



CITY OF  
LOS ANGELES  
CALIFORNIA



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## WEST HILLS NEIGHBORHOOD COUNCIL

### **JOINT BOARD AND ZONING & PLANNING COMMITTEE MEETING MINUTES**

**TUESDAY, August 12, 2025 @ 6:30 P.M.**  
**Chaminade College Preparatory – Condon Center 2nd Floor**  
**2341 W. Cohasset Street, West Hills, CA 91304**

1. Call to Order at 6:35 P.M. by Bill Rose
2. Quorum was established.

Committee Members Present: Aida Abkarians (AB2449), Faye Barta (AB2449), Brenda Citrom, Carolyn Greenwood, Glenn Jennings, Kim Koerber, Penelope Newmark, Chris Pike, Steve Randall (AB2449), Bill Rose and Charlene Rothstein.

Committee Members Absent: Dan Brin and Saif Mogri.

Other Board Members Present: Brad Vanderhoof.

3. Comments from the Co-Chair(s). Bill thanked everyone for coming and opened the meeting. Char advised that Malibu Wine contacted her about coming to the Committee as they plan to ask for an increase in occupancy and to lengthen the hours of operation. They will probably be on the September or October agenda.
4. Minutes from July 8, 2025 were amended and approved.
5. Public Comment on Non-Agenda Items: A stakeholder, Bonnie Klea, spoke about problems in her neighborhood, such as no street lights due to copper wire theft and lack of cooperation by the City in resolving the issues.

#### **New Business:**

6. Discussion and possible action to join a rally with United Neighbors and other groups against SB 79

Char advised that Board Member Chris Pike has prepared a video on what the neighborhood would look like with the implementation of SB 79. It is on our website. Brenda is working to find an area at Fallbrook Mall that we can have a table to present information about SB 79 to the public. Char made the motion that we work with United Neighbors only on local areas. Motion passed.

### **Old Business:**

7. Discussion and possible action regarding Case #ZA-2023-1899-ZAD-HCA located at 8817-8815 Chatlake Drive West Hills

Bill explained that we are not here to shut the project down but to hear from the neighbors and the builder before we take a vote on this matter. There were thirteen (13) stakeholders who lived next to or in the area of the project present. Also present was the builder/owner of the project Amir Samani. Statements from twelve (12) stakeholders stating opposition to the request for relief from land use and building code restrictions for the project and citing several historic Zoning Administrator rulings were presented to the Committee. James Ebert also presented a letter from 28 neighbors speaking about the instability of the area, lack of street lighting and lack of sidewalks. Several present spoke about the danger of the present road conditions and how the project would affect these conditions if mitigated action is not taken.

Char had several questions for Amir Samani. Some of which were, whether there was a permit for the block wall that he built, was there a permit to do the grading, what is the setback for the ADU and the geological review. Mr. Manciatì is to bring the information at the next meeting on September 9th.

- 8 Discussion and possible action regarding revisions to the City Charter including Article IX

Char advised that a subcommittee has been formed. They are starting with going through Article IX. Char asked that the board members and interested stakeholders review the material and give comments to the committee.

- 9 Meeting Adjourned by Bill at 8:17