

CITY OF LOS ANGELES
CALIFORNIA

**Greater Wilshire Neighborhood Council
Governing Board Members:**

President – Owen Smith Vice
President – James Wolf
Secretary – Max Kirkham
Treasurer – Patricia Carroll

Area 1 – Brookside: Owen Smith
Area 2 – Citrus Square: Jeffrey Carpenter
Area 3 – Country Club Heights: Frances McFall
Area 4 – Fremont Place: Bobbie Kumetz
Area 5 – Hancock Park: James Wolf
Area 6 – La Brea-Hancock: Bradley Jewett
Area 7 – Larchmont Village: Charles D'Atri
Area 8 – Melrose: Philip Farha
Area 9 – Oakwood/Maplewood/St. Andrews:
Max Kirkham
Area 10 – Ridgewood-Wilton/St. Andrews
Square: Patricia Carroll
Area 11 – Sycamore Square: Steven Senigram
Area 12 – Western-Wilton: Greg Wittmann
Area 13 – Wilshire Park: John Gresham
Area 14 – Windsor Square:
Caroline Labiner Moser
Area 15 – Windsor Village: Julie Stromberg
At-Large: Karen Gilman
Business: John Winther
Education: Scott Appel
Other Non-Profit: Tucker Carney
Religion: Mike Genewick
Renters: Conrad Starr



**GREATER WILSHIRE
NEIGHBORHOOD COUNCIL**

Board Meeting Agenda
Wednesday, December 12, 2018
Board Meeting 7:00 pm
The Ebell of Los Angeles – Dining Room
743 S. Lucerne Boulevard
Los Angeles, CA 90005

Board Elections: March 31, 2019
Candidate Filing: Dec. 16, 2018 – Jan. 15, 2019
<http://greaterwilshire.org/2019-elections/>

**GREATER WILSHIRE
NEIGHBORHOOD COUNCIL**

419 N. Larchmont Blvd., #331
Los Angeles, CA 90004

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info@greaterwilshire.org

www.greaterwilshire.org

The Neighborhood Council system enables civic participation for all Angelenos and serves as a voice for improving government responsiveness to local communities and their needs. We are an elected advisory body to the City of Los Angeles, made up of volunteer stakeholders who are devoted to the mission of improving our communities and bringing government closer to us.

I. WELCOMING REMARKS:

- A. **Call to order** (Owen Smith – President)
- B. **Flag Salute** (Frances McFall)
- C. **Roll Call** (Max Kirkham – Secretary)

II. COMMUNITY/GOVERNMENT REPORTS & ANNOUNCEMENTS

(Representatives from government offices and community-based organizations)

- A. CD4 Update (Rob Fisher)
- B. CD5 Update (Robert Oliver)
- C. LAPD Senior Lead Officers
- D. Department of Neighborhood Empowerment (John Darnell)
- E. City Clerk's Office (Renee McDade)
- F. Other local government representatives

III. CITY BUDGET and NC BUDGET ADVOCATES (discussion and possible action) (Jack Humphreville)

- A. DWP Report
- B. Budget Advocate Report
- C. LANCC (LA Neighborhood Council Commission) Report

IV. GENERAL PUBLIC COMMENT ON NON-AGENDA ITEMS

Those wishing to speak during general public comment are asked to complete a speaker card and submit it to the board administrator, or the Secretary, prior to the start of the meeting. All are welcome, but time may be limited to 3-5 minutes per speaker at the discretion of the chairperson.

V. ADMINISTRATIVE ITEMS (Discussion and possible action)

- A. **Moment of Silence** in remembrance of Joe Hoffman
- B. **Review and ratification** of the September 12, 2018 minutes
- C. **Review and adoption** of the October 10, 2018 minutes
- D. **Review and adoption** of the November 14, 2018 minutes
- E. **GWNC 15-Year Recognition** from the Board of Neighborhood Commissioners (Julie Stromberg)
- F. **Appointment of Bridget Bones** to the vacant Education Alternate seat. Discussion on qualifications to verify eligibility to the board before board motion/vote.
- G. **Appointment of Additional CIS Filers**
Community Impact Statements are submitted to LA City Council files as official statements from Neighborhood Councils. Such statements require Board discussion and vote prior to their submission.
Motion: That the GWNC Secretary and one chairperson each, from Land Use, Sustainability, Outreach, and Transportation Committees, be designated as community impact statement filers.
- H. **Summary of efforts** to clarify and consolidate GWNC Board physical/digital assets

VI. PRESIDENT'S REPORT

- A. **Alternate Board Member Vacancies**
Positions eligible for nominations of qualified candidates, to be submitted to the board for approval
 - Area 3 – Country Club Heights
 - Area 12 – Western-Wilton
 - Business
 - Education
 - Religion
 - Renters
- B. **Board Member and Alternate Training Requirements**
All board members and alternates must complete ethics and funding training in order to vote on funding motions before the board. The training courses and instructions can be found at <http://empowerla.org/boardmembers/>. The following Board Members and Alternates are shown, by DONE, as NOT having completed the trainings noted below and are NOT eligible to vote on financial matters:
 - Hanne Mintz – Ethics & Funding
 - Adam Morgens – Ethics
 - Kathleen Mulligan – Ethics
 - James C. Wolf – Ethics
 - Charles D'Atri – Ethics
 - Sue Horowitz – Ethics
 - Steven Senigram – Ethics
- C. **Code of Conduct Policy** - All Board Members and Alternates are required to read and sign the Neighborhood Council Code of Conduct Policy (online version at <http://empowerla.org/code-of-conduct/>) within 30 days of their election or appointment.

VII. TREASURER'S REPORT

A. Approval of Monthly Expenditure Report (MER) for November 2018 (Discussion and action)

11/02/18 Public Storage \$146.00
11/06/18 Ebell of Los Angeles October Rent Board Meeting \$350.00
11/12/18 Lloyd Staffing DL Minutes \$199.49. WE 10/28
11/12/18 Lloyd Staffing SF Admin \$640.00. WE 9/2 & 9/9
11/14/18 Ebell of Los Angeles November Rent Board Meeting \$350.00
11/14/18 San Wilshire Board Meeting Handouts \$83.93
11/14/18 San Wilshire Handouts \$61.04
11/19/18 Lloyd Staffing SF Admin \$960.00 WE 9/16/, 9/23 & 9/30
11/27/18 San Wilshire LUC Meeting Handouts. \$43.60
11/29/18 Office Depot Office Supplies \$268.08

B. Approval of individual expenses listed in the November 2018 MER (discussion and action)

C. Review of November/December 2018 Board Expenses that will show up on the January 2019 Monthly Expense Report (Discussion only, no action necessary)

Ebell \$350.00 Board Room Rental
Public Storage \$146
Larchmont Chronicle \$358.00
San Wilshire – Board and LUC print outs
Lloyd Staffing SF Admin
Lloyd Staffing DL Minutes

VIII. OUTREACH COMMITTEE (Discussion and possible action as noted) (Tess Paige)

A. Report: on the December 1, 2018 Committee Meeting

B. Citizen Recognition Award (nominations accepted year-round)

More information can be found at: <http://greaterwilshire.org/citizen-recognition-program/>

C. 2019 Greater Los Angeles Homeless Count (Tammy Rosato)

As in previous years, the GWNC will participate in the annual survey of the homeless population by facilitating the count of our geographic area. In previous years this event was organized for the GWNC by Joe Hoffman; this year it will be an effort on behalf of the GWNC Homeless Liaisons and the entire Outreach Committee.

Motion: That the GWNC opt-in for the 2019 Greater Los Angeles Homeless Count being conducted by LAHSA, to be held January 24, 2019 from 8pm to midnight and held in the Social Hall at Hope Lutheran Church at 6720 Melrose Ave 90038. Furthermore, the GWNC will allocate \$200.00 for the reservation of the space.

Motion: That the GWNC allocate up to \$150.00 for refreshments to be provided at the 2019 Greater Los Angeles Homeless Count.

Motion: That the GWNC allocate up to \$250 for outreach related to the homeless count to include printed advertising and informational materials, as well as digital advertising.

D. Election Committee Update (Max Kirkham)

More information can be found at: <http://greaterwilshire.org/2019-elections/>

E. The Next Outreach Committee meeting will be on Saturday, January 5, 2019, 9:00 a.m., at Bricks and Scones Café, 403 N. Larchmont Blvd. Los Angeles, CA 90005

IX. SUSTAINABILITY COMMITTEE (Discussion and possible action) (Julie Stromberg)

A. Report on 12-11-18 GWNC Sustainability Committee Meeting

The 12-11-18 GWNC Sustainability Committee meeting addressed various matters and featured two presentations: (1) Presentation on Measure W by William Funderburk, Jr., Environmental Attorney with Castellon & Funderburk, LLP; and (2) Presentation Regarding Establishing Human Health and Safety Buffer Zone Between Oil Drilling Sites and Sensitive Land Use by Barbara Hensleigh, Sierra Club. GWNC Sustainability Committee to host a tour of a 1920s classic home in a local HPOZ that is LEED certified, sustainable, and net

zero. Tour will also include a tour of the home's gardens. Tour date to be in February or March 2019.

B. Discussion, Planning, and Possible Motion on Filing a Community Impact Statement (CIS) on Establishing Human Health and Safety Buffer Zones Between Oil Drilling Sites and Sensitive Land Use

Recommend that the GWNC Board file a CIS calling on the City of Los Angeles, and the Los Angeles City Council specifically, to establish a human health and safety buffer that prohibits oil drilling within 2,500 feet of sensitive land uses including homes, schools, early childhood centers, senior centers, hospitals and medical clinics, parks, etc.

C. Discussion, Planning, and Possible Motion on Dudek's "First Step: Developing an Urban Forest Management for the City of Los Angeles." (Julie Stromberg and Mary Proteau)

Dudek, an independent third-party consultant, was hired by the City of Los Angeles to analyze and make recommendations for its urban forest management system. *GWNC sustainability recommends that the GWNC Board submit a letter to the City of Los Angeles, including various City agencies as well as Council Districts 4 and 5, urging the City to adopt and implement Dudek's recommendations, prioritize maintaining, sustaining, and growing our urban forest, and increase funding for the City of Los Angeles' urban forestry division per Dudek's recommendations.*

D. The Next Environmental & Sustainability Committee Meeting will be on Tuesday, February 12, 2019 at 7:00pm, at Marlborough School, 250 S. Rossmore Ave., Los Angeles, CA 90004

X. TRANSPORTATION COMMITTEE (Discussion and possible action) (Conrad Starr)

A. Report on Bureau of Street Services Neighborhood Council Initiative – Small Asphalt Repairs for Greater Wilshire.

B. The Next Transportation Committee Meeting will be on Monday, January 28, 2019, 7:00 p.m., at Marlborough School, 250 S. Rossmore Ave., Los Angeles, CA 90004

XI. LAND USE COMMITTEE (Discussion and Possible Action) (Caroline Mosier)

A. Reorganization of Administrative Provisions [note: formerly known as the Processes and Procedures Ordinance] A proposed restructuring of the notification, public input, and adjudication processes (among other changes) within the Los Angeles Department of City Planning. CF 12-0460-S4.

Motion: That the GWNC Board support the letter written by the La Brea-Willoughby Coalition opposing CF 12-0460-S4.

B. TOC/TNP: Continued discussion on Transit Oriented Communities and Transit Neighborhood Plans.

Motion: That the GWNC Board support the letter from United Neighborhoods for Los Angeles, dated November 27, 2018, regarding [note: their opposition to] the Purple Line TNP.

C. 300 N Plymouth Boulevard (Patti Carroll, Karen Gilman) parking on the 300 block of Plymouth Blvd. has become impossible because of "Mansion Mates". The company sublets rooms and dorm style beds as Off Campus Housing - Living Space (listed on Hot Pads, Trulia and other sites). Applicants are consulting with Legal Counsel and will return to Land Use in future.

D. 474 N. Western Ave (Kevin Franklin) A CUB to allow sale/dispensing of beer and wine for onsite consumption in conjunction with an existing 1535 sq. ft. Restaurant w/44seats and 218 sq. ft. patio w/14 seats. Hours 11 am to 12 am Mon – Wed and 11 am to 1 am Thursday – Sunday on a C2-1 zone. ZA-2018-3156- CUB, ENV-2018-3157-CE.

Motion: That the GWNC Board oppose the project as proposed because the applicant did not appear at a scheduled LUC meeting after being contacted multiple times.

- E. **4749 W. Elmwood Ave** (Don Tolentino, Ben Cohen) Demolition Application No.18019-10000-03932.
Motion: That the GWNC Board oppose the demolition application for 4749 W. Elmwood Ave. because the applicant did not appear at a scheduled committee meeting and did not respond to multiple attempts to contact them.
- F. **5123 W. Clinton Street** (Gavin McKiernan) Present use: Duplex. One Lot Subdivision into two Condominiums. Project is already under construction. AA-2018-2625-PMLACN, ENV-2018-2626-CE.
Motion: That the GWNC board oppose the project as proposed because the applicant did not reach out to the neighborhood associations before construction of the project and has not made any accommodation to integrate the design into the neighborhood following on the conversations with the neighborhood.
- G. **545 S. Gramercy Drive** (Clayton Przekop) Pursuant to LAMC section 12.27 applicant request a zone variance for a proposed an office use on first floor and residential use at existing two-story building. ZA-2016-4911-ZV-1A. Applicants have asked the GWNC to overturn its previous opposition to the illegal use of an R-1 zone as a commercial enterprise. Hearing Date: 12/11/2018.
Motion: that the GWNC Board not support the appeal for 545 S. Gramercy Dr. to the City Planning Commission. [note: this motion passed the LUC with 3 in favor and 7 in abstention]
- H. **611 N. Manhattan Place** (Yonatan Partiel, Matthew Hayden) Proposed construction, use and maintenance of a new 5-story – 56Ft. building with 14-apartments (2-ELI) and one (1) Subterranean Level parking for 13 vehicle spaces and 16 bicycle spaces. Existing GWNC LUC 11/2018 - 2 landscaping to be removed. DIR-2474 018-4817-TOC, ENV-2018-4818-CE.
No Motion: The board voted on 11/14/2018 to be on record in opposition, but a letter was not sent in order to give applicants the opportunity to present at the November 28, 2018 Land Use meeting. Due to the subsequent non-appearance of the applicant a letter will now be sent.
- I. **6610 Melrose Ave.** (Brett Egstrom) Sale of beer and wine for on-site and off-site consumption in conjunction with an existing restaurant with 30 indoor seats. Hours 11 am to 11pm Sunday – Thursday and 11 am – 12 midnight Friday and Saturday. ZA-2018-4852-CUB, ZA-2018- 4854-CE. Hearing Date: 01/15/2019.
Motion: That the GWNC Board oppose the project at 6610 Melrose Ave. as presented until the applicant does more outreach with the Melrose and Hancock Park Homeowners Associations, they are informed, and the applicant has confirmed postponing the Hearing date.
- J. **The Next Land Use Committee meeting** will be on Tuesday, December 18, 2018, 6:30 p.m., at Marlborough School, 250 S. Rossmore Ave, the Collins Room, 200-D, Los Angeles, CA 90004. [note: original date of meeting changed due to the Christmas holiday]

FUTURE LUC AGENDA ITEMS

- A. **Reorganization of Administrative Provisions** (Karen Gilman)
- B. **TOC/TNP** (continuing discussion)
- C. **Quicker Liquor licenses/extended bar hours** (Karen Gilman)
- D. **State of Street Related Infrastructure Programs in Los Angeles** (Laila Alquresh)
 Executive Summary CF 17-1311.
- E. **117 N. Manhattan Place** Project was built with the original plans that were presented to LUC not the plans that LUC supported and the Board voted to Approve. Emma Howard (Planning Deputy -CD 4) is researching and will report back to LUC.
- F. **800 S. 3rd Ave** (Lap Nguyen) New 2-story single family house on a vacant lot. Total living area a2855 sq. ft. Detached Garage 400 sq. ft. Porches 334 sq. ft. balcony 88 sq. ft. DIR-2018-5923-CCMP, ENV-2018-5924-CE
- G. **845 S. St Andrews Place** (Sahar Khazani, Sam Ghanouni) Construction of a 6 story, 25-unit apartment building over one level of basement parking. Demolition of school to build a 6

story, 25-unit apartment building. Requested entitlement: Pursuant to LAMC 12.22 a.31, a tier 3 TOC project to permit new construction of a 6-story, 25-unit apartment building (including 3 ELI units) utilizing a 30% density increase, 1.25% open space reduction, 2.30% north and south side yard reduction, and a 30% front and rear yard reduction. DIR-2018-3524-TOC, ENV-2018-3525-EAF, DIR-2016-3916-DB, ENV2016-3917-CE

- H. **985-991 3rd Ave** (Laszlo Faerstain, Michael Ko, Irina Tudorache) Demolition of an existing SFD for new construction, use and maintenance of 6 story 51- unit apartments with 11-units set aside for low income. Requested entitlement: Pursuant to LAMC 12.22.a31, applicant requests approval for the construction of a tier 2 TOC development. A 6-story, 51-unit apartment building with 11 units set aside as low income. Utilizing TOC base incentives: 1. FAR 2. Density 3. Parking reduction and two additional incentives: 1. Yard reduction to RAS 3 standards 2. Tier 2 Transitional Height Option. DIR-2018-2234-TOC, ENV-2018-2235-EAF.
- I. **3477 W. Olympic Blvd** (7-Eleven Store) Conditional Use Permit to allow the off-site sale of beer and wine in conjunction with an existing 2729 sq. ft. convenience store at a fueling station with proposed hours of operation 24 hours daily. ZA-2018-5753-CUB, ENV-2018-5754-CE
- J. **5784 Melrose Ave** (7-Eleven Store) (Adan Madrid) A 7-11 Convenience Store – no alcohol will be sold. The LUC previously voted to oppose the project until outreach to Larchmont Village Association, Hancock Park Neighborhood Association. and the Christ the King Church.
- K. **222 N. Manhattan Pl** (Varoosh Abedi, Arman Gharai) Demolition Pre-inspection Application No. 18019-20000-04771/B18VN-16576 CF17-1311

XII. NEW BUSINESS

Matters not identified above for future consideration and action

XIII. BOARD MEMBER COMMENTS/ANNOUNCEMENTS/LIASON REPORT

XIV. REQUESTS/MOTIONS FOR FUTURE AGENDA ITEMS

XV. ADJOURNMENT

- A. **Next meeting of the GWNC Board** will be on Wednesday, January 9, 2018.

Time allocations for agenda items are approximate and may be shortened or lengthened at the discretion of the Chairperson.

Items in italics above are unconfirmed and may be tabled until a later meeting.

PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS – The public is requested to fill out a “Speaker Card” to address the Board on any agenda item before the Board takes an action on an item. Comments from the public on agenda items will be heard only when the respective item is being considered. Public comment is limited to 2 minutes per speaker, unless adjusted by the presiding officer of the Board.

Comments from the public on other matters not appearing on the agenda that are within the Board’s jurisdiction will be heard during the General Public Comment period. Please note that under the 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 of a future Board meeting.

PUBLIC POSTING OF AGENDAS – GWNC agendas are posted for public review in the following locations:

- Our website (<http://www.greaterwilshire.org>)
- Our Facebook page (<http://www.facebook.com/greaterwilshireneighborhoodcouncil>)
- Our Twitter feed (<http://www.twitter.com/greaterwilshire>)
- NextDoor.com
- The community bulletin board at the Bricks & Scones Café, 403 N. Larchmont Blvd., 90004
- Via e-mail (send a subscription request to admin@greaterwilshire.org or subscribe at www.greaterwilshire.org)

- Via the L.A. City Early Notification System at <http://www.lacity.org/government/subscriptions/neighborhoodcouncils/index.htm>

THE AMERICANS WITH DISABILITIES ACT -- 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, assisted 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 3 business days (72 hours) prior to the meeting you wish to attend by contacting the GWNC Secretary at (323) 539-4962, toll-free at 311, or e-mail info@greaterwilshire.org.

PUBLIC ACCESS OF RECORDS -- In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the board in advance of a meeting may be viewed at our website at <http://www.greaterwilshire.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 contact info@greaterwilshire.org or (323) 539-4962.

RECONSIDERATION AND GRIEVANCE PROCESS – For information on the GWNC’s process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the GWNC Bylaws. The bylaws are available at our Board meetings and on our website at <http://www.greaterwilshire.org>
SI REQUIERE SERVICIOS DE TRADUCCION, FAVOR DE AVISAR AL CONCEJO VECINAL 3 DIAS DE TRABAJO (72 HORAS) ANTES DEL EVENTO. POR FAVOR CONTACTE AL SECRETARIO DE LA MESA, AL (323) 539-4962 O INFO@GREATERWILSHIRE.ORG.