



Sunland-Tujunga Neighborhood Council

Certified May 27, 2003

P.O. Box 635 • Tujunga, CA 91043-0635 • 818-951-7411 • Website: stnc.org

September 8, 2021

Sarah Hounsell
Department of City Planning
6262 Van Nuys Blvd.
Van Nuys, CA

Via Email: sarah.hounsell@lacity.org

Re: AA-2021=3921-PMLA-HCA AND ENV-202103922-CE

Address 8135 Graystone St. Sunland, CA 91040

Support of the "Preliminary Parcel Map Subdivision of one Residential Property into two.

To Whom It May Concern

The Sunland-Tujunga Neighborhood Council (STNC) Land Use Committee (LUC) met with the applicant's representative Veronica Granovsky and the owner Robik K. Hodada at its June 21, 2021 meeting. They presented the project to split one residential property into two at 8135 Graystone St. Sunland which included

1. Details of the current property size and the new subdivision sizes.
2. Plans detailing how two new two-story homes would be situated on the resulting two properties.
3. The plans were represented as being within the LAMC requirements, ex: height; front, side and back setbacks. It was represented that no additional entitlements would be required.

The discussion that followed included the following observations:

1. The surrounding properties on the north side of Graystone St. run between 5,670sf up to 6,566sf with exception of one very large lot. This subdivision would create one 5,107sf lot and one 5,093sf lot.
2. Stakeholders at the meeting strongly objected to building two 2-story homes at this location. The neighborhood currently has no 2-story buildings.
3. Two story buildings in a neighborhood with only single story homes would compromise the privacy of the neighbors, and would interfere with their view of the nearby mountains.

This letter was approved at the Sunland-Tujunga Neighborhood Council General Meeting held on September 8, 2021 with Aye 11 Nay 3 Abstentions 2

Sincerely,

Lydia Grant
President

cc: Monica Rodriguez ;

Owner Rep: ;