

**Neighborhood Council of Westchester/Playa**  
**NCWP Planning and Land Use Committee Agenda**  
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**Meeting Minutes for Approval**

Committee: Planning and Land Use Committee  
Chairperson: Julie Ross  
Meeting Date: Tuesday, December 15, 2020 - 6:30pm  
Meeting: via Zoom

**Attendance:**

- Present: Ross, Herrera, Mannix, Miller, Smith, Quon, Watkins.
- Absent: None.
- Guests: WPNC Board President Gerez, Pat Lyons, Fred Puza.

**Item 1: Meeting Opening**

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1.1: Welcome and Introduction

1.2: Minutes Review and Approval – 11/17/20 PLUC meeting minutes  
M/S – Smith/Miller  
Vote: 7/0/0, minutes approved.

1.3: Government Reps: None.

1.4: Public Comment on Non-Agenda Items: None.

**Item 2: Committee Administration / Operations Items**

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2.1: 8618 S. Sepulveda Blvd. Medical building remodel.

Representative Damian Catalan present.

Motion to approve the application with the condition that:

1. A letter be submitted by the President of the Parking Association confirming the availability of the required parking spaces.
2. Use of the rooftop deck be limited to employees only, not the public.

M/S – Smith / Mannix

Vote: 7-0

Motion to endorse the preparation of Community Impact Study (CIS) to the City of Los Angeles Planning Department and CD11 Planning Staff to investigate the future parking requirements for the area and come up with parking guidelines to accommodate future development.

M/S – Mannix / Miller

Vote: 7-0

2.2: 8330 Airport Blvd. Affordable Housing project.

Recuse: Paula Gerez, George Herrera  
 Presentation: Tara Barauskas, Dana Sayles, John Arnold.  
 Public Comments: Becky Cunningham, Daniel Rodriguez, Christine W., Nicole H., Kim Fox, Jason Lobell, Russell Dillmore, Tommy Asbe, Kittyhawk homeowner (Debbie), Beth Rubenstein, Ikiri household, Zydra, Brian Thorne, Evelyn Camarina, Jenny Nes, Ms. Dillmore.

Public Comment was evenly divided oppose/support with one undecided.

Committee Discussion: Alan Quon, Pat Lyons, Dave Mannix, Dennis Miller, Julie Ross, Garrett Smith.

Motion to support the project with condition that Cap & Trade funds be utilized for improvements to ingress and egress, and multimodal (pedestrian and auto) traffic issues.

M/S – Mannix / Smith  
Vote: 4-2 (Miller, Quon), Herrera recused.

2.3 Presentation by LMU re: Master Plan

Presentation: Mason Stockwell, Fred Puza Craig Pintens.  
 Public Comments: Fred Smith, Gina Ordura, Chen Song, Bill Hendricks, Linda Kokelaar.  
 Comments were largely in favor of supporting the success of LMU Athletics. Concerns were expressed regarding parking, parking permits, noise, contingency plan (20% allocation flex), questions about ride share management plans. Issues with compliance, how the city has failed to manage compliance with the existing Master Plan.

Committee Discussion: Dave Mannix, Pat Lyons, Julie Ross. Concerns with the 20% flex allocation, parking, plan to manage ride share, traffic impact on community, ingress/egress.

Motion to table and LMU come back at a later date (1/19/21) with more information and details.

M/S – Quon / Mannix  
Vote: 6-0

Item 3 : Meeting Wrap-Up

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**3.1- Announcements**

Next PLUC meeting: January 19, 2021.

**3.2 - Meeting Adjourned**

M/S – Quon / Miller

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