



NEIGHBORHOOD COUNCIL JOINT COUNCILS MEETING

TUESDAY, APRIL 4, 2023, 7:00 p.m.
CITY HALL COMMUNITY ROOM
2929 TAPO CANYON ROAD

AGENDA

NC #1 Chair	Jill Abele
NC #2 Chair	Karl Birch
NC #3 Chair	Julie Bershin
NC #4 Chair	Bobby Calderon
NC Coordinator	Emily Habib
City Council Liaison	Mayor Fred D. Thomas

1. Call to Order/Welcome/Pledge of Allegiance

2. Approval of Minutes

3. Public Statements/Comments

This is the time allotted for public statements or comments on matters within the subject matter and jurisdiction of the Neighborhood Councils not on the agenda. Statements and comments are limited to no more than three (3) minutes per speaker.

4. Discussion Item

Mock Exercise

5. New Business: None

6. Executive Board Comments

7. Adjournment: Date to be determined

/s/

Yvette Moore
Administrative Officer

If any interested individual has a disability that may require accommodation to participate in this meeting, please contact the Neighborhood Council Coordinator at (805) 583-6756. Upon advance notification, reasonable arrangements will be made to provide accessibility to the meeting.



DRAFT MINUTES

1. Call to Order/Welcome/Pledge of Allegiance/Introductions

The meeting began at 7:02 p.m. and staff confirmed that a quorum was present.

NC #1 Chair	Tom Williams	P	NC #3 Chair	Julie Bershin	A
NC #1 V.C.	Dalila Minter	A	NC #3 V.C.	Sara Rosario	A
NC #1 Sec.	Theresa Lewis	A	NC #3 Sec.	Evelyn Gatewood	A
NC #2 Chair	Theresa Ramirez	P	NC #4 Chair	Bobby Calderon	A
NC #2 V.C.	Karl Birch	P	NC #4 V.C.	Nora Frost	P
NC #2 Sec.	Suzanne Aguilar	A	NC #4 Sec.	Michelle Scharf	P

2. Executive Board Introductions

Executive Board members introduced themselves.

3. Approval of Minutes

A motion was made by Tom Williams and seconded by Karl Birch to approve the June 14, 2022 minutes as presented. The motion passed unanimously.

4. Public Statements/Comments

A member of the public noted that she had observed motorized vehicles on the horse trails near Coyote Park and asked whether this was legal. Emily Habib suggested she contact the Rancho Simi Recreation and Park District to get this information.

5. Informational Presentation

Q & A with the City's Environmental Services Director

Environmental Services Director Stratis Perros answered questions from the public and Executive Board members.

6. New Business

Nomination of two Neighborhood Council Executive Board members to the Community Development Block Grant (CDBG) Advisory Committee

Andy Hanna, Neighborhood Council #3, was nominated to serve a three-year term on the CDBG Advisory Committee. Brian Kane, Neighborhood Council #4, was nominated to serve a two-year year term on the CDBG Advisory Committee.

7. Executive Board Comments

Jim Bartholomew inquired about the status of the installation of the new fiber optic network in Simi Valley. Emily Habib will look into this and report back to him. Different Executive Board members discussed recent developments in water conservation and retention strategies.

8. Adjournment: Date to be determined

By consensus of the members, the meeting was adjourned at 8:53 p.m.

Mock Development Project for 4/4/2023 Neighborhood Council training



CITY OF SIMI VALLEY

**Neighborhood Council
Development Project Overview**

Project No.	PD-S-9999
Neighborhood Council No.	7
Tentative Planning Commission Meeting Date	February 29, 2024
Tentative City Council Meeting Date	N/A
Case Planner	Ima Planner

Request:

Planned Development Permit (PD-S-9999) to construct four (4) industrial buildings, totaling 325,195 square feet.

Applicant:

Developers R Us
111 ABC Lane
Seal Cove, CA 90760
(888) 881-1811

General Plan/Zoning:

Business Park/General Industrial-Business Park Overlay District

Location:

193 Ward Avenue

I. Project Description

The applicant is proposing to subdivide a 25.4-acre parcel into four lots and build four industrial buildings, totaling 325,195 square feet. The four buildings will have truck-loading docks and roll-up doors. All buildings could be split into multi-tenant spaces. The 10-foot tall walls of concrete tilt-up design will shield the truck areas from public view from Ward Avenue. A 6-foot-tall tubular-steel fence will be installed along the north property line.

II. Project Design

Each of the four buildings share the same building design of concrete tilt-up construction with offsets, reveals, and multiple color panels (whites, beiges, and browns). The public building entries have aluminum storefronts with blue reflective glass windows and metal canopies. Building heights range from 28 to 36 feet.

At this time, there are no proposed tenants for the buildings, but any potential tenants must comply with the performance standards of the Development Code (Zoning Ordinance).

The project site currently contains 17 mature trees. The applicant proposes to remove 10 trees, and in return is providing \$33,200 in upsized replacement tree value. Conceptual species include Desert Museum Palo Verde, Eastern Redbud, Fruitless Olive, Coast Live Oak, and California Pepper. The applicant will be required to prepare a Final Landscape and Irrigation Plan that incorporates current water conservation requirements and low-water use plants.

III. Environmental Review

It is anticipated that a Mitigated Negative Declaration will be required with the project under the California Environmental Quality Act (CEQA).

Figure 1- Vicinity Map

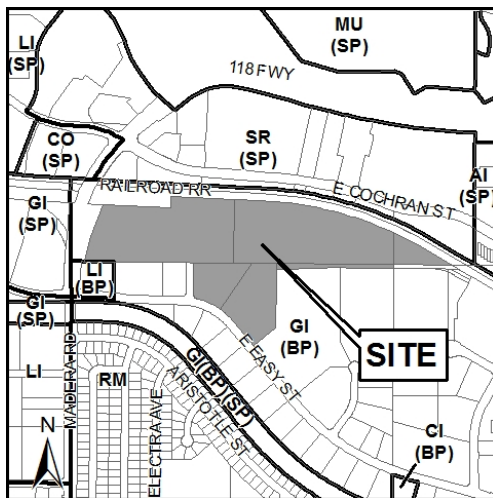


Figure 2- Site Plan



Figure 3- Rendering

