PSH project will present to LUC sometime in August. Marianne K. shared there was a public hearing officer hearing about a proposed Ridgeline Protection Ordinance for City of L.A. Pilot Program is proposed for Beverly Hills/Bel Air, any other community would have opportunity to apply as a Supplemental Use District when their Community Plan is updated. Marianne shared concern we would have to wait a long time (as well as North Valley) and that focus should be on pristine ridgelines first, not already developed ridgelines like Bel Air, etc. Last day to comment is July 2nd if anyone is interested.

8. Motion to Adjourn – 8:26 p.m.