

AGENDA

Call to Order
Pledge of Allegiance
Roll Call

Public Announcements:

Office of Councilmember Bob Blumenfield – if available (2 minute each)
Office of Local and State Officials – if available (2 minute each)
Other Local Agencies – if available (2 minute each)

General Public Comment, by the Public, on Non-Agenda Items:

General Public Comment is limited to (2) minutes per speaker and 10 minutes total due to limited timing at the firestation venue.

I. Organization, Operation, Policies, & Procedures:

All comment is limited to 1 minute per speaker, unless adjusted by the presiding officer of the Board. Time limits set for each agenda item may be adjusted by the presiding officer of the Board. Time limits may vary so the public is encouraged to join the meeting several minutes PRIOR to a specific agenda item being discussed.

A. Approval of Minutes: Board Meeting – October 11, 2023 (5 minutes)

See posted support document

Roll Call Vote

B. Officer Reports (5 minutes)

President – Dena Weiss
Vice President – Chris Waddy
Treasurer – Heath Kline
Secretary -Karen DiBiase
Parliamentarian – Don Patterson

2. Items for Discussion and Possible Action:

Item No. 1

Heath Kline, Treasurer

(23-068) Approval of MER for October 2023

For discussion and possible action: (5 minutes)

Motion for the Board to approve the October 2023 Monthly Expense Report (MER).

This MER will be distributed at the board meeting. The City Clerk has not made the document available as of the agenda posting time.

Roll Call Vote

Item No. 2

Dena Weiss, President and Heath Kline, Treasurer

(23-069) \$1,000 Budget Reallocation to Provide Funds for Refreshments

For discussion and possible action:

(5 minutes)

Whereas, The FY23-24 Budget that the Board approved last June did not provide any funding for food and refreshments at NC meetings, retreats, and outreach events as we have traditionally done under the **Office/Operational Expenditure Category** budget category.

Whereas, the **Outreach Expenditure Category** has a been previously allocated \$ 16,050 of which \$600.99 has been spent or allocated, leaving \$15,449.01 unspent, unincumbered, and available.

Therefore, The WHWCNC Board directs the Treasurer to make the following updates to our 23-24 NC Annual Budget and file it with the City Clerk as required:

- 1.) Reduce by \$1,000 the **Outreach Expenditure Category** from \$16,050.00 to **\$15,050.00**
- 2.) Increase by \$1,000 the **Office/Operational Expenditure Category** from \$11,901.56 to **\$12,901.56** and add the subcategory allocation for: **Food & Refreshments For NC Meetings, Retreats, & Outreach Events \$1,000.**

See FY23-24 Budget previously posted as part of the November 23 Supporting Documents.

Roll Call Vote

Item No. 3

Community Services Committee - Chair, Joyce Fletcher

(23 -070) Funding for NC Booth at the Grateful Hearts/Disaster Preparedness Fair Event on April 6, 2024

Discussion and possible action:

(5 minutes)

Motion for the Board to approve funding of \$500.00 from the WHWNC Budget / General Outreach fund to purchase a WHWCNC booth at the 15th Annual Grateful Hearts / Disaster Preparedness Fair event to be held on April 6, 2024 from 9AM - 5PM at Warner Ranch Park. This event will combine two events, The Grateful Hearts Event and the annual Disaster Preparedness Fair.

This local event raises funds to support our local responders and provide essential items for firefighters and police officers which are not covered by City budgets. Fire Station 84 provides free meeting space for WHWCNC committees and the monthly WHWCNC Board Meeting. The booth provides an opportunity for all board members to meet with stakeholders and discuss issues and concerns that affect the stakeholders of Woodland Hills and the West Valley. Early approval of this event will provide adequate time to advertise our participation in the

event to our stakeholders.

See posted flyer

Roll Call Vote

Item No. 4

Community Services Committee - Chair, Joyce Fletcher

(23 -071) Funding to Replace (4) Torn or Missing WHWCNC Banners on Poles on Ventura Blvd

Discussion and possible action:

(10 minutes)

Motion for the board to approve funding up to \$900.00 from the WHWCNC Budget / General Outreach to replace (4) double sided torn or missing WHWCNC Banners on poles on Ventura Blvd. in Woodland Hills. The vendor is A3 Visual (a AAA Flag & Banner company) which is an approved vendor. The banners were destroyed by heavy rain storms and high winds.

See posted invoice and photographs

Roll Call Vote

Item No. 5

PLUM, Don Patterson, Martin Lipkin, Chairs

(23 -072) Toll Brothers Apartment Development (mixed use)

6464 Canoga Avenue, Woodland Hills, 91367

Discussion and possible action:

(15 minutes)

Applicant proposes to demolish a vacant, 1960’s earthquake-damaged red brick and glass Filmtation building on corner of Canoga Ave. and Victory Blvd. and construct new 8-story mixed-use structure with 276 residential units (21 units set aside for Very Low Income [VLI]) and 4,045 SF of commercial space under State law AB 2097 which supersedes the 2035 Warner Center Specific Plan, mandating that no conditions can be attached to any motion the Woodland Hills-Warner Center Neighborhood Council Board adopts. However, the Neighborhood Council can make recommendations which the LA Planning Department can discuss with the Applicant.

Motion:

As pertaining to the proposed Toll Brothers apartments/mixed-use building (*No Planning Case Number assigned*) at 6464 Canoga Avenue, Woodland Hills, CA 91367, after having held three (3) live public meetings for the application filed by Toll Brothers, for mixed-use structure project in the Downtown District of the Warner Center Plan under AB 2097, the Woodland Hills-Warner Center Neighborhood Council Board hereby finds that:

WHEREAS, the proposed project is in basic compliance with the 2035 Warner Center Specific Plan; and

WHEREAS, the proposed project adheres to all of the requirements of the Downtown District of the 2035 Warner Center Specific Plan without requesting variances or exemptions except those granted under State laws; and

WHEREAS, the building will provide 276 residential units, with at least 21 units offered at Very Low Income (VLI) rental rates set by the State, as well as 4,045 SF of commercial space as required in a mixed-use structure in the WC Downtown District; and

WHEREAS, the 11,940 SF of *usable* Publicly Available Open Space (PAOS) exceeds the Specific Plan requirements; and

WHEREAS, at least 30% of the 438 vehicle parking spaces will provide EV charging with additional EV stations added in the future; and

WHEREAS, all 42 existing trees on the site will be removed and replaced with a total of 84 newly- planted *shade producing trees* in the PAOS, parklette and other areas; and

WHEREAS, the developer has modified the architecture to reflect agreements with the WHWCNC PLUM Committee; and

WHEREAS, all building materials and equipment will be stored on-site; and

WHEREAS, the issues of the dog relief area location and size are a significant question, a request/recommendation with possible solution(s) has been drafted in a letter from the Woodland Hills-Warner Center Neighborhood Council which the community hopes will be adopted and implemented by Toll Brothers for this project;

THEREFORE, IT IS HEREBY RESOLVED that for the findings and recommendations stated herein, that application and plans submitted by Toll Brothers for its application for a mixed-use, VLI residential building at 6464 Canoga Avenue in Warner Center receive the support of the Board of the Woodland Hills-Warner Center Neighborhood Council (WHWCNC).

We also propose that the Board of the Woodland Hills –Warner Center Neighborhood Council advise the City of Los Angeles Planning Department and Council District 3 Councilmember Bob Blumenfield of its findings and recommendations to SUPPORT this motion presented on November 8, 2023.

See posted report

Roll Call Vote

Item No. 6

PLUM, Don Patterson, Martin Lipkin, Chairs

(23-073) Toll Brothers Apartment Development

6464 Canoga Avenue, Woodland Hills, 91367

Discussion and possible action:

(10 minutes)

Motion related to a specific request for the installation of a dog park / dog bathroom area to be included in the proposed project, Toll Brothers Apartment Living, 6464 Canoga Avenue Woodland Hills 91367 as the development allows residents to have dogs.

RE: Letter per Community Dog Park / Dog Bathroom Area

Toll Brothers Apartment Living, 6464 Canoga Ave. Woodland Hills, 91367

The Los Angeles Development Review Process provides an overview of the entire development process, describes what circumstances will trigger a particular review process, and provides the chronological processes that must be completed before proceeding to further reviews.

The Woodland Hills-Warner Center Neighborhood Council provides recommendations related to the City of Los Angeles policies, standards, and regulations on land use, property development and construction review which are designed to help ensure the health, safety, and welfare of its citizens, while protecting the rights and privileges of property owners.

At certain times the Woodland Hills-Warner Center Neighborhood Council may feel the need to weigh in on a particular component within a development in an effort to better serve the health, safety and welfare of its citizens.

Therefore, as pertaining to the installation of a dog park / pet bathroom area at development Toll Brothers Apartment Living, 6464 Canoga Ave. Woodland Hills, 91367, a new mixed use 8 story building at the corner of Canoga Ave. and Victory Blvd. in the Downtown District of Warner Center with 276 residential units and 4,045 sf of retail space with 27 or 28 units) offered at Very Low Income (VLI) rental rates which are set by the State.

Whereas, the project will provide amenities including Publicly Accessible Open Space (PAOS), 11,679 SF (15% of site area) as required. And the project proposes 11,940 SF—mostly along Victory Blvd and a meandering walkway park-let along Canoga Ave. Two large furnished outdoor patios will be provided for resident use only, and

Whereas, the developer plans to provide a dog washing station for resident use and the developer also plans to allow resident dogs to use the Victory Blvd. public right of way located in front of the dog washing station for use by resident dogs, as a dog bathroom area, and

Whereas, this public right of way is not fenced and therefore this could be a hazard to cars and both dogs and residents who may try to use it as a dog bathroom area, and

Whereas, as the LA DOT has future plans to widen Victory Blvd. and will use the right of way for street widening, and

Whereas, Victory Blvd. is a busy street with no fences, and fencing could provide a danger to a car and driver should an automobile accident occur, and

Whereas, the public right of way is generally not an appropriate location for a dog bathroom area as it would be dangerous for animals and residents, and

Whereas, establishing a specified safe dog park/ dog bathroom area also works to reduce pet waste issues in a community by centralizing dog deposits in one designated area, which is a win for everyone.

Therefore, the Woodland Hills -Warner Center Neighborhood Council recommends the following:

- a) The developer provides an enclosed dog bathroom area on the project's Publicly Accessible Open Space (PAOS) as the project allows residents to have dogs.
- b) The developer identifies an area situated on the southeast side of the project and/or preferably towards the back of the community easily accessible to all residents. Dog parks / dog bathroom areas do not necessarily have to be large nor located on perfectly flat areas and can occupy a piece of land in the community that is not suitable for other uses due to a slope or rough terrain.
- d) Use of decomposed granite could be used as it is extremely durable, requires minimal upkeep and is more environmentally friendly.

Specially designed artificial turfs for pet bathroom areas are also available.

WHEREAS the above letter is concurrent with the PLUM Committee recommendation for the proposed project:

THEREFORE, IT IS HEREBY RESOLVED that the Planning, Land Use and Mobility Committee of the Woodland Hills - Warner Center Neighborhood Council, for the statements stated herein, recommends that this PLUM Letter regarding a dog park/pet bathroom area located at Toll Brothers Apartment Living, 6464 Canoga Ave. Woodland Hills, 91367 receive **approval** of the Board of the Woodland Hills-Warner Center Neighborhood Council.

The Planning, Land Use and Mobility Committee recommends the Board of the Woodland Hills-Warner Center Neighborhood Council advise the City of Los Angeles Planning Department and Council District 3 Councilmember Bob Blumenfield of its findings, and its subsequent supporting recommendation.

Roll Call Vote

2. **Committee Reports,**

(10 minutes)

- Budget Committee – Heath Kline, Chair
- Community Services Committee – Joyce Fletcher, Chair
- Community Outreach Committee –Chris Waddy and Tracey Rosen, Co-Chairs
- Education and Youth Committee – Julie Waltrip, Chair
- Environmental & Beautification Committee – Karen DiBiase, Chair
- Governance Committee – Dena Weiss, Chair
- Public Health and Homelessness Committee –Reina Cerros-McCaughey and Geoffrey Hobson, Co-Chairs
- Public Safety and Transportation –No Chair
- PLUM Committee – Don Patterson and Marty Lipkin, Co-Chairs
- WHIP Committee – August Steurer and Heath Kline, Co-Chairs

a. **Area Reports**

(5 minutes)

- Area 1 - Karen DiBiase, Geoffrey Hobson, Rochelle / Shelly Schwartz, Reina Cerros- McCaughey
- Area 2 - Paul Lawler
- Area 3 – Tracey Rosen
- Area 4 – Don Patterson, Martin Lipkin, Dena Weiss
- Area 5 – Christopher Waddy, Julie Waltrip, Theresa Campbell
- Area 6 –Mihran Kalaydjian, Heath Kline
- Area 7 – Lillian / Joyce Fletcher

Adjournment of Meeting

The next Regular Board meeting will be held in person on **December 13, 2023**, once more at the Firestation # 84, unless otherwise indicated. Please visit the calendar page at whcouncil.org for the complete details and to confirm the date and time.

Meeting dates for the 2023 -2024 year: Full Board meetings are held the second Wednesday of every month at 6:30 p.m. Check the NC website calendar for a complete list of committee and board meetings. Meeting dates and times are subject to change. Check the NC calendar for updated meeting schedules.

*THE AMERICAN WITH DISABILITIES ACT - As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate based on disability and, upon request will provide reasonable accommodation to ensure equal access to its programs, services, and activities. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request. To ensure the availability of services, please make your request at least 3 business days (72 hours) before the meeting by contacting the Department of Neighborhood Empowerment by calling (213) 978-1551 or email: NCsupport@lacity.org.

*PUBLIC ACCESS OF RECORDS – In compliance with Government Code section 54957.5, non- exempt writings that are distributed to a majority or all of the board in advance of a meeting may be viewed at our website: www.whcouncil.org or at the scheduled meeting. In addition, if you would like a copy of any record, if available, related to an item on the agenda, please contact the President and / or Dena Weiss, at email address d.weiss@whcouncil.org.

*PUBLIC POSTING OF AGENDAS – agendas are posted for public review as follows:

- www.whcouncil.org and go to the website Calendar page and click on the date – Board meetings are held on the second Wednesday of each month. Check the calendar for any change of meeting date and/or time.
 - You can also receive our agendas via email by subscribing to L.A. City’s Early Notification System at <https://www.lacity.org/subscriptions>
 - **A copy of this agenda is also physically posted on the outside of the window of the West Valley Warner Center Chamber located at 6100 Topanga Canyon Blvd, Ste 2330, Woodland Hills, CA 91367. The Chamber is located at the Promenade Mall outside the east entrance of the mall and to the left of Ruth Chris Restaurant. The Chamber office is accessed from Owensmouth Street. Parking is free.**
- *RECONSIDERATION AND GRIEVANCE PROCESS - For information on the WHWCNC process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the WHWCNC Bylaws. The Bylaws are available at our website at www.whcouncil.org
 - SERVICIOS DE TRADUCCIÓN - Si requiere servicios de traducción, favor de avisar al Concejo Vecinal 3 días de trabajo (72 horas) antes del evento. Por favor contacte a Dena Weiss al d.weiss@whcouncil.org o por correo electrónico avisar al Concejo Vecinal.
 - Notice to Paid Representatives - If you are compensated to monitor, attend, or speak at this meeting, City law may require you to register as a lobbyist and report your activity. See Los Angeles Municipal Code §§ 48.01 et seq. More information is available at ethics.lacity.org/lobbying. For assistance, please contact the Ethics Commission at (213) 978- 1960 or ethics.commission@lacity.org.