

November 18, 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. 6:35 p.m. by Linda V.

Committee Members present:

Linda and Andre van der Valk

Jim Van Gundy

Jeff Hammond

Marianne King

Dorothy Allison

Judith Daniels

Carey Tri

Frank Geraty

Carol Lucas

Absent:

Mark Levinson – late? excused?

Vickie Briskman – absent? excused?

Quorum? – Yes

2. Stakeholder/Public Comment –

Jeannie Plumb shared she has attended 4 consecutive Rec & Park Commission meetings trying to find out who maintains city equestrian trails in Chatsworth and graffiti removal from Stoney Point. It has taken months to get a response. She will be meeting a Rec & Parks supervisor tomorrow in Chats.

3. Approval of Minutes – August 2021 minutes, no corrections, approved as read.
4. Project Presentation – ZA-2021-4695-CUB 21725, 21727, 21729 Devonshire.
Request to permit the sale of beer and wine only in a café and board game retail store. This item is a continuation from the October 2021 LUC meeting. The applicant was asked to return to the committee with additional information, including a floor plan and design detail (rendering if possible) to the exterior work remodeling being done to the building.

Applicant tried to show pics of what has been done to the site but were too small.

Questions –

Marianne K. –

Are separate addresses/lease spaces connected as one for this project? Answer - Yes, they will be connected inside. Both front doors on Devonshire will be accessible from sidewalk to enter.

Will beer & wine be served in the game room as well? – A- Yes

Will rooftop equipment be screened? It looks pretty bad – appears existing parapet was removed. Is a Specific Plan requirement to screen rooftop equipment. A - No, no plans at this time.

Will there be any landscaping in the front, maybe some planters? Any stonework, like for the bulkhead, or ironwork? Idea is to try to apply some of the Specific Plan design requirements, even though request is for sale of alcohol and permit was approved for the remodeling, it doesn't look like it was approved for the exterior work. A- We did add some stonework across the façade- we saved some of the flagstone, might try to do something with that. We want to do a mural on the Hillside façade, something with indigenous background.

Will entryway area, currently concrete, have some design pattern such as tile per the Specific Plan? A- It is a colored concrete, different from the sidewalk concrete.

You may have a problem with the start time request at 6 a.m. since this is a commercial corner, which requires 7 a.m. start time. Suggest we could include a motion to approve earlier start time for this for the coffee use since they don't plan to sell alcohol until later in the day and can be conditioned like that.

Linda V. – Are you planning on earthtone colors to follow the specific plan? A – the front is actually tile, so no, but the sides can be painted. It will be the dark

color I showed. Per Sarah (architect) - there is a plan to add a planter along the side street, so that will add more color to the façade. Entrance canopy will have a natural wood ceiling give warm earthtone color.

Linda V. – Have you talked to Kora the City Planner for the Specific Plan? Per Sarah - A – Oh yes, way back, she reviewed all the plans. I'm actually surprised to hear about the earthtone colors because she did not make any requirement for that.

Andre V. – The DRB is stagnant right now. Yes, they aren't in compliance with the Specific Plan but City Planning is approving it under the state guidelines and they have made a sizable investment and improvements there. The design improvements you are talking about will add months of delay to their project, I think we should be a little more lenient in this case and approve it as presented.

Andre V. – Motion to approve CUB as presented. Frank G – seconded.

Jim V. – what are hours of alcohols sales? – A- 5 pm to 10 pm M-Thurs, and 12 noon to 10 pm Fri – Sun.

Linda V – We have a Motion to approve CUB with hours 6 a.m. to 10 pm with alcohol sales from 5pm to 10 pm, and from noon to 10 pm on Fri, Sat, Sun – any objections? No objections.

5. City Tree Policy discussion for proposed stronger tree protection than what is now seen on new projects and the existing protections.

Marianne K. noted she is looking into putting together a potential tree policy review, such as what are the existing strengths and weaknesses with the existing tree policy and coming up suggestions for better tree preservation. There are a number of different groups working in this, such as CFAC (Community Forest Advisory Committee) and Biodiversity Plan the city is working on so want to make sure we are not duplicating efforts. Carey provided some tree policy by other jurisdictions so will be looking at that too. Marianne plans to present something in January.

6. General Discussion on Land use and Equestrian issues if applicable.

Linda V. shared received determination for Smart & Final CUB and basically ignored CNC recommendations and gave them the requested modification to sell (beer) in singles, to open at 6.am. and to have wine tasting on-site.

Linda V. also noted a received early notification for Winnetka Theater site. Project proposes to demo the theater and put in 3 industrial buildings. This will be in addition to the three industrial buildings we already approved south of the site.

Per Linda V. – will be a County Redistricting Meeting on Tues. Nov. 23rd, 6 pm- she has the zoom info if anyone is interested. Some think trying to make SFV one district which might mean we could lose Kathryn Barger.

Per Carol L. – Hearing officer hearing for the Monarch School will be on Dec 3rd.

Per Jim V. – Re: Chamber is suggesting we change the Day of the Horse event to April 24th because conflicts with nature preserve earth day event.

Frank G- just to update, they are running a single cable on Canoga from Chatsworth to the horse crossing near the 118 freeway which will take a while- they have to connect the new stop lights to downtown.

Linda V. – Got word they stopped work at Canoga and Chatsworth property but haven't gotten any updates on the violations.

7. Motion to Adjourn – 8:30 p.m.