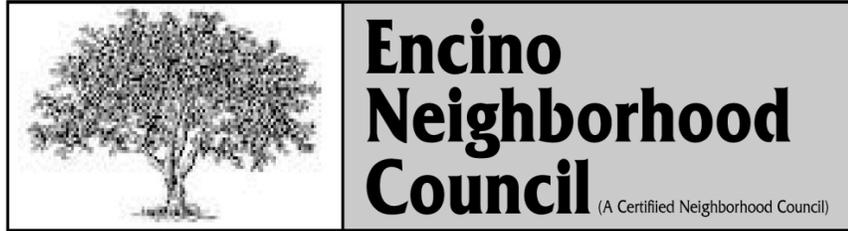


CITY OF
LOS ANGELES



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PLANNING AND LAND USE COMMITTEE MEETING

Tuesday June 9, 2015 -7:00 PM

Approved Minutes

Location: Encino Community Center - 4935 Balboa Blvd. Encino

1. Call to order: Roll Call, Determination of a Quorum, selection of voting PLU committee.

Meeting was called to order at 7:08

Committee Members Present: David Hudgins (Chair), Jason Ackerman, Gerald Silver, Eliot Cohen, Diane Rosen, Talar Dardarian, Al Mass, Tonya Barseghian

Non Voting Members: David Hudgins, Talar Dardarian

Total voting Members: 5 board + 1 stakeholder= 6

Discussed New board members that are now on the committee and how to resolve 2 extra board members voting. Will discuss with Todd, Kathy, and City Atty.

Absent: None

No public present

2. Approval of May 12, 2015 minutes -Unanimous

3. CD 5 updates by councilman Paul Koretz Valley Deputy Noah Mulhstein

Not present, but there is no update on the Fire Station

4. ACTION ITEMS: Vote may be taken on the following items. Ten minutes will be allowed for presentations with an additional ten minutes for responses. (* May be adjusted by chair.)

**A – Proposed Mushmell Apartments 4669 N Orion Ave APCSV 2015 956
5 Story, 15 Unit Apartment Complex.**

Requested Entitlements: Specific Plan Exception:

to Exceed building height of 45ft. Max Building height of 72 ft.

to increase the floor area ratio to 1.86:1 in lieu of permitted 1.25:1

for a zero setback in front yard in lieu of 18 in

for a zero setback in rear yard in lieu of 20'

movement from a less restrictive zone to a more restrictive zone

15 units to be built on existing parking lot. Utilizing space to make better use for the community and provide housing. Lot size 7,997.

Required 28 parking

3 units per floor @1200 sq ft.

Traffic-LADOT does not require a traffic study

No Environmental results

Does project conform with the Step down requirement? It is adjacent to commercial and mass setback is adjacent to residential.

3000 sq ft of green space in front. 26% planters

July-Aug hearing date, waiting for EIR

Can not do sub-terranean parking because of lot size

Motion: ENC PLU to oppose height exceeding 45ft and higher FAR of 1.25

Al Mass/ Diane Rosen

4/1/1

5. INFORMATION ITEMS: Information items will be allowed 10 minutes for discussion and 10 minutes for questions

6. Old Business:

Discuss PLU plan for extending mailings for projects presented at meetings outside the 500ft radius. Possibly request additional hours from staff person, possibly request help from Outreach Committee. Discuss revision to motion that was passed at the past meeting. Discuss revision to the budget amount that was proposed. Possibly take a new vote.

Fundamental point of ENC is Outreach

Ok to use trifold mailers instead of envelopes

Work with Outreach committee to get it out.

7. Public Comment- No public attended

8. Board Member Comment: Eliot Cohen- look into CIS

9. Adjournment 8:30 PM