



Bel-Air Beverly Crest Neighborhood Council  
 City of Los Angeles Municipal Building  
 1645 Corinth Avenue, Room 103-4  
 Los Angeles, California 90025  
 Office 310-479-6247  
[www.babcnc.org](http://www.babcnc.org)

## ***Planning & Land Use Committee***

### **General Information:**

Dear Interested Parties,

Thank you for your interest in the Bel Air / Beverly Crest Neighborhood Council (BABCNC), Planning & Land Use Committee (PLUC). Please note the following General Information on the Planning & Land Use Committee, including its functions and procedures for reviewing pending new projects in the BABCNC area.

The BABCNC adheres to the City of Los Angeles Planning, Zoning and Building Codes. The BABCNC does not have any additional requirements than those noted in the City Code and Charter. Further, we do not require any separate Architectural or Site Plan review for projects that are being completed within the scope of the subject Code. Note, the BABCNC Planning & Land Use Committee is only advisory in nature, and we are not an Architectural Review Committee.

However, the BABCNC, through its Planning & Land Use Committee (PLUC), does review projects that have requested a discretionary approval from the City of Los Angeles. These requests may include, but not limited to, Zone Variances, Zoning Administrator’s Determination, Mulholland Design Review, Lot Splits, Haul Route requests, etc. In these cases, a copy of the application is sent to the BABCNC, directly from the City Planning Department.

Once the application is received by the BABCNC, the Planning & Land Use Committee, will contact the applicant, and invite them to present their project at one of the regularly scheduled PLUC meetings. Currently the PLU Committee meets on the 2<sup>nd</sup> Tuesday of the month, at 7:00pm, at the Stephen S. Wise Temple in Bel Air. Note, presenting before the PLU Committee is voluntary, and though encouraged, is not a mandatory requirement of the applicant. The general public is invited to all PLU Committee meetings.

Upon review of the project, the PLU Committee may elect to take action, and make a recommendation to the full BABCNC Board on the merits of the request. (ie: Recommend Approval, Denial, or Take no Position).

(Continued)

**OFFICERS**

President  
**Travis Longcore, Ph.D.**  
 Vice President  
**Nickie Miner**  
 Treasurer  
**Daniel Love**  
 Secretary  
**Robin Greenberg**

**COMMITTEES**

Executive  
 Bylaws, Rules and Elections  
 Planning and Land Use  
 Outreach and Education  
 Public Safety/Disaster Preparedness  
 Traffic Committee

**STAKEHOLDER GROUPS**

Bel-Air Crest Master Association  
 Bel Air Ridge Association  
 Benedict Canyon Association  
 Casiano Estates Association  
 Laurel Canyon Association  
 Holmby Hills Homeowners Association  
 Residents of Beverly Glen  
 Roscomare Valley Association  
 Santa Monica Mountains Conservancy

**Members at Large**

Bel Air District  
 Bel Air Glen District  
 Beverly Park Estates District  
 Franklin Cyn/Coldwater/Mulholland/Crest District  
 Beverly Park Estates District  
 North of Sunset District  
 Faith-Based Institutions  
 Public & Private Schools  
 Commercial Areas

(BABCNC PLU Committee Information Continued)

The full BABCNC reviews the recommendations of the PLU Committee at its regular scheduled monthly meetings. Those meetings are currently held on the 4<sup>th</sup> Wednesday of the month. Full details can be found at [www.babcnc.org](http://www.babcnc.org). The public is welcome to attend all of the BABCNC meetings.

At the BABCNC meeting, the applicant will have the additional opportunity to present their case to the full BABCNC Board. The BABCNC Board at that time may elect to take a position on the merits of the application. Should the BABCNC take a position on a case, a letter stating their recommendation is sent to the City Zoning Administrator and respective City Council Member(s).

Note, a position held by the BABCNC is a recommendation to the City of Los Angeles, the City Planning staff, and the City Council. It is non-binding on the applicant.

Should you wish any further information on the Bel Air / Beverly Crest Neighborhood Council, and its Planning and Land Use Committee, please feel free to contact us at the phone number noted above or by email at: [council@babcnc.org](mailto:council@babcnc.org).

Please note the BABCNC, and the PLU Committee, cannot advise on the Land Use potential or development feasibility of any area or property.

Also, please note there are several Home Owner's Associations in the BABCNC area that do require plan submittal and have an Architectural Review process. Many of these HOA requirements are binding and enforced by the local CC&R's that are attached to the property. We suggest that all applicants check with their appropriate Title report, and reach out to their respective HOA as applicable.

Thank you again for your interest in the Bel Air / Beverly Crest Neighborhood Council.

Respectfully,

Michael A. Kemp, AIA  
Chair – Planning and Land Use Committee  
Bel Air Beverly Crest Neighborhood Council