



Venice Neighborhood Council

LAND USE AND PLANNING COMMITTEE

PO Box 550, Venice, CA 90294 / www.VeniceNC.org

Email: Chair-LUPC@VeniceNC.org



MINUTES FOR LAND USE AND PLANNING COMMITTEE MEETING

DATE: March 2, 2011

LOCATION: Oakwood Community Center

767 California Avenue, Venice, CA 90291 (Corner of California and 7th; Community Room)

TIME: 6:45pm-9:00pm

NOTE: Regularly Scheduled Land Use and Planning Committee Meeting

1. Call to Order – Roll Call.

Name	P	A	Name	P	A
Jake Kaufman, Chair	x		Susan Papadakis	L	
Robert Aronson		x	John Reed	L	
Sarah Dennison	x		Jory Tremblay	x	
Jay Goldberg	x		Karen Wolfe	x	
James Murez	x				

2. Approval of Minutes from last meeting. *Carried over to March 16.*

3. Approval of Agenda as presented or amended. *Seconded by Jay.*

4. New Project Review and Staff Assignments.

Review, discussion, and possible action on projects identified in applications filed with the City of Los Angeles Department Of City Planning as reflected on the CNC Reports, to build Agendas for future meetings. *(To review the CNC Reports please go to www.Planning.LACity.org and click on "Case Information" on the left side, then click on "Bi-Weekly Case Filing" or, go to www.CityHood.org)*

5. Public Comment on non-agenized items related to Land Use and Planning only.

a. None.

6. Land Use and Planning Committee Announcements.

a. None.

7. Old Business:

a. None

8. New Business:

a. **14 E JIB ST; APCW-2010-3101-SPE-CDP-SPP-MEL; ENV-2010-3102-EAF**

- i. LEGALIZE EXISTING UNPERMITTED 5 UNITS CONVERTED FROM PERMITTED 4 GUEST ROOMS AND A RECREATION ROOM.
- ii. Staff, Sarah Dennison
- iii. Applicant, Henry Ramirez; (323) 401-3792
- iv. Public Comment
- v. Consideration of Motion for Approval/Denial

LUPC MOTION:

- Whereas the original permit copies are confusing in terms of numbers of guest rooms and units (3, 4 and 5 on different documents);
- Whereas the building has had seven units since the current owner purchased it in 1986;
- Whereas there are seven parking spaces for seven units in lieu of 16,
- Therefore, we recommend approving the project with the following condition:
 - On two units, the rent will be rolled back to moderate affordable levels and, upon vacancy, new tenants will be required to qualify for moderate affordable under the Los Angeles Housing Department requirements.

MADE BY SARAH, SECONDED BY KAREN**MOTION PASSED 7-0-1****Date of Motion: March 2, 2011**

- b. 1611 S PACIFIC AVE; SANTINOS ; ZA-2011-252-CUB; ENV-2011-253-CE
 - i. ON SITE SALE OF BEER AND WINE AT EXISTING RESTAURANT
 - ii. Staff, Jory Trembly
 - iii. Applicant, Hythum Kiswani (310) 431-5411
 - iv. Public Comment
 - v. Consideration of Motion for Approval/Denial

LUPC MOTION:**Motion to recommend the CUB (Type 41, on-site beer and wine for Restaurant) project as presented, noting:**

- Conforms to all VNC's CUB Conditions;
- Conforms to all VCZSP and CCC Parking Requirements (already done under current Permit);
- Noting Bike Rack on property
- Existing operator with a good track record of compliance
- Hours of Operation for Type 41 License
 - 11:00 am-12:00 am Sunday-Thursday
 - 11:00 am-2:00 am Friday and Saturday
- Type 41 (beer and wine on-site sales only, no hard alcohol, no off-site sales);
- 1-year Plan Review.

MADE BY JAKE, SECONDED BY JORY**MOTION PASSED (7-0-1)**

Date of Motion: March 2, 2011

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1.
 - c. **4029 S LINCOLN BLVD; ZA-2011-29-CUB; ENV-2011-30-EAF**
 - i. OFF SITE SALE OF BEER AND WINE IN CONJUNCTION WITH A WALGREENS STORE
 - ii. Staff, Karen Wolf
 - iii. Applicant, Matt Dzurec (310) 209-8800
 - iv. Public Comment
 1. Nicolas, Venice Resident for 20 years, knows applicants, spoke in favor.
 2. 11 other raised hands in favor or project.
 - v. Board Discussion
 - vi. Consideration of Motion for Approval/Denial
9. Administrative (Chair Updates) – AS TIME PERMITS:
- a. Items that are planned to be reviewed on future meetings:
 - i. **Discussion on CUB Types**
 1. *Jim, Jake to investigate this further.*
 - ii. **Rooftop Structure Design Code Recommendations**
 1. Staff, John Reed
 2. Public Comment
 3. Motion/Recommendation to VNC
 4. *John will discuss in future meeting.*
 - iii. **Small Lot Subdivision Position, Letter to LA City Planning**
 1. Staff, Jay Goldberg
 2. *Jay and John to draft a suggested letter*
 - iv. **VNC Standard Conditions of Approval for CUB, Staff, Jake Kaufman**
 1. *Carried forward*
 - v. **BMP Standard Condition, Staff, Susan Papadakis**
 1. *Carried forward*
10. Adjournment
- a. Next Meeting planned for March 16, 2011.

Visit www.venicenc.org/lupc for supporting documents and information

"In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the LUPC members in advance of a meeting may be viewed at Venice Public Library, 501 Venice Blvd., at our website by clicking on the following link: www.VeniceNC.org/LUPC, or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact the LUPC Chair at Chair-LUPC@venicenc.org."