

CITY OF LOS ANGELES  
California



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**SYLMAR NEIGHBORHOOD COUNCIL**  
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**SYLMAR NEIGHBORHOOD COUNCIL PLANNING & LAND USE  
COMMITTEE –MEETING MINUTES**

**Wednesday, January 10, 2018 6:30 pm to 9:00 pm**  
**El Cariso Park, Old Community Bld., 13100 Hubbard St. Sylmar, CA 91342**  
**Peter Postlmayr, Chairperson**

The Agenda is posted for public review at the Los Angeles Public Library (Sylmar Branch), 14561 Polk Street, Sylmar, CA 91342 Agendas may also be found on the SNC website at [www.SylmarNC.org](http://www.SylmarNC.org). You may also subscribe to receive them via email through the City's Early Notification System (ENS) at the following link: <http://www.lacity.org/government/Subscriptions/NeighborhoodCouncils/index.htm>

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- 1. Call to Order (1) 6:30 pm**
- 2. Peter Postlmayr, George Ortega, Patty Hug, Cheri Blose, Lucielle Floresta arrived 6:36pm**  
**Minutes by Marti Marshall**
- 3. Housekeeping:** Sign-in Sheets, Speaker Cards for public comments, Recording and Timekeeper, facilities information. (2)

**4. Public Comment on matters not appearing on the agenda. (10)**

~35 stakeholders in attendance.

**John Holmes** - There will be a Jan 18, 6:30PM meeting at All Nation's Church re: above ground High Speed Rail.

**Sandra Corvera** - Concerned about decisions being made about our community. Have no say about people who come in when lacking services, etc. (NOTE: SHE SAID SHE WANTS TO EMAIL MORE SPECIFIC COMMENTS TO INSERT)

**Elsa Mendoza** - Sylmar Advocacy Group - Cannabis dispensary on San Fernando Road. Does not feel this will be beneficial to our community. Why not on the agenda? Are you encouraging this?

**Joanne Fernandez** concerned about public comments not being verbatim.

**Tom Weisbarth** - please consider a policy restricting or denying a zone change without requiring additional services (LAPD/LAFD).

5. **Discussion and possible action to approve Meeting Minutes:** November 8, 2017 Planning & Land Use Committee Meeting. (5)  
1st: Patty 2nd: Cheri 5/0/0
6. **Public Official and Community Representative Announcements & Presentations followed by Public Announcements** (5)
  - a. Questions / Comments about Announcements from Committee Members and Public.  
None
7. **Presentation and Discussion and Possible Action:** “Roxford Motel” 13177 San Fernando Road. The proposed project requests the legalization, continued use, and maintenance of an approximately 5,360 sf motel use in the (Q)C2-1 Zone within 500 feet of residential land uses. Currently, the project site is legally permitted for a total of seven residential dwelling units (5 single-family dwelling units, 1 duplex, four guest rooms, and a garage on two lots. The applicant requests legalization of all buildings on site for motel use with 14 units, a manager dwelling/office, and 11 on-site parking spaces including one handicapped accessible parking space. Applicant James & Mary Fan 818-378-5169 [fan13183@gmail.com](mailto:fan13183@gmail.com) (30)

**Sammy?** is interpreter joined by phone.

The Fan's are current owners since 2004.

**Committee Comments:** Concern not enough parking for Motel. Some substandard parking spaces. George would like to see one parking space per unit.

**Stakeholder** - suggested if grandfathered in, get an attorney.

**Joanne Fernandez** - will this allow them to transition to transitional housing?

**Penny McMillian** - concerned with crime. One of highest crime blocks on San Fernando Road.

**Tom Weisbarth** - suggests research crimes at that address. Don't see where can safely add parking spaces.

**Kurt Cabrera-Miller** - does Motel have anything to do with Supportive Living of homeless population? (answer was no. They would need kitchen facilities and they don't have them.)

**Rich Wiler** - what does Council feel would benefit community by legitimizing this?

**Dan Bardanian** - What was their intention by going to Supportive Living meeting? Are you specifically interested in doing this?

**Maria** Property Mgr on SF Rd - Suggest we hold on this as don't want Supportive Living there.

Discussion: **Patty:** like to look into crime better. **Cheri:** like to find where add'l parking will be. Is this Grandfathered in?

Cheri: Table pending crime and parking and Grandfathering in check.

Patty: 2nd

5/0/0

8. **Presentation and Discussion:** 14131 Foothill Blvd. Owner Rene Castillo 818-681-7725 [rc\\_camaro67@yahoo.com](mailto:rc_camaro67@yahoo.com) desires to talk about what Sylmar Community has in mind regarding new projects for Foothill Blvd. and wants to work with the community and have a business at their location that benefit's both.

Rene introduced himself. Wants to bring a restaurant to Sylmar where kids/students can go to that is safe and inviting. 20K SF.

**Nellie** - Movie Theater would be nice.

- 9. Follow Up Discussion and Possible Action:** Follow Up - Regarding Street Parking around Mission. Meet with Mission College. Suggest Trash Cans and custodial policing. Types of parking enforcement. Any plans/proposals for additional parking? (15)

Hard time making contact with Mission College. Neighbors get impacted by students parking in residential area and leaving trash.

**Kurt Cabrera-Miller** - 8 months trying to get trash cans along Eldridge with CD7. No response.

**Christian Rubacalva** - Carlos Lars works for Dean - Christian will reach out to Carlos.

**Ruben** - 2 new bus lines down Eldridge. Concerned that impact will not be positive.

**George Ortega** - In minutes says parking structure is free.

**Lucielle Floresta** - parking not free but very low cost.

**Ruben, Stakeholder** - had made that comment. Parking lot is mostly empty. Why don't they make it free.

- 10. Discussion and Comment:** Creek Fire LACDPW plans to begin hauling the week of January 8, 2018 and the initial haul will take about 5 weeks, but additional hauling may be needed throughout the storm season depending on the size and intensity of any storms. County crews will work from 7a to 5p, Monday through Friday, and on Saturdays as needed. (15)

**11. Discussion and Possible Action:**

- 12. Reporting and Discussion:** Status of Projects previously presented to the Committee. Various (10)

**Marti Marshall:** New street pattern on Foothill East at Hubbard down to one lane only going straight due to Foothill Trunk Line.

**Kurt Cabrera-Miller** - new office in Gladstone Shopping Center - LAPD Sub Station is coming, too. **13521 Hubbard St.** next to Flowers4U

**13. Committee Member Comments on subject matters within the Committee's jurisdiction.**

- 14. Future Agenda Items:** Please e-mail the PLUC Chair at [Peter.Postlmayr@SylmarNC.org](mailto:Peter.Postlmayr@SylmarNC.org) by the first of the month for that months' meeting. January 2018 Oil/Gas Drilling Set Backs (2) Cannabis follow-up.

**15. Closing Remarks, Announcements, Acknowledgements and Adjournment (5) 8:36 pm**

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All Agenda items may include presentations, discussions and actions by the Committee for recommendations to the SNC Board of Directors. The Board of Directors may discuss the recommendations and take action on the item, which could result in a Community Impact Statement to the City and/or a position letter to a City agency.

The Stakeholders may comment on any Agenda item only when the item comes up for discussion. The Committee will determine the length of discussion and comment times. The attending stakeholders may be polled for their opinion on any Agenda item before the Committee takes action for a recommendation to the Board. Comments from the stakeholders on other matters not appearing on the agenda that are within the Board's jurisdiction will be heard during the General Public Comment period. Please note that under the Brown Act, the Board 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 stakeholder may become the subject of a future Board meeting.

Any Committee action may be reconsidered following the Meeting when the original action occurred. A Committee Member makes a Motion for Reconsideration and if approved another vote on the issue takes place based on the reasoning for the reconsideration. The Committee Member must have been on the prevailing side of the action/issue.

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Committee Meeting Minutes are available on the SNC website [www.SylmarNC.org](http://www.SylmarNC.org)  
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