

**TARZANA PROPERTY OWNERS ASSOCIATION**  
**Board of Directors Meeting**  
**February 13, 2017**

**Minutes**

The meeting was called to order by President David Garfinkle at 7:32 p.m. at the Tarzana Community and Cultural Center, located at 19130 Ventura Blvd.

**MEMBERS PRESENT:** David Garfinkle, Sandy Mittleman, Shel Mittleman, Terry Saucier, and David Springer

**MEMBERS ABSENT:** Max Flehinger, Michael Povar, Stanton Saucier, Leonard Shaffer, and Nancy Theroux

**GUESTS:**

- **Peter Jeensalute**, Executive Director, Tarzana Community and Cultural Center
- **Ted O’Karma** – West Valley Chamber and Columbia College Hollywood (CCH College)
- **Andrew Kratzer** - No On Measure S representative
- **Samantha Stevens** – Yes on Measure M representative

Samantha Stevens gave an overview. California voters passed Proposition 64 last November and legalized the sale of recreational marijuana to adults. Marijuana sales are illegal on the Federal level so sales are on a cash basis. Measure M would give the L.A. City Council the ability to enact the rules and safeguards to regulate, control, and tax the legal sale of marijuana. It would set gross receipt tax and establish fines for violations. **UPDATE:** Measure M passed on the March 7 election.

**TREASURER’S REPORT**

Checking: \$2571.95

Savings: \$3527.64

**PLANNING & LAND USE/TNC – David Garfinkle**

**Measure S, Neighborhood Integrity Ordinance:**

The speaker scheduled to support Measure S did not come to the meeting. Measure No on S proponent Andrew Kratzer gave an overview. He stated the measure would ban construction that requires zone and height district changes as it would impose a two year moratorium on housing that requires those changes. He agrees that the City General Plan needs to be updated; however, this will hurt housing for the homeless. As an example, the City identified 10 affordable housing sites (primarily parking lots) and if Measure S passes, building would not be allowed on 9 of the 10 sites. There is an exception for affordable housing. Due to the effort to pass Measure S, efforts by the City Council have already begun to make positive changes. For example, the City Council passed a resolution to require review of the General Plan, to require updating of Community Plans every six years, and to require EIR studies would be required to be conducted by organizations selected from a City developed list. David Garfinkle expressed concern that Measure S would not take into account community preferences; for instance, the minor height limit change on the Whole Foods complex, supported by the community, would not have been allowed. Proponents of the Measure cite spot zoning and City approval of significantly over size

or over height buildings as reasons to support the measure. **MOTION:** TPOA voted to not take a position on Measure S. **UPDATE:** Measure S was defeated on the March 7 election

**Mansionization Ordinance Update:** The Ordinance is bouncing between the City Council and the Planning and Land Use Management Committee. TPOA sent a letter in support of the Ordinance. Our only suggested modification was that the ordinance repeals the articulated front bonus for homes in all single family zones.

**Accessory Dwelling Units (ADU) Update:** As a result of a Superior Court decision, addition of second dwelling units has been halted while a new ordinance makes its way through the process. The City Planning Commission has approved the proposed ordinance provisions including that the primary dwelling unit has to be occupied by the owner of the property; no ADUs are allowed in the hillside unless it is on a standard street and not more than half a mile from a transit stop; the unit can be rented but not sold; and the ADU maximum size is the greater of 640 square feet or half the size of the primary unit up to a maximum of 1200 square feet.

**Sign Ordinance Update:** The Ordinance continues to bounce between the Planning and Land Use Management Committee and the Planning Department. TPOA supported variation B+, which says digital signs are only allowed in special sign districts, not in residential areas and signs that are not permitted will need to be taken down. Candidate billboards for demolition could include billboards that do not have a permit, where there is no evidence if a permit was ever issued, and where the billboard has gone beyond what was originally permitted in size. The PLUM Committee is reviewing the City Planning Commission Planning proposals.

## **DISCUSSION**

**Federation Membership:** Sandy Mittleman and David Garfinkle attended the recent meeting of the Federation of Hillside and Canyon Associations. At the meeting members and the public discussed Measure S and the Federation voted “Yes on S.” TPOA voted to continue membership in the Federation and pay the Federation dues.

**Website Update:** Our website needs updating. It hasn’t been updated in almost two years.

**UPDATE:** Peter Jeensalute, the Executive Director of the TCCC has offered to help with the updating.

### **TNC and Chamber of Commerce 6<sup>th</sup> Annual Earth Day Celebration and Poster Contest:**

The Earth Day celebration will be Saturday, April 8 from 10 AM to 2:30PM at Tarzana Recreation and Park. TPOA will have a booth.

**Tarzana Community Cultural Center (TCCC) Asia Night:** TCCC and the West Valley, Warner Center Chamber of Commerce are planning an Asia night celebrating six different Asian cultures with food vendors, performers, and other displays on May 21 from 11-4PM

## **OTHER**

**Homeless tents at Tampa Ave. underpass:** Persistent encampments keep reappearing on both sides of Tampa under the 101 freeway. It is a violation of the law to block the sidewalk. David Garfinkle will talk to Councilmember Bob Blumenfield’s Office about mitigation efforts.

**Trucks parked on Philipprimm:** Trucks parking on Philipprimm make traffic flow on this narrow street difficult. TPOA and TNC have complained to the LAPD and Councilman Blumenfield’s office. By State law, commercial vehicles cannot park in one spot for more than 24 hours. Councilmember Blumenfield feels that ticketing the offenders is more effective than towing them. There has been some mitigation of the parking, but it continues.

**ADJOURNMENT:** The meeting was adjourned at 9:13 PM.