

Venice Neighborhood Council  
Approved Minutes  
**Land Use and Planning Committee Meeting**  
**Extra Space Storage Community Room**  
**December 4, 2006**

1 **1. CALL TO ORDER AND ROLL CALL**

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3 Challis Macpherson called the meeting to order at     pm. Committee  
4 members present: Challis Macpherson, Maury Ruano, Robert Aronson,  
5 Arnold Springer, Jim Murez, Sylviane Dungan, Susan Papadakis.

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7 **2. FORMATION OF TASK FORCES**

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9 a. Agenda Building Task Force

10 There was discussion of the need for an Agenda-Building Task Force.

11 Challis Macpherson suggested that each Committee member take on  
12 responsibility for vetting individual development projects that are at issue.

13 Ms. Macpherson used a variance request submitted by The Other Room  
14 as an example of how a project becomes set for review by LUPC. Ms.

15 Macpherson stated that coastal permits, variances, tract map and hearing

16 notices are forwarded to LUPC, but that some notices are not sent in a

17 timely manner. Ms. Macpherson noted that in some instances it will be

18 necessary to contact the developer directly. There was discussion about

19 how Committee members can take on responsibility for development

20 projects in the Venice area. Ms. Macpherson read the VNC By-Laws that

21 discuss how LUPC functions are to be performed, and cited an example of

22 how LUPC interaction with a developer produced a project that benefited

23 the community and the developer. Ms. Macpherson called for volunteers

24 to serve on the Agenda Building Committee. Susan Papadakis and Maury  
25 Ruano volunteered.  
26 LUPC Policies and Procedures Review Task Force  
27 Challis Macpherson suggested allowing this document to remain in draft  
28 form. There was no objection raised

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30 **3. PROACTIVE**

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32 a. Whole Foods

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34 Sylviane Dungan agreed to take on researching the Whole Foods  
35 development project. Jim Murez stated the need to compose a standard  
36 letter to be provided to prospective developers that encourages  
37 developers to make a presentation before the Land Use and Planning  
38 Committee and makes developers aware of the process. Arnold Springer  
39 suggested that the letter should state the advantages to the developer, to  
40 obtain community sentiment and avoid the possibility of being told at a  
41 public hearing that input from the community must be obtained. Challis  
42 Macpherson explained the need to avoid the appearance of Brown Act  
43 violation in working out the particulars of the boilerplate letter. Yolanda  
44 Gonzalez referred to a letter to be presented at an upcoming meeting with  
45 Planning and Building and Safety. Robert Aronson stated that the boiler  
46 letter should question developers regarding community outreach. Jim  
47 Murez suggested building a website that provides information. Robert  
48 Aronson noted that the Planning Department file must be thoroughly

49 reviewed. Jim Murez suggested using a portable scanner to capture  
50 information in Planning Department Files. There was a suggestion that  
51 obtaining a webmaster and a portable scanner be considered. Further  
52 discussion ranged over a number of topics, including a suggestion that the  
53 Planning provide all project information online, and a proposed  
54 memorandum of understanding between the Neighborhood Councils and  
55 the City Planning Department. Challis Macpherson suggested that a draft  
56 letter be agreed upon at the next LUPC meeting for presentation to the  
57 Board at its next meeting. Challis Macpherson distributed copies of a  
58 report provided by CNC, and discussed a hearing she attended regarding  
59 a project listed in the CNC Report.

60 b. 31-Story Mixed Use Tower

61 Challis Macpherson will take on responsibility for vetting this project

62 c. 5 Rose

63 Challis Macpherson stated that this development should be carefully  
64 watched.

65 d. Parking

66 It was agreed that a Parking Task Force should be formed. Robert  
67 Aronson, Sylviane Dungan and Lainie Herrera will take responsibility for  
68 this issue. Means to resolve the issue of insufficient parking were  
69 discussed, including shuttle service and requiring developers to contribute  
70 to a fund to create additional parking. Arnold Springer noted that he

71           planned not to vote for projects that provide for offsite parking. ... stated  
72           that the \$18,000 fee paid in lieu of providing parking was set in 1985 and  
73           is no longer a reasonable sum.

74       e. Venice Coastal Specific Plan

75           Challis Macpherson asked the opinion of the Committee regarding review  
76           of the Specific Plan. ... reported that Grieg Asher stated that the Venice  
77           Specific Plan is not slated for review. There was consensus that language  
78           regarding the \$18,000 fee and rooftop structures should be composed for  
79           consideration at the next meeting.

80       f. Commercial Construction Moratorium

81           There was consensus that the Phil Raider, as a VNC Board member,  
82           should bring the Moratorium issue before the Board.

83       g. Web Page

84           There was consensus that a Web Page/Automation Task Force should be  
85           formed, comprised of Jed Pauker and Jim Murez.

86       h. Conditions

87           Challis Macpherson reported that stakeholder Noel Weiss spearheaded  
88           an Ad Hoc Committee to research how conditions can be enforced. Ms.  
89           Macpherson referred interested Committee members to Mr. Weiss for  
90           additional information.

91       i. Certified Neighborhood Council Online List

92 (Taken out of order) Challis Macpherson provided copies of the list to  
93 Committee members.

94 4. REACTIVE

95 a. 650 Indiana

96 b. 1201 Abbot Kinney, 'The Other Room,' APC hearing December 7, 2006 at  
97 10AM.

98 c. 206 Pacific Avenue

99 d. 505 East Milwood Avenue

100 e. 305-309 OFW, subdivision into mixed use

101 f. 315 South Fourth Street, height increase from 25 feet to 39.5 feet.

102 g. 2905-2907 OFW

103 h. 812 Main Street

104 Challis Macpherson stated that each of the projects listed above requires  
105 closer scrutiny. Individual Committee members agreed to review the various  
106 projects. Ruthie Seroussi suggested that stakeholders be advised of  
107 upcoming development projects in any outreach materials sent out by VNC.

108 Ms. Macpherson reported on plans to include a small blurb on DWP bills to be  
109 sent out in May 2006. ... suggested requesting that Planning include a notice  
110 to stakeholders that refers to Neighborhood Councils. Ms. Macpherson  
111 provided copies of stakeholder letters concerning 718 Oxford. There was  
112 discussion about provision for Beach Impact Zone parking under the Venice  
113 Specific Plan.

114 5. GENERAL DISCUSSION

115 a. Determine LUPC meeting dates for 2007. There was general consensus  
116 that LUPC will meet on the first and fourth Wednesdays. (Taken out of  
117 order) Ivan Spiegel stated that there are budget constraints regarding  
118 funds available for renting meeting space. Mr. Spiegel asked that  
119 Committee members keep stakeholders in mind, and asked that  
120 Committee reports be comprehensive. There was agreement that the  
121 LUPC reports to the Board will provide an accurate, comprehensive  
122 summary and that an update on LUPC activities will be provided at each  
123 Board meeting.

124 b. Neighborhoods Committee (taken out of order)

125 Challis Macpherson suggested that there be further discussion of alcohol  
126 based issues. By a show of hands the Committee voted to consider  
127 alcohol-related issues.

128 c. The Planning Report

129 Challis Macpherson provided copies of this report and recommended it  
130 highly to Committee members.

131 d. LA Downtown News

132 e. Memorandum of Understanding between the Los Angeles Department of  
133 Planning and Neighborhood Councils (discussed out of order)

134 f. Los Angeles City Planning General Manager, Gail Goldberg, is instituting  
135 area planning teams to enable planning to be contained in one area so

- 136 people can interact and get necessary information easily. These area  
137 planning teams will start interviewing community (taken out of order).
- 138 g. Flow Charts—how LUPC projects go through our Committee and then  
139 through VNC (taken out of order)
- 140 h. Los Angeles City Planning Department Computer Training, Thursday,  
141 December 7, 2007.
- 142 i. Mello Ace, Venice Town Council vs. City of Los Angeles
- 143 j. Stakeholder Survey conducted in conjunction with September 2006 VNC  
144 election
- 145 k. Venice Tag & Graffiti Removal requests forms  
146 Challis Macpherson provided copies of these forms to Committee  
147 members and asked them to complete them for any graffiti observed.
- 148 l. Area Planning Commissions  
149 (Tabled)
- 150 There was agreement to form a Fence Task Force, whose members are  
151 Ruthie Seroussi and Maury Ruano.
- 152 The meeting adjourned by common consent.
- 153