

Contact Information

Neighborhood Council: Porter Ranch Neighborhood Council

Name: Jason Hector

Phone Number: [818-357-9658](tel:818-357-9658)

Email: [jasonhector@prnc.org](mailto:jasonhector@prnc.org)

The Board approved this CIS by a vote of: Yea(10) Nay(0) Abstain(0) Ineligible(0) Recusal(0)

Date of NC Board Action: 01/30/2017

Type of NC Board Action: For if Amended

Impact Information

Date: 01/31/2017

Update to a Previous Input: Yes

Directed To: City Council and Committees

Council File Number: 16-1341-S1

Agenda Date:

Item Number:

Summary: See Attached Community Impact Statement and January 30th, 2017 Meeting Agenda.



Issam Najm,  
President

Susan Gorman-Chang,  
Vice President

Andrew Krowne,  
Treasurer

Gabriel Khanlian,  
Secretary

David Balen,  
Signer

Asaad Alnajjar

Cheri Derohanian

Jason Hector

Alex Kim

Becky Leveque

Jennifer Milbauer

## Community Impact Statement

January 30, 2017

On January 30, 2017 with a vote of 11 yes and 1 absent, a motion was approved to file an addendum to the January 11, 2017 CIS (Community Impact Statement) of SUPPORT for the Porter Ranch Village Commercial Development project (Council File # 16-1341-S1) IF AMENDED:

1. On the north side of Rinaldi Street, no building shall exceed three stories or a height of 48 feet. On the south side of Rinaldi Street, no building shall exceed three stories or a height of 48 feet.
2. Landscape plan and entire project to meet ALL the Porter Ranch Land Use/Transportation Specific Plan requirements in Section 6 Part H-1(c) (Parking Lots and Parking Buildings) including but not limited to "non-deciduous, shade producing trees at a minimum rate of one tree for every four parking spaces." This is a concern because the Porter Ranch Town Center was allowed to be built without meeting these minimum standards. A guarantee that this will not happen again is absolutely necessary. Public concerns regarding a "heat island" were expressed.
3. Request formation of Porter Ranch Arts Council as required by Development Agreement (page 53 part 3) prior to issuance of any building permits for the Porter Ranch Village. This was overlooked or bypassed during the building of the Porter Ranch Town Center and it is required "as a condition of development and/or the issuance of building permits." The Porter Ranch Arts Council should have been formed by the City and the Developer back in 1992 but this was never done and it is still not clear if the funds were ever deposited into the "interest bearing Porter Ranch Art Trust Account at the time of issuance of the building permit for use in purchasing public art..." for the previously built Porter Ranch Town Center.
4. Support for the use of electric vehicles within the community as part of the Transportation Management Organization (TMO) and Shared Ride Transportation System (Section 9-F of Specific Plan). The community and Porter Ranch Neighborhood Council participation in the Transportation Management Organization is essential for successful public input and community awareness. To date, it is unclear if this TMO was ever formed as required by the specific plan.
5. Environmental Impact Report is updated to include recent (less than 2 years old) traffic studies for all streets adjacent to the project as well as include of the potential impacts of the Aliso Canyon gas storage facility.
6. Require the developer to have the 2 acre site deeded to City of Los Angeles for future library or other municipal facility (senior center, multipurpose room, etc.) prior to issuance of any building permits.

7. The Applicant / Developer provides proof of compliance with state Greenhouse Gas Emissions law AB 32 and SB 375 and project includes all required mitigations to achieve compliance with the above laws.
8. Require evidence of Art Fees deposited into Porter Ranch Art Trust account to be also provided to Porter Ranch Neighborhood Council.
9. Continued denial of double side digital sign as recommended by City Planning Commission and City Planning staff with all signage to conform to specific plan and building code. (Applicant has appealed this ruling)
10. Require the 4000 square foot community room to be built as part of the project, as recommended by the City Planning Commission given the current shared space at the Porter Ranch Community School site is not readily available to the community on weekends, when school is out of session or when it is being used by school. Additionally, the 10 year contract will expire with no guarantee of the benefit being available in perpetuity if LAUSD or City of LA chooses not to renew.”



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Issam Najm, President; Susan Gorman-Chang, Vice President; Gabriel Khanlian, Secretary;  
Andrew Krowne, Treasurer; David Balen, Signer; Asaad Alnajjar; Cheri Derohanian;  
Jason Hector; Alex Kim; Becky Leveque; Jennifer Milbauer

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Porter Ranch Neighborhood Council

**SPECIAL BOARD MEETING**

Monday January 30, 2017

6:15 PM

Porter Ranch Community School  
12450 Mason Avenue, Porter Ranch, California

Porter Ranch Community School is located at the southeast corner of  
Seson and Mason – The parking lot is accessible from Mason

**PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS.** The public is encouraged to fill out a “Speaker Card” to address the Board on any item on the agenda prior to the Board taking action on an item. Comments from the public on agenda items will be heard only when the respective item is being considered. Comments on other matters not appearing on the Agenda that are within the Board’s subject matter jurisdiction will be heard during the General Public Comment period.

**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 on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities. Sign language interpreters, assistive listening devices, and other auxiliary aids/or services may be provided upon request. If you require language translation services and to ensure availability of services, please make your request at least three business days (72 hours) prior to the meeting you wish to attend by contacting the Department of Neighborhood Empowerment at (818) 756-8523.

**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 [www.prtc.org](http://www.prtc.org) or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact the PRNC Secretary, Gabriel Khanlian at [GabrielKhanlian@PRNC.org](mailto:GabrielKhanlian@PRNC.org).

**STAKEHOLDER SURVEY** – There will be a 2-page survey available at the meeting. Please take a minute to fill out the survey and give it to the Board Secretary before you leave the meeting. THANK YOU!

Our posting location is at **11280 Corbin Avenue, Northridge, CA 91326** on a bulletin board facing Corbin Street that is available 24 hours a day.

A member of the public can send an email to all the PRNC Board members at [board@PRNC.org](mailto:board@PRNC.org), or can leave us a voicemail message at **818-217-0279**. The PRNC website is at: [www.prtc.org](http://www.prtc.org).

For information on the PRNC process for Board action reconsideration, stakeholder grievance policy, or any other procedural matter related to this Council, please consult the PRNC Bylaws. The PRNC bylaws are available on our website at [www.prtc.org](http://www.prtc.org).



**Special Meeting Agenda  
(Revised on January 28, 2017)**

**Monday, January 30, 2017  
6:15 PM**

*This Agenda and all attachments can be downloaded at: <http://www.prnc.org/about-us/agenda-and-minutes>*

Item Number and Description		Minutes	Time-Slot
1.	Meeting called to order		6:15
2.	Welcome	President, <b>I. Najm</b>	3 6:15 – 6:18
3.	Pledge of Allegiance		2 6:18 – 6:20
4.	Roll Call	Secretary, <b>G. Khanlian</b>	2 6:20 – 6:22
5.	Motion – <i>Approve Meeting Minutes for December 14, 2016 (Attachment A)</i>	Secretary, <b>G. Khanlian</b>	3 6:22 – 6:25
6.	Motion – <i>Approve Meeting Minutes for January 11, 2017 (Attachment B)</i>	Secretary, <b>G. Khanlian</b>	5 6:25 – 6:30
7.	Discussion of the investigation into the PRNC financials from past years. Attachment C addresses this item.		30 6:30 – 7:00
<b>BREAK</b>		10	7:00 – 7:10
8.	Discussion and possible actions related to the public meeting to be held by the Department of Conservation and the CPUC in Woodland Hills on Feb. 1 <sup>st</sup> and 2 <sup>nd</sup> . A number of attachments are included for Board discussion and possible action. (Attachments D, E, F, & G)	60	7:10 – 8:10
9.	Discussion and possible action to modify the CIS approved at the last meeting regarding the commercial development (Attachment H) – <b>David Balen</b>	20	8:10 – 8:30
10.	Board Members Comments & Announcements – All	30	8:30 – 9:00
11.	Meeting Adjournment	President, Issam Najm	9:00

**Note:** Time allocations for agenda items are approximate and may be changed at the discretion of the Board President

**Attachments:**

No.	Description	Agenda Item No.
A.	Draft Meeting Minutes, December 14, 2016	5
B.	Draft Meeting Minutes, January 11, 2017	6
C.	Letter from Board President on Financial Investigation	7
D.	Proposed Comments on DOGGR Well Safety Review and Min/Max Pressure	8
E.	Proposed Comments on CPUC Finding	8
F.	Report on Gas Demand and Supply (Prepared by Board President)	8
G.	Letter of Support to SB146	8
H.	Motion for Board Consideration	9