CITY OF LOS ANGELES
California

Executive Committee

Stephanie Mills — President
Glenn Bailey — 1st VP
Martin De Mucha Flores — 2nd VP
Britta Steinbrenner — Secretary
Judy Diamond — Treasurer

Board Members

Sky Cassidy
Barbara Nitkin
Marjorie Ross
Maria G. Luchero
Ken Ross

Vacant: Business/Employee; Resident (1)
Claudia Lopez — Appointed CSUN Faculty/Staff
Cesar Rosales — Appointed CSUN Student
(vacant) — Youth
Alternates: (vacant), (vacant), (vacant)

Northridge East Neighborhood Council

Making Northridge a Better Place to Live, Work, Play and Learn

NENC Board meetings will be held virtually pursuant to the California Government Code and City of Los Angeles policies unless otherwise noticed.

Board Regular Meeting Agenda - Wednesday, October 21, 2026 - 7:00 p.m.

Held virtually via Zoom: https://zoom.us/j/92753645271

This meeting is being held virtually using teleconferencing pursuant to California Government Code Section 54953.8.4 (Senate Bill 707 - Chapter 327, Statutes of 2025), the previous implementing action of the Los Angeles City Council (Council File 23-1114 approved on November 1, 2023), and the required two-thirds vote of the Northridge East Neighborhood Council Board on November 15, 2023 electing to use teleconferencing for some or all of its Board and/or Committee meetings.

Comments from the public on other matters not appearing on this agenda that are within the Board's subject matter jurisdiction will be heard during the General Public Comment period. Please note that under the State Brown Act, the Board is prevented from acting on a matter that you bring to its attention during the General Public Comment period; however, the issue raised by a member of the public may become the subject on a future Board or Committee meeting agenda. General Public Comment is limited to two (2) minutes per speaker, unless adjusted by the Board presiding officer.

Si requiere servicios de traducción, favor de avisar al Concejo Vecinal tres (3) días (72 horas) antes del evento. Por favor contacte por correo electrónico info@NENC-LA.org para avisar al Concejo Vecinal.

Members of the public who wish to listen to the meeting audio during this Board meeting may **click this link to join the webinar:** https://zoom.us/j/92753645271 or call +1 669 900 6833 US (San Jose) or Toll Free numbers 888-475-4499, 877-853-5257, 833-548-0282 or 833-548-0276 and enter **Webinar ID No. 927 5364 5271** and then press #. For this meeting, public comment will be made virtually or alternatively, public comment may be emailed to info@NENC-LA.org at least **six hours prior to the scheduled start time**; include in the email Subject Line "Public Comment" and the agenda item number; such comments received timely will be read aloud (until time limit) during consideration of that agenda item.

1. Start Recording, Call to Order, Pledge of Allegiance and Welcome to Stakeholders; Introductory Comments (audio/visual participation and recusal reminders; public comment)
2. Roll Call, Seating of Alternate(s), Determination of Quorum (8 - present: _____), Voting Eligibility (Ethics, Funding, Code of Conduct, Anti-Bias, Gender Expression and Gender Identity; view Board member training status at https://neighborhoodempowerment.lacity.gov/NENC/); Planning 101 training; Abstentions="No"
    a. NC Board Members are required to comply with the BONC Neighborhood Council Board Member Code of Conduct Policy (version effective 2/20/2024)
    b. New Funding Training deadline extended. Was required to be taken by all Board members by October 16, 2026.

c. Other Board Member training(s) expiring within the next two months: Ken Ross, Ethics 10/11/2026

3. Notice of NENC Board Vacancies (term expiration is June 30th of year listed) - One Resident seat (2027), one Business/Employee seat (2027), three Alternate seats (2027), and one Youth seat (2027). Qualified Stakeholders interested in serving may obtain more information by emailing: info@NENC-LA.org Documentation will be required. Per NENC Bylaws, appointment is made by the President and approved by the Board. - possible MOTION(s), including but not limited to:
    a. Appointment of eligible Stakeholder(s) to vacant Alternate, Resident, Business/Employee or Youth seat(s) with a term expiring in 2027 - possible MOTION
4. Agenda Setting Meeting: 10/11/2026 Participation: Bailey, Diamond, De Mucha Flores, Mills, Steinbrenner
5. Approval of Minutes – September 16, 2026 (pending); August 19, 2026 (pending); July 15, 2026 (pending); June 17, 2026 (pending); May 20, 2026 (pending); April 15, 2026 (pending); March 18, 2026; February 18, 2026 (pending), January 21, 2026 (pending), July 16, 2025 (revise draft) and any other dates [NOTE: If there are draft minutes received and distributed timely, they will be considered later during the meeting.]
    a. Links to Zoom recordings of Board meetings are posted on NENC Agendas and Minutes webpage
6. Financial Item(s) - Discussion and possible action:
    a. Approval of August 2026 Monthly Expenditure Report (MER) - amount spent $428.67
    b. Approval of September 2026 Monthly Expenditure Report (MER) - amount spent $381.52
    (All NC MERs are posted on City Clerk's NC Funding System Dashboard; click on MER tab. Recent NENC MERs with back up documentation may also posted on the NENC website under Finance Committee: https://www.nenc-la.org/committees/budget-and-finance-committee/
7. Presentations/Guest Speakers/Announcements.
    a. Voting Center: Redwood Hall, CSUN. Open 10/24/2026-11/3/2026. Open 10:00 am to 7:00 pm from 10/24-11/2. Open 11/3/2026 from 7:00 am to 8:00 pm. Free voter parking at lot F5.
    b. Ballot Drop Box Locations: Northridge Park Aquatic Center, 10058 Reseda Blvd., Northridge CA 91324; CSUN, 18111 Nordhoff St., Northridge CA, 91330; Northridge Branch Library, 9051 Darby Ave, Northridge, CA 91325. City Clerk Ballot Drop Box Search Tool.
8. Public comments on non-agenda items within the NENC's subject matter jurisdiction (up to two minutes per speaker)
9. Comments/Reports from Representatives of Public Officials (please email report in advance of meeting) (up to three minutes each unless arrangement for additional time is made at least six days days in advance): Mayor (David Nguyen), City Attorney (Ayelet Feiman), CD 12 (Myrka Martinez); LAUSD BD 3; County SD 3 (Kimberly Perez); State - SD 27 (Senator Stern TBA), AD 40 (Julia Estrada); Federal - CD 32 (Sean Regan)
10. Comments/Updates/Announcements by Representatives of City Departments such as LAPD/C-PAB), LAFD, DONE (NEA Vincent Autiero (vincent.autiero@lacity.org), BONC (North Valley Commissioner Keren Waters) and Representatives of CSUN and Other Public Agencies and NC-Related Entities (up to three minutes each unless arrangement for additional time is made at least six days in advance)
    a. DONE and BONC updates
        i. City Clerk NC Elections and Funding Division announces 2027 Neighborhood Council Election Timeline: Election Group 1 Election Date: Saturday, May 1, 2027
            1. Candidate Filing Period: Thursday, December 17, 2026 to Monday, February 15, 2027
            2. Vote-By-Mail Application Period: Tuesday, March 2, 2027 to Monday, April 12, 2027
            3. Election Day: Saturday, May 1, 2027 - in-person Polling Place voting and last day to return Vote-By-Mail Ballot
            4. For inquiries, please contact (213) 978-0444 or via email at clerk.electionsnc@lacity.org or visit City Clerk NC Elections website
        ii. Apply to be a 2027 Neighborhood Council Elections Poll Worker, application
        iii. Guidance on Campaign and Political Activity for Neighborhood Council Elections, Guidance on Candidate Materials and Political Activity

iv. NC Emergency Preparedness Plan template information session 10/29/2026, 6:00 pm - Zoom link

b. CSUN reports and updates - Claudia Lopez and Cesar Rosales
   i. Associated Students update
   ii. CSUN Powwow, 11/28/2026
   iii. CF 25-0050 Bureau of Engineering report, January 8, 2025, relative to initiating vacation proceedings to vacate certain segments of Etiwanda Avenue, Lindley Avenue, Garden Grove Avenue, Vincennes Street, Dearborn Street, Etiwanda Avenue, Bertrand Avenue, and Prairie Street; VAC - E1401458. City Council 2/4/2025 adopted **report, Exhibit A and Application**, and directed the Bureau of Engineering to investigate and report regarding the feasibility of this vacation request. [NOTE: The previously approved application also included various covenants to protect the surrounding residential neighborhood.]

c. NC Budget Advocates: Departmental Teams update. NENC City budget and service priorities. Fiscal Year 2026-2027 Budget (Council File CF 26-0600). NCBA Monthly Report to NC (posted once released). www.budgetadvocates.org/

11. Committee Reports - Standing: Beautification and Weed Abatement (Baker); Education (Diamond/Nitkin); Executive (Mills); Finance (Diamond); Outreach (Mills); Planning and Land Use (Diamond/Nitkin); Public Safety (Nitkin) and Sustainability (Bailey/Nitkin). Ad Hoc: Bylaws (Bailey/Mills); Dearborn Park (Diamond/Nitkin); 2027 NC Election (Mills/Bailey); CSUN Soccer Complex - Discussion and possible action:
    a. Establishment and/or dissolution of existing Ad Hoc committees
    b. Appointment of Committee Chairs or Co-Chairs by President subject to confirmation by Board
    c. Approval of Committee members as requested by Committee Chair/Co-Chairs - MOTION
    d. Announcement of upcoming Committee meeting dates: Executive November 8, 2026. Regular meetings to be first Sunday at 3:30 pm from December through June; Education 11/3/2026 6 pm (all dates/times subject to confirmation)
    e. Outreach: (Deferred from September 16, 2026 meeting) MOTION (Bailey/De Mucha Flores) to recommend Neighborhood Purposes Grant for Save Porter Ranch for $1,000 for community outreach. 3-0-0. Save Porter Ranch designated as tier 2 funding from rollover budget amendment, for Outreach Category, (Passed 3-0-0 on 9/11/2026).
    f. Outreach: 2026 Granada Hills Street Faire, October 17, 2026 - report
    g. Outreach: 3rd Annual Valley Art Fair Sunday, 11/1/2026, 12 noon to 4:00 pm
    h. Outreach: ONEgeneration Senior Health Fair Friday, 11/6/2026, 9:00 am to 12 noon
    i. Outreach: Save the Dates: 2027 Salute To Recreation Family Festival, May 14-16, 2027
    j. Public Safety: Neighborhood Watch meetings posted on NENC website
    k. Planning: Update on new/pending or previously considered cases within/adjacent to NENC (see Informational Items below)
        i. Public comment period open for 18444 Plummer (former Rite Aid site at Reseda Blvd/Plummer intersection) through 10/28/2026.
        ii. CF 16-1468-S6 (Lee/Blumenfield) Accessory Dwelling Units (ADUs) / Interim Control Ordinance (ICO) / Prohibit Building Permit Issuance for Detached ADUs Exceeding 1200 Square Foot Threshold
    l. Reports by other Committees listed in item 11 above
12. NENC President, NC Liaisons, and NC Alliances/Coalitions Reports including, but not limited to:
    a. President's Report
    b. NC Liaisons Reports and approval of additional and/or replacement NENC Liaisons (see 15m)
        i. Homelessness Liaisons Meeting 8/31/2026 - report (2 minutes per meeting attendee)

c. NC Alliance and Coalition Reports:
    i. LANCC 10/3/2026 - Griffith Park Master Plan, Tree Hearing Policy - video links
    ii. VANC 10/8/2026 - LA100 Plan, Community Boroughs - video links

13. Council Files (CF) and City Council Motions - Community Impact Statements (CIS) - Discussion and possible action:
    a. CF 26-0582 Department of Animal Services / City Operated Shelters / Transfer to Contractor
        i. [NOTE: Approved by Arts, Parks, Libraries, and Community Enrichment Committee on 8/11/2026 / Council adopted report on 8/25/2026]
14. Approval of Minutes, if any. See Agenda Item 5.
15. Informational Items/Announcements
    a. CD 12: Weekly newsletter with community updates: https://cd12.org/
    b. Board of Neighborhood Commissioners upcoming meetings
    c. City Clerk NC Funding Program: Effective April 1, 2026, the NC Funding Policies & Guidelines document has been revised, including the Neighborhood Purposes Grant Application and requirements, and a new Financial Officer Handbook has been issued.
    d. LAFD: Community Emergency Response Team (CERT) classes
    e. LAPD: Neighborhood Watch meetings via Zoom (see NENC website for details); there are four Basic Cars/Senior Lead Officers who cover portions of NENC. Email: DevonshireSLO@lapd.online
    f. LAPL Northridge Library: upcoming events; now accepting book, etc. donations
    g. Recreation and Parks: Board of Commissioners upcoming meetings
    h. Sanitation: North Valley S.A.F.E. (Solvents/Automotive/Flammables/Electronics) Center collection site, 10241 Balboa Boulevard, Northridge, open every weekend 9:00 a.m. to 3:00 p.m. for residents to drop off their household hazardous waste and electronic waste.
    i. Northridge Vision met 10/14/2026; next virtual meeting 11/11/2026, 2 pm (tentative)
    j. Aliso Canyon Disaster Health Research Study: UCLA website, including study overview, research timeline, and information about the study team is now live. Also, Environmental Health Research is a related non-profit organization; its website includes newsletter sign-up
    k. Planning: Update on previously considered or new/pending cases within/adjacent to NENC including but not limited to:
        i. Case No. VTT-85221-SH-HCA located at 18220 Superior Street for SB 684/1123 subdivision request for a proposed 6 lot subdivision with ADUs. (Informational item - no hearing date set yet)
        ii. Case No. CPC-2024-8146-DB-VHCA located at 17715-17719 Kinzie Street.- Five-story, 230-unit apartment building on a 35,786 square-foot lot was approved on June 24, 2025. Administrative Compliance Letter. [NOTE: Related article posted by Urbanize LA on 12/20/2024]
        iii. Case No. CPC-2024-1532-DB-VHCA located at 17829 Halsted St - New construction of a 232 unit 100% affordable housing project, measuring 63-feet in height with a total residential floor area of 143,010 square feet and 63 parking stalls. Letter of Determination date 5/15/2025 [NOTE: Related article posted by Urbanize LA on 3/11/2024]
        iv. Case No. CPC-2023-8011-ZC-ZV-CU-WDI-SPP-DRB located at 10125 Balboa Boulevard for expansion of existing car wash through a conditional use permit, zone change, project permit compliance for the Granada Hills Specific Plan, variance, and waiver of dedication. Applicant: Balboa Car Washes, Inc dba Denny's Car Wash. Determination Letter dated 7/29/2026.
        v. Case No. ZA-2025-3065-CUB located at 9514 Reseda Boulevard #12 to allow existing convenience store to sell full line of alcoholic beverages for off-site consumption. Applicant:

Copacabana Market LLC. Withdrawal filed 9/16/2026: Withdrawal Request Response Letter dated 9/26/2026.

vi. Case No. ZA-2025-7132-ZV-CU2-PR proposed new three-story self-storage facility at 9400 Reseda Boulevard. Applicant: The Corral Group LLC (Informational item - no hearing date set yet)

vii. Northridge Community Plan was last updated in 1995.

l. Planning: Department liaisons email: Planning.Liaison@lacity.org.

m. NC Liaisons Reports: Animal Services (Ross/Diamond); Data (Bailey); Emergency Preparedness (Steinbrenner); Film (Dagort); Homelessness (Ross/Luchero/Steinbrenner/Alternate: Bailey); Public Works (Bailey); Purposeful Aging; Resilience (Lundquist/Steinbrenner)

n. NC Alliance and Coalition Meetings/Reports: Valley Alliance of NCs (VANC) (next meeting 11/12/2026, 6:30 pm); DWP MOU/Advocacy Committees (next meeting 11/7/2026, 8:30 am); LA NC Coalition (LANCC) (next meeting 11/7/2026, 10 am); PlanCheckNC (next meeting 11/14/2026, 10 am); NC Emergency Preparedness Alliance (next meeting 10/24/2026, 10 am); NC Sustainability Alliance (next meeting 11/8/2026, 6:30 pm)

o. Upcoming NC or NENC Co-sponsored Events:

16. Public comments on non-agenda items within the NENC's subject matter jurisdiction
    a. (continued from item 8; up to two minutes per speaker)
17. Board Member announcements and requests for future agenda items/reconsideration of any motion
18. Adjournment (by 9:30 p.m.)
    a. Next NENC Board regular meeting (third Wednesday): November 18, 2026 (virtual)
    b. Subsequent Board regular meetings: December 16, 2026 and January 20, 2027

A reasonable effort will be made to end this meeting by the announced adjournment time; any items not discussed will be carried over to the next Board meeting, or referred to a committee.

Public Comments: The presiding officer will offer an opportunity for the public to comment on each agenda item before action is taken. Comments from the public on agenda items will be heard only when the respective item is being considered. Comments from the public on matters under the Board's jurisdiction, but not appearing on the agenda, will be heard during Public Comment on Non-Agenda Items which is limited to two minutes per speaker, unless waived by the presiding officer.

Agenda Items and Public Posting: All items on this agenda are considered action items, and a vote may be taken on any item listed on this agenda. The agenda is posted for public review at least 72 hours before regularly scheduled meetings (or at least 24 hours before special meetings) at the Northridge Recreation Center, 18300 Lemarsh Street, Northridge and the Northridge Branch Library, 9051 Darby Avenue, Northridge and on our website: www.NENC-LA.org

You can receive NENC agendas via email by subscribing to the City's Early Notification System (ENS).

Public Access of Records: In compliance with Government Code Section 54957.5, non-exempt writings that are distributed to a majority or all Board members in advance of a meeting, may be viewed on our website at www.NENC-LA.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 email: info@NENC-LA.org.

Reconsideration and Grievance Process: For information on the NENC's process for Board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the NENC Bylaws. The Bylaws are available on our website www.NENC-LA.org, on the webpage www.EmpowerLA.org/NENC and at in-person Board meetings.

ADA Compliance: 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, or other auxiliary aids and/or services may be provided upon request. 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 by calling 213-978-1551 or emailing: NCsupport@lacity.org

Notice to Paid Representatives: If you are compensated to monitor, attend, or speak at this meeting, City law may require you to register as a lobbyist and report your activity. See Los Angeles Municipal Code Section 48.01 et seq. More information is available at ethics.lacity.org/lobbying. For assistance, please contact the Ethics Commission at {213) 978-1960 or ethics.commission@lacity.org

Government Code Chapter 9 Meetings [Sections 54950-54963] - Senate Bill 707 Updates:

In the event of a disruption that prevents the eligible legislative body from broadcasting the meeting to members of the public using the call-in option or internet-based service option, or in the event of a disruption within the eligible legislative body's control that prevents members of the public from offering public comments using the call-in option or internet-based service option, the eligible legislative body shall take no further action on items appearing on the meeting agenda until public access to the meeting via the call-in option or internet-based service option is restored. Actions taken on agenda items during a disruption that prevents the eligible legislative body from broadcasting the meeting may be challenged pursuant to Section 54960.1. **California Government Code Section 54953.8(b(3).**

The legislative body shall not require public comments to be submitted in advance of the meeting and shall provide an opportunity for the public to address the legislative body and offer comments in real time. **California Government Code Section 54953.8(b)(4).**

Notwithstanding Section 54953.3, an individual desiring to provide public comment through the use of an internet website, or other online platform, not under the control of the eligible legislative body, that requires registration to log in to a teleconference may be required to register as required by the third-party internet website or online platform to participate. **California Government Code Section 54953.8(b(5),**

A legislative body that provides a timed public comment period for each agenda item shall not close the public comment period for the agenda item, or the opportunity to register, pursuant to paragraph (5), to provide public comment until that timed public comment period has elapsed. **California Government Code Section 54953.8(b)(6(A)**,

A legislative body that does not provide a timed public comment period, but takes public comment separately on each agenda item, shall allow a reasonable amount of time per agenda item to allow public members the opportunity to provide public comment, including time for members of the public to register pursuant to paragraph (5), or otherwise be recognized for the purpose of providing public comment. **California Government Code Section 54953.8(b)(6)(B).**

The Council is always looking for volunteers to fill various roles. If you are interested in volunteering, please email us at: info@NENC-LA.org. Events and calendar postings should be sent to events@NENC-LA.org.

Mailing Address: 9250 Reseda Blvd.#285, Northridge, CA 91324 ● www.NENC-LA.org ● Email: info@NENC-LA.org