



WINNETKA NEIGHBORHOOD COUNCIL
c/o Winnetka Convention Center
20122 Vanowen St., Winnetka, CA 91306
www.winnetkanc.com



March 10, 2015

Bob Blumenfield
Councilmember, Council District 3
Los Angeles City Council
19040 Vanowen St.
Reseda, CA 91335

Re: 20600-20620 Roscoe Blvd., Winnetka (DIR-2014-4929-CLQ-SPR AND VTT-73177)

Dear Councilmember Blumenfield:

On March 10, 2015, the Winnetka Neighborhood Council (WNC) discussed the developer's request to modify the previous owner's plan to build a condominium project on this property to a project to build a 77 unit single family housing development at this location.

The Board supported the original development project and was appreciative of the efforts that developer took to work with the community. The Board was pleased to see that the project was smaller than originally proposed and that the community that was being developed were single family townhome style houses. The addition of single family homes over condominiums is an improvement. In addition, the Board was pleased with the proposal for single family houses along Lanark St. that fit the look and feel of the community.

The Board voted to approve this project in the following motion 9-2.

WNCPLUM-021715-01: The WNC PLUM Committee recommends the approval of this project with the following requests:

- 1. High windows for the houses along the south side of the property and the house along the west side of the property to preserve the privacy of the houses facing the adjoining properties.**
- 2. The inclusion of gray water recycling for each unit.**
- 3. Recommend solar be added to the project.**
- 4. Permeable pavement**

We appreciate the Councilmember taking our recommendation under consideration for support of this project. If you have any questions or concerns please feel free to contact me at 818-648-6219.

Sincerely,

JJ Popowich
Treasurer, PLUM Committee Chair
Winnetka NC

C: Coralee S. Newman, Government Solutions, Inc.
LA City Planning Commission