

CITY OF LOS ANGELES

California



SYLMAR NEIGHBORHOOD COUNCIL

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**SYLMAR NEIGHBORHOOD COUNCIL PLANNING & LAND USE COMMITTEE  
APPROVED MEETING MINUTES**

**Wednesday, August 10th, 2022, 6:30 pm to 8:30 pm**

**Zoom Meeting Online or By Telephone**

Please use the link <https://us02web.zoom.us/j/84653090795> to join webinar; and/or,  
Dial (669) 900-6833 enter ID 846 5309 0795 and Press # to join the Meeting via Phone

**Peter Postlmayr, Chairperson**

*The Neighborhood Council system enables meaningful civic participation for all Angelenos and serves as a voice for improving government responsiveness to local communities and their needs. We are an advisory body to the City of Los Angeles, comprised of stakeholder volunteers who are devoted to the mission of improving our communities.*

1. **Call to Order @6:32pm**
2. **Roll Call** Peter Postlmayr, George Ortega, Patty Hug & Cheri Blose;  
**Absent:** Lucille Floresta
3. **Housekeeping:** Sign-in Sheets, Speaker Cards for public comments, Recording and Timekeeper, facilities information.
4. **Public Comment on matters not appearing on the agenda.**  
Tom W. comments regarding records and charting of homeless/low-income housing being offered within Sylmar more densely than elsewhere within CD7. Asking for comment from Public Official representatives if available.
5. **Discussion and Possible Action to approve Meeting Minutes:** June 9th, 2022 and July 20<sup>th</sup>, 2022 Planning & Land Use Committee Meeting. **Tabled to be voted when minutes provided**
6. **Public Official and Community Representative Announcements & Presentations followed by Public Announcements (5)**
  - a. Questions / Comments about Announcements from Committee Members and Public.
7. **Discussion and Information on 15200 Bledsoe at San Fernando Road - Sylmar Studios**  
**CEO Tony Guanci and Executive Vice President Scott Hodgkins.** Architect Nouizi, ILYes M, inouizi@waremalcomb.com. Ground was broken last month on the first phase of Sylmar Studios, a 300,000-square-foot, 12-stage facility that's expected to open next year.  
<https://abc7.com/sylmar-studios-groundbreaking-production-studio-southern-california/11865516/>

A new 3-Story concrete tilt-up bldg. w/steel frame construction that consists of 3 continuous fire walls separate the bldg. into 3 buildings, 1-story portion fire wall separate into 2

fire areas to be used as sound stage studios. 3-story fire area portion to be used as office building. Type III-B core and shell only, T.I. shall be comply to code required for each use.

Required parking is located in the parking structure under permit # 20010-10k-01637. Parking is comprised of a new 6-level cast-in-place concrete, open parking structure with post-production and restaurant space, core & shell only for post-production area and restaurant. Patrick Dempsey and Scott Hodgkins to present – Current construction is parking structure with next phase being stages and offices. Office space – 103,090sq ft.; Sound screen: 95k sq ft; 6 story Parking Structure; 65k sq ft.

Not all granted permitted with approved inspections to give construction dates and phases with an entire facility site information to be provided.

Community Concerns –

Total acreage and lot size with final answer given.

Fire & Safety concerns – on lot security with all required by permit.

Traffic impact on surrounding with possible DOT reports and plans – No answers to be given at this time with possible reports to be given in later presentation.

Action: **None**

**8. Discussion and Possible Action: Sylmar Channel Project – Safe Clean Water Program**

Glenoaks at Bledsoe to Herrick Avenue. This project aims to improve water quality, increase water supply, mitigate localized flood issues, and provide improved walkability and educational opportunities within Sylmar and the Upper Los Angeles River. Juan Solorio from Councilwoman Monica Rodriguez, 7<sup>th</sup> District Office requesting the attached support letter be recommended for approval to the Sylmar Neighborhood Council. More information can be found at: [visit our website https://www.lacitysan.org/san/faces/home/portal/s-lsh-sp/s-lsh-sp-scwp?\\_afLoop=5948708715810839&\\_afWindowMode=0&\\_afWindowId=null&\\_adf.ctrl-state=x1u00t58k\\_1#!%40%40%3F\\_afWindowId%3Dnull%26\\_afLoop%3D5948708715810839%26\\_afWindowMode%3D0%26\\_adf.ctrl-state%3Dx1u00t58k\\_5](https://www.lacitysan.org/san/faces/home/portal/s-lsh-sp/s-lsh-sp-scwp?_afLoop=5948708715810839&_afWindowMode=0&_afWindowId=null&_adf.ctrl-state=x1u00t58k_1#!%40%40%3F_afWindowId%3Dnull%26_afLoop%3D5948708715810839%26_afWindowMode%3D0%26_adf.ctrl-state%3Dx1u00t58k_5) Consider a conditional support letter as long as public access is restricted.

**NO Action At This Time Per SNC Meeting and Approval of Letter**

**9. Follow Up on Past Discussions: Past Projects**

- a. Misc.
- b. Sylmar Channel Project SNC Action
- c. San Fernando Reservoir Replacement Project

**N/A**

**10. Committee Member Comments on subject matters within Committee’s jurisdiction. N/A**

**11. Future Agenda Items:** Please e-mail the PLUC Chair at [Peter.Postlmayr@SylmarNC.org](mailto:Peter.Postlmayr@SylmarNC.org) by the first of the month for that months’ meeting. N/A

**12. Closing Remarks, Announcements, Acknowledgements and Adjournment @8:30pm**