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Council File Number

[95-0328](#)

Title

TENTATIVE TRACT 51953

Subject

Req Ccl approve appeal from the entire decision of the Planning Commission regarding CPC 94-0338 ZC and Vesting Tentative Tract No 51953

Last Change Date

01/23/1998

Initiated by

Department of City Planning

Archive History

2-8-95 - For Ccl - File to P&LUM Comt Clk per request
 2-10-95 - Set for P&LUM Comt on 2-21-95 & in Ccl 2-24-95
 2-21-95 - P&LUM Comt Disposition - Approve zone change subject to conditions
 2-24-95 - P&LUM Comt rept & Ord ADOPTED *AS AMENDED TO DENY APPEAL by William Haas, et al, for Granada Hills Community Action Comt from the entire action of City Planning Comsn on the decision of the Advisory Agency THEREBY APPROVING Vesting Tentative TR 51953 for a 4-lot commercial subdivision, maximum combined total of 210,000 sq foot gross floor area for all C2-1L & P-1L to (T)(Q)C2-1L for the property located at 18000 Chatsworth St, within Granada Hills - Knollwood Dist Plan, subj to conditions of approval adopted by City Planning Comsn & modified by this Comt.
 *PRESENT & ADOPT accompanying Ord providing for a change of zone from C2-1L & P-1L to (T)(Q)C2-1L for property located at 18000 Chatsworth St. Said rezoning shall be subj to the "Q" Qualified classification zone conditions substantially as shown on the attachment submitted by Planning Comsn, & modified as follows by this Comt:
 *A. Condition No. 5 - modify to read *(SEE AMENDING MOTION)
 B. Condition No. 9 - modify to read "No outside storage. All chemical products used or stored on site shall comply with the provisions of local ord. In addition, no dangerous chemical products shall be stored or displayed for retail sale within a distance to be determined by the Fire Dept from the outer boundary of Granada Hills High School."
 C. Condition No. 22 - substitute text to read "Trucks over 6,000 pounds will be prohibited from using Zelzah Ave from Kingsbury St So. to Devonshire St & from using Lindley Ave from Kingsbury St south to Devonshire St. The applicant shall fund a prog to install the necessary signage, & shall insure that any new businesses on the site provide their suppliers the above truck restriction information. Suitable evidence of payment shall be submitted to the City Planning Dept.
 D. Condition No. 24 - modify to read "The applicant shall maintain all sidewalks surrounding the site as well as the site itself, such that they are free of litter, graffiti, general debris, etc."
 E. Delete Condition Nos. 25, 26 & 27.
 F. Condition No. 28 - modify to read "The applicant shall provide all necessary on-site security as appropriate."
 G. Condition No. 29 - substitute text to read "The proj applicant shall fund a prog, to be implemented at the discretion of the DOT & Ccl Office after consulting with representatives of Granada Hills High School & LAUSD staff, whereby a Pedestrian Safety Prog is implemented at Granada Hills High School.

Funds from the prog may go toward restriping of crosswalks, adding "stop" signs at the three crosswalks for the high school, & adding warning signs to alert traffic of the crosswalks ahead.

H. Condition No. 30 - substitute text to read "There will be no large warehouse style, primarily construction materials type store established on this property."

I. Add Condition No. 31 - text to read "All mitigation measures as stated in the tract action are conditions to the zone changes."

7. REMOVE (T) Tentative classification as described in detail on the sheet(s) attached to the Comt rept - Mit Neg Dec & Findings ADOPTED

2-24-95 - *Mo - Bernson Mover 1995 - Chick - Modify Rec 6A. to read as follows:
REVISE "Q" CONDITION NO. 5, as follows:

The hours of operation of the subj facility, excepting restaurants & food sale facilities, shall not begin earlier than 8 am unless otherwise permitted by the Zoning Administrator or through the Site Plan Review process.

2-24-95 - File to Mayor FORTHWITH

3-6-95 - File to P&LUM Comt Clk OK

3-10-95 - File in files

10-16-97 - For Ccl - Eng - Req Ccl approve the final map of Tract No. 51953

lying Sly/o Chatsworth St & Wly/o Zelzah Ave & accompanying Subdivision Improvement Agrmt & Contract with attached security documents - CPC 94-0338 ZC

10-16-97 - File to Cal Clk

10-16-97 - File to Bernson - Scheduled in Ccl 10-21-97

10-17-97 - File to Cal Clk

10-21-97- Map & Bond (C-96026) APPROVED

10-28-97 - File in files

1-22-98 - File to Cal Clk

1-23-98 - File in files