

December 10, 2012

## **VNC – LUPC APPLICATION – 2012 -2014 TERM**

FOR:

JOSEPH SHIELDS

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### **1. WHY DO YOU WANT TO BE ON THE LUPC?**

#### **➤ ANY QUALIFICATIONS?**

I would like to be part of the LUPC so that I can contribute to the process of providing clear & equitable land use criteria to homeowners, developers and the larger Venice community.

Most importantly, I have a homeowner's 30-year perspective watching Venice continually evolve, transform and develop.

I attended UC Berkeley with postgraduate degrees from Princeton and USC. I have spent the last 20 plus years in the Film/Television industry. I know how to listen to different points of view, work with a variety of people to get things done – And to achieve consensus and provide solutions to everyday problems.

I have read over the Venice Coastal Zone Specific Plan as well as the Venice Land Use Plan and believe I have a good beginning basis to begin working.

I believe I can contribute to the process by working to develop a balanced, non-confrontational, equitable – consistent – and common sense approach to LUPC's collective decision-making.

I think that its important that we have polite, respectful discussions that allow for all points of view – All of this with the intent of finding solutions to Land Use issues that will ultimately benefit homeowners, architects, builders and the entire Venice Community.

Joseph Shields

## 2. PROBLEMS TO BE SOLVED / MANAGED

Anyone who has lived in Venice for any length of time has been aware that the community is constantly changing & developing – Of concern, is just how to balance development of the Community with the needs of all the residents.

I believe that LUPC could provide a much needed procedure that would benefit homeowners, builders, realtors the community at large by making its committee recommendations based not only on whether a proposed project conforms to fixed Building code standards of scale – But also to develop a more defined framework and issue findings based on whether the proposed project is consistent with the character of the neighborhood.

Additionally, I believe that LUPC and the Venice Community would benefit by developing ways in which neighborhoods could become more “looped” together, becoming the eyes and ears for their blocks and alerting LUPC to impending development they might have been passed over, since there was thought to be no building issues.

Like any number of issues that LUPC deals with these are not easy tasks – And I don’t have any quick and easy answers about how to solve them – But I do think they’re solvable and I would work hard to make this happen.

Joseph Shields

**3. UNDER WHAT KINDS OF SITUATIONS DO YOU FEEL IT TO BE APPROPRIATE TO GRANT AN EXCEPTION OR VARIANCE TO THE VENICE COASTAL ZONE SPECIFIC PLAN OR CITY PLANNING CODES?**

I have read over the VSP and LUP as well as the Section 562 of the LA City Charter and believe that the Venice Specific Plan is our best starting point and overall guide in these matters.

It seems to me that it would be a rare project that meets all five of the Section 562 findings required to allow a variance or exception.

Specifically, I do not feel it appropriate to grant variances or exceptions to the Venice Coastal Specific Plan unless there are detailed and compelling reasons to do so. Most importantly, the granting of any variance or exceptions should reflect general agreement and be beneficial to the larger Venice Community.

Joseph Shields

#### **4. REVIEW VSP & VENICE LANDUSE PLAN**

I have read the VSP and LUP and while they may or may not be 'perfect documents' they are our guides to Coastal Zone development decision-making and I believe we stick with them. It seems that extenuating circumstances may arise in the future and these, I think can be resolved by applying fair, common sense and equitable decision making procedures.

In this way, I think, LUPC can continue to act as an advocate and information platform for issues affecting growth and development of Venice - Matters that affect all the residents within our Community.

Joseph Shields