

NCWP - Planning and Land Use Committee

10/14/25

Westchester Municipal Building

Attendees:

- Steve Donell, Chair (NCWP Board Member)
- Julie Ross, Vice Chair (NCWP Board Member)
- Kevin O'Brien, Secretary (NCWP Board Member)
- Tracy Thrower Conyers (NCWP Board Member)
- Cory Birkett (Community Member)
- Dave Mannix (Community Member)

Meeting Called to Order at 6:35pm

Introductions

No public comments

Agenda Item 1 - 9000 Airport Boulevard (Hertz Site)

Owner: Rexford Industrial.

Architect: RGA

CEQA document will be released late in October.

Presenters will seek an offer of support at a future date.

Agenda Item 2 - St. Anastasia School Preschool Presentation

Presenter: Matthew Marcote (Craig Fry & Associates)

- 8361 Stanmoor Drive
- Conditional Use Permit Requested
 - Pursuant to Los Angeles Municipal Code Section 12.24 (W)(51), a Zoning Administrator's Determination to permit and authorize a childcare facility (preschool) in the R1 zone.
 - Pursuant to Los Angeles Municipal Code Section 12.24 (X)(7), a Zoning Administrator's Determination to permit the height of the Wall in the front yard of Subject Property to exceed three and a half feet, but not surpass eight feet, as required under Code Section 12.22(C)(20)(f).
 - Pursuant to Los Angeles Municipal Code Section 12 .37 (I) , a Zoning Administrator's Determination to waive the dedication and improvement of substandard roadways and corners adjacent to Subject Property.
- **Motion to Approve by Kevin**
- **Motion Carries 6-0**

Agenda Item 3- LAX presentation on ATMP Pedestrian Bridge

- **Motion to Approve by Julie**
- **Motion Carries 6-0**

Agenda Item 4 - Approval of Minutes

- **Motion to Approve by Cory**
- **Motion Caries 4-0, 2 Abstentions**

Meeting Adjourned at 7:46 PM