

PORTER RANCH

NEIGHBORHOOD COUNCIL

2006-2007 Board of Directors

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May 1, 2007

Mr. Jaime Lopez
City Planning Associate
Department of City Planning
City of Los Angeles
6262 Van Nuys Blvd., #251
Van Nuys, CA 91401

Mr. Lopez,

On February 28, 2007, the Porter Ranch Neighborhood Council (PRNC) Land Use Committee heard a presentation by the Porter Valley Country Club about proposed changes to their Master Land Use Permit, Case # ZA 1992 1048. The proposed changes are being requested to add a new tennis court, change the parking lot by installing a new security guard station and re-stripping the parking area and adding additional landscaping around the property. The presentation was well received by Land Use Committee attendees and the minutes from that meeting are attached for your review.

On May 1, 2007, a PRNC General meeting was held at which time a Land Use Committee update to the Board was presented. Discussion occurred among Board members and Stakeholders about the minutes and proposed Master Land Use Permit changes. When discussion ended a motion was unanimously passed by the Board to send a letter to City of Los Angeles officials in support of the proposed Master Land Use Permit changes. Minutes from the May 1, 2007 PRNC General Meeting can be viewed at the PRNC Web site, <http://www.prnc.org>.

For the Board of Directors
Porter Ranch Neighborhood Council



Mel Mitchell
Land Use Committee Chairman

Attachment

cc Ms. Phyllis Winger
 Chief Planning Deputy
 Council District 12
 City of Los Angeles
 200 N. Spring Street, Room 405
 Los Angeles, CA 90012



Porter Ranch Neighborhood Council
Land Use Committee Meeting Minutes – February 28, 2007
Porter Valley Country Club
By: Mel Mitchell

Meeting called to order at 6:35 pm

The Porter Valley Country Club recently submitted an application, Case # ZA 1992 1048, to the Los Angeles City Planning Department to modify its existing Master Land Use Permit. The changes that are being requested are to:

1. Re-stripe the existing parking area for improved efficiency
2. Change the access into and exit from the Club for more centralized control
3. Provide additional landscaping
4. Add a new tennis court

The PRNC Land Use Committee meeting was held at the Porter Valley Country Club (PVCC) on Wednesday, February 28, 2007 to hear a presentation about the proposed changes. The presentation was made by Russ ??, Phil Habegger of MD Structures, Inc. and Ian Gardner, PVCC General Manager. Approximately ten PRNC stakeholders attended the meeting and following summarizes the key issues discussed during the meeting:

- The PVCC original Master Land Use Permit was initiated in 1968 that allowed for a total of 7 tennis courts to be built on the property. At this time 5 have been built and the Club desires to build 1 new court now and possibly another in the future. The proposed new court will be located at the western side of the existing parking lot and will be used daily between 7:30 am and 9:00 pm. Please see the attached area plan for more details.
- The existing parking lot will be changed as part of construction of the new tennis court and will have approximately 234 parking spaces.
- A new security guard station will also be constructed and staffed to control access into the parking lot and club. At this time entrance to the parking lot is open and is periodically patrolled by a security guard during working hours.
- New landscaping will also be installed as part of construction.

Questions were asked by the PRNC stakeholders in attendance about increased traffic and congestion on Porter Valley Drive resulting from the parking lot changes. As described, the proposed area plan includes a driveway entrance to the new guard gate where cars can stack up before being allowed into the lot. During normal days, the PVCC does not expect cars to overflow onto Porter Valley Drive while waiting for entry. Parking attendants will be used when heavy traffic activity is expected from weddings and special events at the Club.

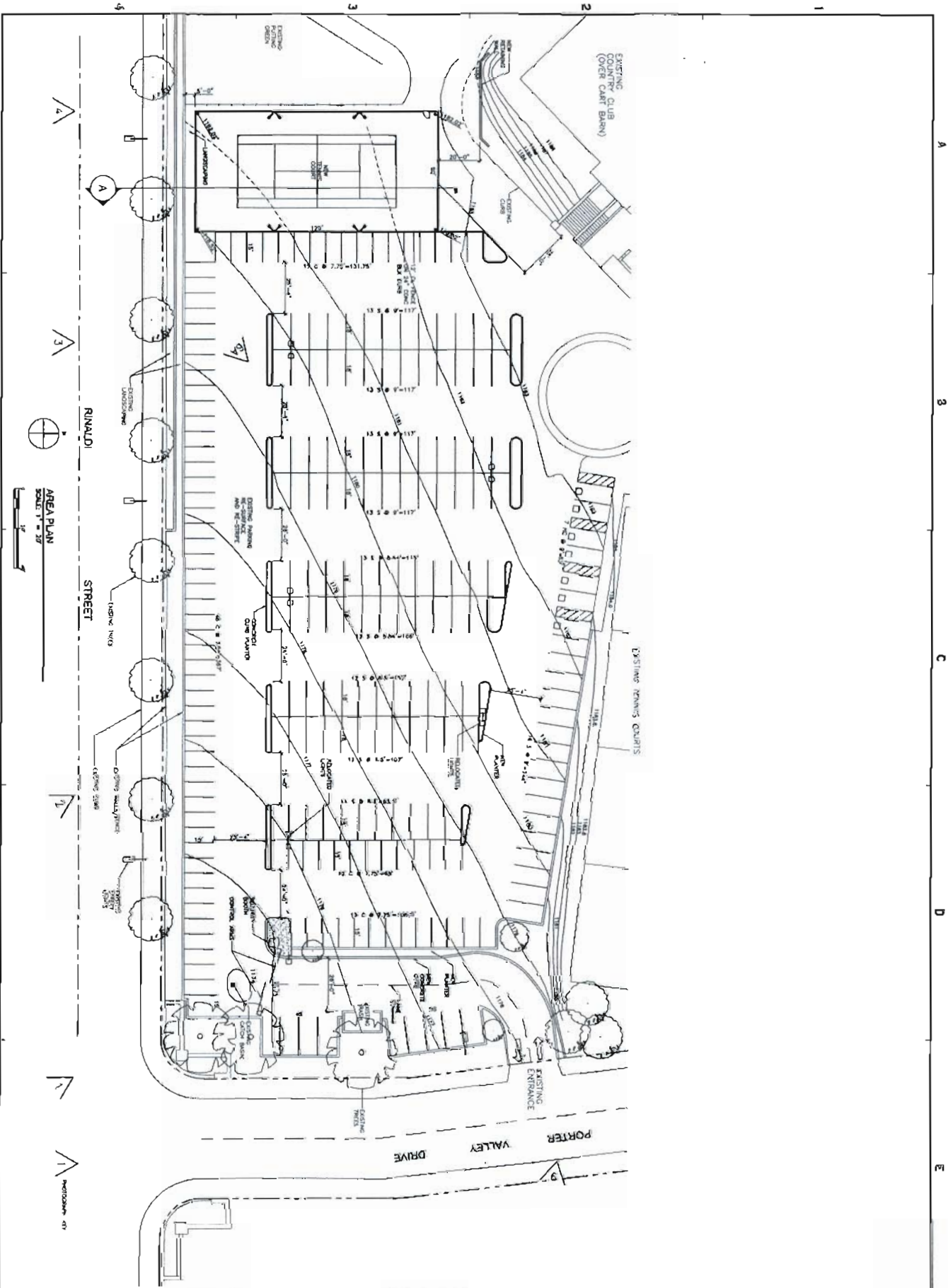


Stakeholders also asked about improving the signage and landscaping around the PVCC. It was stated that the Club is currently planning to improve the signs and landscaping on Rinaldi Street and will consider the additional upgrades that were suggested at the meeting.

Throughout the meeting, the committee engaged in some detailed discussions about the PVCC expansion plans and all attendees had an opportunity to share their opinions and concerns. At the end, there was no opposition to the PVCC proposed Master Plan Use Permit changes and it was believed that the changes would be positive for Porter Ranch.

Meeting Adjourned at 7:35 pm

mea mitchell



	<p>MD MD Structures, Inc. Consulting Engineers & Construction Managers 12877 Valley Boulevard, Suite 2020 Golden, CO 80401</p>	<p>PORTER VALLEY COUNTRY CLUB AREA PLAN</p>	<p>DATE: 01-14-2009 DRAWN BY: [Name] CHECKED BY: [Name] PROJECT NO: [Number] A0.2</p>
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