



CITY OF
LOS ANGELES
CALIFORNIA



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WEST HILLS NEIGHBORHOOD COUNCIL

JOINT BOARD AND ZONING & PLANNING COMMITTEE MEETING DRAFT MINUTES

TUESDAY, November 12 2024 @ 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 Co-Chair Char Rothstein.
2. Quorum was established.

Committee Members Present: Aida Abkarians, Carolyn Greenwood, Kim Koerber, Saif Mogri, Penelope Newmark, Steve Randall (AB2449 and Charlene Rothstein.

Cole Smith became a member of the Zoning and Planning Committee

Committee Members Absent: Faye Barta, Dan Brin, Carolyn Proppert, Bill Rose, Myrl Schreibman, Anthony Searce and Joan Trent

3. There comments from the Co-Chair(s). Char stated that she had no comments but an update on the Chaminade expansion was that on December 19th and appeal was filed by Creed LA.
4. Minutes from October 8, 2024 were approved.
5. Public Comment on Non-Agenda Items: None

New Business:

8. Discussion and possible action regarding a proposal for a 1,375 sq ft Drive through Starbucks Coffee Shop located at 23717 Victory Blvd. (west of Platt and site of the former Pizza Hut)

Ryan Abraham, representing the owners, provided a preliminary presentation of the proposed project. He attempted to provided the presentation via zoom that unfortunately did not work. He spoke about the parking – it will be left as it is; the que – which will

hold 13 cars; trash – it will be covered; access – walkup and pickup windows; sound – there will be ambient volume level on the order box; hours – 24 (this will be set by the City) and signage – there will be an art piece on the side of the building.

A stakeholder asked if they have contacted the surrounding neighbors. Mr. Abraham stated that notice will be sent out in a 300 ft radius of the project once they have a hearing date (which has not been set).

Old Business:

6. Discussion and possible action regarding the proposed Woodlake Apartments on the Circle S Ranch site located at 7566 Woodlake

Char stated that there was a posting on Face Book regarding this project but a couple of things were incorrect. The project is in the proposal stage; a plan has not been submitted yet. This Committee did take a position on the project and have submitted our opposition to the proposal. Char stated that on 10/23/24 package with statement, petition with over 300 signatures and other documentation in opposition to the project was delivered to the City. She and Penney met with the Executive Officer at Senator Sterns' office and presented the same information. Char went on to explain that this project is different and the final decision will be made by the Executive Director. Everything is posted on the WHNC website.

There was much discussion of what steps stakeholders could take and how to approach continued opposition to this project. Stakeholders need to continue sending comments to Laura Frazin-Steele, City Planner, regarding opposition to this project.

7. Discussion and possible action regarding the DRAFT SW 2024-2025 Community Plan and the Citywide Housing Incentive Program (CHIP) and Council File 21-1230-S5

Item not discussed.

9. The meeting was adjourned by Char at 8:30 p.m