



Van Nuys Neighborhood Council
6262 Van Nuys Boulevard
Van Nuys, CA 91401
www.vnnc.org / info@vnnc.org



SPECIAL JOINT BOARD / PLANNING AND LAND USE MEETING MINUTES

Wednesday, November 7, 2018 @ 6:30 PM
Federal State Building Conference Room
6150 Van Nuys Blvd, Van Nuys, CA 91401

1. Meeting Call to Order at 6:40 pm

2. Attendance X=present EX=excused AB=unexcused

X Howard Benjamin	X Steve Friedmann, Chair	X Jason Ackerman
X Heather Lee	X Glenn Epstein	
AB Jerry Martin	EX Penelope Meyer	

3. Approve Minutes from prior Meeting. (No minutes from October Meeting)

4. Informational Item: Field updates from Yvonne Perez, Field Deputy from Councilmember Nury Martinez Office.

- Yvonne is unable to attend due to conflicting event
- Some tenants should be moving into the Braude Center Retail Space by first quarter of 2019

5. Item #9: (moved up on the agenda) Appointment of Board Member Jason Ackerman to the PLUM Committee.

- For the past two years, Jason has been a PLUM Committee "Alternate" Committee Member
- Jason has been involved with the VNNC for over six years
- His special interests include Transportation & Housing
- Jason is currently a resident of Van Nuys, formerly a resident of Encino
- Jason is involved with the Encino Neighborhood Council in a paid Admin capacity, two days a week.

VOTE: 4/0 Unanimous

6. Item #2: Donation of supplies for the street cleaning efforts in District 6, which are supervised through the office of Nury Martinez.

- Local business owner (Jeff Silverman) would like to donate various safety items to Luis Hurtado (Council District 6 Clean Up Team) to acknowledge/assist with the street maintenance efforts on behalf of resident and businesses in District 6.
- Safety items include: Reflective jacket, gloves, protective eye goggles, etc
- Luis to be presented the safety items during a brief ceremony at the next possible VNNC Full Board meeting.
- Committee Members will reach out to Nury's office to invite Luis Hurtado and Yvonne Perez to the next VNNC Full Board Meeting if available.

7. Item # 7: Proposed opening of "Perfect Kush Cooperative" cannabis distribution center located at 14748 Keswick St, Van Nuys, CA 91406. Applicant: Eugene Marshall, President of Perfect Kush Cooperative Corporation.

- Distribution Center is waiting for final City approval, set to open soon. Applicant is seeking a



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Letter of Support from the VNNC.

- M type license is compliant with Department of Cannabis Regulation
- Eugene (PKC President) has been in the Cannabis business for over 10 years
- Center will employ 10 to 15 full time employees
- Primarily a growing and packaging facility.
- Product is sent to a 3rd party Testing Facility (tested for pesticides, mold, etc.) and returns for packaging and distribution.
- No direct sales to the public at this point. But can be an option in the future.
- Currently a cash business.
- Has 24 hour armed security guards
- **VOTE: 5/0 Unanimous**

8. **Item #8:** Proposed new construction of a sub-division located at 14401 Valerio Street. Applicant: Ana Rodriguez of GM Engineering. Planning Dept: TBD

- Projects consists of 7 small houses (2,030 s/f each) and one large house (3,400 s/f)
- Must have a "Cape Cod" design as one of the condition of the tentative track listing
- City Planning Department has approved the project
- Applicant is seeking approval of the "Cape Cod" design only
- **VOTE: 4 Yea/1 Abstention**

9. **Item #9:** Secondary review of proposed new construction consisting of 11 apartment units located at 14822 W. Delano Street, Van Nuys. Applicant: Hamid Dehghan of HRD Architects, Inc. (DIR-2018-3460/3461) Planning Dept: TBD.

- Discussion on definition of "low income" and correlating rents and applicant's obligations
- Discussion on definition of "Transit Priority Area" and "Transit Oriented Development"
- Discussion on prepping applicants to successfully survive full board approval process
- Applicant was not present

VOTE: 5/0 Unanimous

10. **Old Business:** None.

11. **New Business:** Discussion on PLLUM committee review process. Community Design Overlay for Van Nuys was distributed for review. Will be emailed as well. To also be distributed to VNNC Board members at next meeting.

12. **Public Comment:** None.

13. **Adjournment:** 7:46 pm