



CITY OF
LOS ANGELES
CALIFORNIA



P.O. BOX 4670, WEST HILLS, CA 91308
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WEST HILLS NEIGHBORHOOD COUNCIL

JOINT BOARD AND ZONING & PLANNING COMMITTEE ONLINE AND TELEPHONIC MEETING AGENDA Monday, February 27, 2023 @ 6:30 p.m.

In conformity with the September 16, 2021 enactment of California Assembly Bill 361 (Rivas) and due to concerns over Covid-19, the West Hills Neighborhood Council meeting will be conducted entirely with a call-in option or internet based service option. All are invited to attend and participate.

This meeting of the West Hills Neighborhood Council Zoning & Planning Committee will be conducted online via Zoom Webinar and telephonically. All are invited to attend and participate.

To attend online via Zoom Webinar, click or paste the following link into your browser: <https://us02web.zoom.us/j/94979394001>

To call in by phone, dial (669) 900-6833, punch in this Webinar code when prompted: **94979394001** and then press #.

This meeting is open to the public. Comments on matters not on the agenda will be heard during the Public Comment period. Those who wish to speak on an agenda item will be heard when the item is considered.

AB 361 Updates: Public comment cannot be required to be submitted in advance of the meeting; only real-time public comment is required. If there are any broadcasting interruptions that prevent the public from observing or hearing the meeting, the meeting must be recessed or adjourned. If members of the public are unable to provide public comment or be heard due to issues within the Neighborhood Council's control, the meeting must be recessed or adjourned.

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| 1. | Call to order | Mr. Bill Rose, Co-Chair
Mrs. Charlene Rothstein, Co-Chair |
| 2. | Establish Quorum | Dr. Faye Barta, Secretary |
| 3. | Comments from the Co-Chair(s) | Mr. Bill Rose, Co-Chair
Mrs. Charlene Rothstein, Co-Chair |
| 4. | Approve the minutes from January 10, 2023 | Dr. Faye Barta, Secretary |
| 5. | Public Comments on Non-Agenda items | |

New Business:

- | | | |
|----|---|--|
| 6. | Discussion and possible action on the proposed expansion of Chaminade College Preparatory High School located at 7500 Chaminade Ave, West Hills | Mr. Bill Rose, Co-Chair
Mrs. Charlene Rothstein
Mr. Rob Webb, President
Chaminade College Preparatory
Mr. Brad Rosenheim
Ms. Jessica Pakdaman
Rosenheim & Associates, Inc. |
| 7. | Meeting Adjournment – Next meeting March 14, 2023 | |

Public input at Neighborhood Council meetings: When prompted by the presiding officer, members of the public may address the committee on any agenda item before the committee takes an action on the item by punching in *9 (if calling in by phone) or by clicking on the “raise hand” button (if participating online through Zoom) and waiting to be recognized. Comments from the public on agenda items will be heard only when the respective item is being considered. Comments from the public on matters not appearing on the agenda that are within the committee’s jurisdiction will be heard during the General Public Comment period. Please note that under the Ralph M. Brown Act, the committee is prevented from acting on a matter that you bring to its attention during the General Public Comment period; however, the issue raised by a member of the public may become the subject of a future committee meeting. Public comment is limited to 2 minutes per speaker, unless adjusted by the presiding officer of said committee.

Notice to Paid Representatives - If you are compensated to monitor, attend, or speak at this meeting, city law may require you to register as a lobbyist and report your activity. See Los Angeles Municipal Code §§ 48.01 et seq. More information is available at ethics@lacity.org/lobbying. For assistance, please contact the Ethics Commission at (213) 978-1960 or ethics.commission@lacity.org

Public Posting of Agendas: WHNC agendas are posted for public review at Shadow Ranch Park, 22633 Vanowen St., West Hills, CA 91307 or at our website, www.westhillsnc.org. You can also receive our agendas via email by subscribing to the City of Los Angeles Early Notification System at www.lacity.org/government/Subscriptions/NeighborhoodCouncils/index

The Americans With Disabilities Act: As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities. Sign language interpreters, assistive listening devices and other auxiliary aids and/or services may be provided upon request. To ensure availability of services, please make your request at least three business days (72 hours) prior to the meeting you wish to attend by contacting via email NCsupport@lacity.org or calling (213) 978-1551. If you are hearing impaired please call 711.

Public Access of Records: In compliance with Government Code Section 54957.5, non-exempt writings that are distributed to a majority or all of the board in advance of a meeting may be viewed at the meeting where such writing was considered or by contacting the WHNC’s executive director via email at michelle.ritchie@westhillsnc.org. Requests can be made for a copy of a record related to an item on the agenda.

Reconsideration and Grievance Process: For information on the WHNC’s process for board action reconsideration, stakeholder grievance policy or any other procedural matters related to this Council, please consult the WHNC Bylaws. The Bylaws are available at our website, www.westhillsnc.org

Servicios De Traduccion: Si requiere servicios de traducción, favor de avisar al Concejo Vecinal 3 días de trabajo (72 horas) antes del evento. Por favor contacte Michelle.Ritchie@westhillsnc.org



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WEST HILLS NEIGHBORHOOD COUNCIL
JOINT BOARD AND ZONING & PLANNING COMMITTEE MEETING
DRAFT MINUTES

TUESDAY, January 10, 2023 @ 6:30 p.m.

1. Call to Order at 6:32 PM by Co-Chair Bill Rose. The meeting was recorded.
2. Quorum was established.
Committee Members Present: Aida Abkarians, Faye Barta, Dan Brin, Bob Brostoff, Carolyn Greenwood, Bonnie Klea, Steve Randall, Bill Rose, Charlene Rothstein, Anthony Scearce, Myrl Schreiberman and Joan Trent.
Committee Members Absent: Saif Mogri.
Board Members also present: Brad Vanderhoof, Miriam Schimmel.
Members of the Public Present: Chris Rowe, Lauren Schwartzbach.
3. Comments from the Co-Chair(s): Bill advised that Woodlake and Saticoy were withdrawn from the multi-listing. Char advised that, if the Special Events dinner-dance were to be set for 02/14/2023, Zoning and Planning must move its meeting date. Char also advised that the Chaminade expansion plans will be discussed at the February, 2023, Zoning and Planning meeting.
4. Minutes from the November 8, 2022, meeting: Chris Rowe stated that in Paragraph 6, line 7, "the 300-foot notice to neighbors" should be changed to "the 500-foot notice to neighbors" and the phrase "which is usually 500 feet," should be omitted. Char moved to approve the minutes as amended. Bill seconded. The minutes were approved unanimously as amended.
5. Public Comment on Non-Agenda Items: Chris Rowe asked about the status of the letter re a parking gate on Woodlake which is before the Streets and Communications Committee. Anthony advised the letter was approved and he is now waiting for a letter setting the meeting.

Old Business:

6. Discussion and possible action regarding All-American BBQ located at 6719 Platt Ave., West Hills, CA:

Char advised that owner Ross said he might be able to log in to this meeting. However, he advised her that the work is incomplete, but that the new overhang looked good but is not finished. Char said she received one complaint letter from a stakeholder, concerning the smoke from the BBQ, but that she did not see or smell any smoke from the BBQ today. Anthony asked why this item is on the agenda, since the plan was already approved? Char said there are no major concerns but there were some neighbors' issues. Tony advised the minutes stated that "the plan was approved", and he did not think we need to have any new discussions. Char stated she received one email regarding the smoke and one email from a Board member concerning the stonework on the walkway to the front door. Bonnie asked where the BBQ is, and was advised it is on the southwest corner of Vanowen and Platt. Bonnie said she has not seen it yet. Dan asked if the Board had heard any word regarding the BBQ from Esperanza, who lives across the street from the BBQ. No one responded. Bob said the information regarding the BBQ is too general and needs to be more specific. Myrl said he emailed Char and Bill that he had visited the BBQ and the food was good, but the walkway, constructed of very large stones, was very slippery. Myrl said he told the manager there should be rubber mats put down on top of the stones. The same stones are repeated on the walls of the building,

but on the ground the stones are too slippery. Chris asked if there are any “no burn days” to address the smoke issue, or are businesses exempt? Bill and Char advised they did not know the answer, but that the remodeling was still in process. Anthony said the no-burn days are for residences, and assumes businesses are different. Dan agreed that the no-burn days are for residences, and further advised that restaurants are specifically exempt. Aida agreed with Dan. Brad said he had no information but would try to look into it.

7. Discussion and Possible Action regarding Council File 12-0460-S4, Processes and Procedures Ordinance update:

Anthony advised that the language of and documents for this item are “hit and miss”, but we need to make clarification of these a requirement. Other statements have also been filed which require research. Therefore we should choose volunteers to research the file while changes can still be made through City Council. To view, see CouncilConnect with the file number. Char advised the committee did not have the time needed to discuss this item. She asked for volunteers to look into this and to report back at the next meeting, with special interest in the 300-ft/500-ft notice and notice to adjacent properties. We need to speak with the personnel to obtain this. She advised someone from CD 12 should be familiar with this issue and we could invite them to speak to us about it. We need more information, perhaps hold public hearings, give and send out notices and really need to look into this issue. Char also said someone from this committee should read all of the documents and asked for volunteers. Anthony volunteered to read the first 100 pages. Char volunteered to read the second 100 pges, Aida asked if this was before or after the scandal? No one responded. Bill volunteered to read pages 300 to 400. Aida volunteered to read pages 400 to 500.

Char advised that next month we will be discussing the Chaminade expansion and the renewal of the beer and wine license for the 7/11 at Platt and Vanowen.

The meeting was adjourned by Char Rothstein at 7:15 PM.

Next meeting will be Tuesday, February 14, 2023.

**NOTICE OF PUBLIC MEETING
CHAMINADE COLLEGE PREPARATORY, HIGH SCHOOL**

Chaminade College Preparatory will share their revised campus plan to update the existing high school campus facilities (on the property located at 7500 Chaminade Avenue), expand new campus facilities (on the property located at the northwest corner of Woodlake Avenue and Saticoy Street), and construct a pedestrian bridge across Saticoy Street to safely connect both properties. Chaminade will also present information about the entitlement application for the revised campus plan, which includes a modification to (Plan Approval of) the school's existing Conditional Use Permit, a Zone and Height District Change for the property at the northwest corner of Woodlake Avenue and Saticoy Street, and other associated requests to LA City Planning.

Chaminade is seeking West Hills Neighborhood Council's support for the Project and requested entitlements.

PUBLIC MEETING

**West Hills Neighborhood Council
Zoning & Planning Committee**

DATE: Monday, February 27, 2023

TIME: 6:30 PM

LOCATION: Zoom Meeting (Online and By Telephone)

<https://zoom.us/j/94979394001>

Dial (669) 900-6833, Then Enter Webinar ID: 949 7939 4001 and Press #

For additional information or inquiries, please contact Chaminade's representative, Jessica Pakdaman, Rosenheim & Associates, Inc. (at jessica@raa-inc.com) or the Co-Chairs of the West Hills Neighborhood Council Zoning & Planning Committee: Char Rothstein (at charlene.rothstein@westhillsnc.org) or Bill Rose (at bill.rose@westhillsnc.org).

* 2/22/23

application not completed to date

will resume discussion