



Greater Wilshire Neighborhood Council General Meeting

March 9, 2016

MINUTES

Approved by the committee on April 13, 2016

**I. WELCOMING REMARKS**

A. Call to order & Flag Salute (Owen Smith)

A duly noticed Meeting of the Greater Wilshire Neighborhood Council (“GWNC”) Board of Directors was held on Wednesday, March 9, 2016, at the Ebelle of Los Angeles, 743 S. Lucerne Blvd., Los Angeles. President Owen Smith called the meeting to order at 7:00 p. m. The Pledge of Allegiance was led by Frances McFall.

B. Board Roll Call (Jeffry Carpenter)

Secretary Jeffry Carpenter called the roll. Fifteen of the 19 Board Members or their Alternates were present at the Roll Call: Jeffry Carpenter, John Gresham, Joseph Hoffman, Jack Humphreville, Barbara Kumetz (Alternate for Cam Davis), Patrick MacKellan, Fred Mariscal, Frances McFall, Jeff McManus, Eric Oliver (Alternate for Ann Eggleston), Owen Smith, Julie Stromberg, John Winther, Greg Wittmann and James Wolf. Three Board Members arrived later: Patricia Carroll, Michael Genewick and Karen Gilman (Alternate for Jane Usher). One Board Member was absent and not represented by an Alternate: William Funderburk. The GWNC quorum (the minimum number of Board Members needing to be present to take binding votes on Agendized Items) is 3/5 of the 19 currently filled Board Seats, or 11 Members present (see <http://www.greaterwilshire.org/site/files/GreaterWilshireBylawsApproved2014.pdf>), so the Board could take such votes. Nineteen of the 21 Board Seats were filled (by election or appointment). Two Board and some Alternate Seats were vacant (see Item #'s V. A. and B.). Also attending: 18 Stakeholders and guests.

**II. COMMUNITY/GOVERNMENT REPORTS & ANNOUNCEMENTS** (Representatives from government offices and community-based organizations)

A. CD4 Update (Nikki Ezhari)

Daniel Park, Neighborhood Advocate for L.A. City District Four Councilman David Ryu (213-485-3337; [Daniel.Park@LACity.org](mailto:Daniel.Park@LACity.org); <http://CD4.LACity.org>), reported that around 15 trees were removed.

*Alternate Board Member Karen Gilman (for Jane Usher) arrived at this time (7:03), making 16 Board Members (or their Alternate(s)) present (the GWNC quorum is 11).*

Mr. Park encouraged contacting him if palm frond removal is needed, and said the LACC is available for clean-up assignments.

*Board Member Mike Genewick arrived at this time (7:05), making 17 Board Members (or their Alternate(s)) present (the GWNC quorum is 11).*

B. CD5 Update (John Darnell)

John Darnell, Field Deputy for L.A. City District Five Councilman Paul Koretz (310-289-0353; John.Darnell@LACity.org; www.lacity.org/council/cd5), reported that the proposed Baseline Mansionization Ordinance is scheduled for City Council consideration on May 12. Mr. Darnell discussed Council Member Koretz' perspective on the homeless issue, and that there should be more of a focus on serving homeless seniors. Mr. Koretz, office is also supporting the Restore Honor project to restore the benefits and honors denied to LGBT veterans. Finally, he noted that revisions to the city's Baseline Mansionization Ordinance will go to the City Planning Commission in May.

C. LAPD Senior Lead Officers

Hebel Rodriguez, LAPD Wilshire Division Senior Lead Officer (office 213.473.0476; mobile/text phone 213.793.0715; 35738@LAPD.LACity.org; www.LAPDWilshire.com), could not attend and there was no report at this time.

D. Other local government representatives

Steve Houchin, L.A. City Deputy Attorney, Neighborhood Prosecutor Program (213) 978-7904; Steve.Houchin@LACity.org; <http://atty.LACity.org/CRIMINAL/NeighborhoodProsecutorProgram/index.htm>), reported that "our number one quality of life issue is homelessness . . . we formed a relationship with . . . our service providers" to address it. He encouraged contacting him if you see a homeless encampment. Regarding illegal short-term rentals, he first must receive a report from the Housing or Building and Safety Dept. "before taking action."

*Board Member Patti Carroll arrived at this time (7:10), making 18 Board Members (or their Alternate(s)) present (the GWNC quorum is 11).*

Mr. Houchin indicated that if the short-term rental is in a single-family home, whether in an R-1 or R-3 zone, Building and Safety handles it; if the rental is in a multi-unit building, Housing handles it.

E. Presentation of GWNC Citizen Recognition Award: Diane Dicksteen (Fred Mariscal)

Mr. Mariscal described the background and community service of Diane Dicksteen, President of the Windsor Village Neighborhood Association. He presented the award; photos were taken. Ms. Dicksteen thanked the Board.

**III. GENERAL PUBLIC COMMENT ON NON-AGENDA ITEMS**

There were no public comments at this time.

**IV. ADMINISTRATIVE ITEMS**

A. Review and adoption of February 10, 2016 Minutes (Jeff Carpenter)

**MOTION** (by Mr. Carpenter, seconded by Mr. Gresham): The Greater Wilshire Neighborhood Council approves the Minutes of its February 10, 2016 General Meeting as written.

**MOTION PASSED;** zero opposed or abstained.

Mr. Carpenter later added that BONC [the L.A. Board of Neighborhood Commissioners] is scheduled to consider on March 21<sup>st</sup> a proposed Board Meeting Minutes writing and posting policy, which may require roll call tallies for all board votes.

- B. Motion to change meeting location for the April 13, 2016 Board Meeting to the Anderson-Munger YMCA, 4301 W. 3rd Street, Los Angeles, CA 90020. Cost \$250.00. (Discussion and Board action.) This location is one-time only because the Ebell cancelled our regular standing date for the April meeting. Regular rent for the Ebell is \$300.00.

**MOTION** (by Mr. Hoffman, seconded by Ms. Carroll): The Greater Wilshire Neighborhood Council changes its meeting location for the April 13, 2016 Board Meeting to the Anderson-Munger YMCA, 4301 W. 3rd Street, Los Angeles, CA 90020.

**DISCUSSION:** Ms. Carroll noted that the Meeting will be in the Community Room. Shirlee Fuqua, GWNC Administrator, explained that the Meeting can start no earlier than 7:30 p.m.

**MOTION PASSED** unanimously by a roll call vote of the 15 eligible voters present with all 15 in favor (“Yes” or “Aye”) (Carpenter, Genewick, Gilman, Gresham, Hoffman, Humphreville, Kumetz, Mariscal, McFall, Oliver, Smith, Stromberg, Winther, Wittmann and Wolf); zero opposed; zero abstained. Ms. Carroll, Mr. MacKellan and Mr. McManus were ineligible to vote due to not having current Ethics Training and/or Funding Training.

V. **PRESIDENT’S REPORT** (Owen Smith)

Mr. Smith reported that “CIM was notified . . . [by] Brookside . . . that they wanted to move forward with the retrofit” before the EIR (Environmental Impact Report) is finished. He said “the back end of that building has sunk a bit.” He believed that the Board should write to the City Council to “direct CIM” to follow the law. There was discussion of whether the GWNC should take action and, if so, what it can do. It was agreed that the issue would be agendized at the next Land Use Committee meeting.

Mr. Smith also noted that City Council Member David Ryu’s office is working on additional funding for improvements to Western Ave. (beyond the Great Streets projects currently planned).

- A. Board Vacancies - Seats vacated by elected Board Members before the end of their term open for volunteer nominations: Area 9 – Oakwood/Maplewood/St. Andrews; and Education.

Mr. Smith noted the vacancy(ies). [To apply see <http://greaterwilshire.org/bylaws/>.]

- B. Alternate Board Members still needed for: Area 3 – Country Club Heights; Area 9 – Oakwood/Maplewood/St. Andrews; Education; Other Non-Profit; and Religion.

Mr. Smith noted the vacancy(ies).

- C. Ethics & Funding Training reminder. All Board Members and alternates must complete ethics training in order to vote on funding motions before the Board. The course is available online at <http://empowerla.org>. Then go to Self-Serve and click on the icons for each of the trainings, submit them on line for signature. Be sure to forward your certificate of completion to [rosters@empowerla.org](mailto:rosters@empowerla.org) [admin@greaterwilshire.org](mailto:admin@greaterwilshire.org) and to [secretary@greaterwilshire.org](mailto:secretary@greaterwilshire.org). In addition to Ethics training, all Board Members and

alternates are also REQUIRED to take the Funding and the Code of Conduct training. All three training courses can be accessed at the same site. Be sure to submit your completion forms (included in the training) to register your attendance. Board Members and alternates MUST complete Ethics and Funding trainings to be eligible to vote on funding-related matters. 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: *[A list in the Agenda shows which Board Members and Alternates need to complete trainings.]*

Mr. Smith noted the above.

D. Code of Conduct Forms – In addition to the Ethics and Funding trainings all Board Members and Alternates are required to read the new Neighborhood Council Code of Conduct Policy (online version at <http://empowerla.org/code-of-conduct/>). Currently, DONE shows the Members listed above as not having completed one or more of the training sessions.

Mr. Smith noted the above.

E. Information on the committee formed by Councilmember Herb Wesson to hear concerns about the Department Of Neighborhood Empowerment (DONE). The objective is to bring improvements to the department to increase the efficiency and independence of individual neighborhood councils.

Mr. Smith noted the above. Board Members Joe Hoffman and Patti Carroll volunteered to be GWNC representatives for the committee.

## **VI. TREASURER'S REPORT** (Discussion and Board Action, as noted) (Patti Carroll)

A. Approval of Monthly Expenditure Report for February 2016 (Discussion and Board action). (Patti Carroll)

2/3 Larchmont Ledger election- \$157.50

2/4 KYCC Nov Maintain Wilton Island - \$75

2/4 Public Storage Feb- \$104.00

2/5 Larchmont Chronicle Jan - \$340

2/9 Lloyd Staffing SF - \$80.00

2/9 Lloyd Staffing SF - \$90.00 (correction from 80)

2/9 Lloyd Staffing DL - \$180.18

2/10 Larchmont Chronicle Feb - \$340.00

2/10 Larchmont Chronicle Nov 15 - \$340.00

2/11 KYCC Dec Maintain Wilton Island - \$75

\*\*\*2/11 Ebell Board Rental Dec - \$300.00

2//11 Ebell Board Rental Jan - \$300.00

2/16 Copy USA \$21.04

2/16 Copy USA \$66.88

2/16 Copy USA \$166.33

2/16 Office Depot Office Supplies - \$132.93

\*\*\*2/16 Staples Election Post Cards - \$1491.84 (This transaction was cancelled same day but not credited to the bank card, a mistake on the part of Staples, therefore the transaction shows on this months statement. The Credit will show on the March Statement)

2/16 Phantom Li Election Post Cards - \$1550.00

2/19 Larchmont Ledger election- \$157.50

\*\*\*2/19 Joe Hoffman Board reimburse for Hand Sanitizers Larchmont Fair - \$311.10

2/19 Lloyd Staffing DL - \$154.44

2/19 Lloyd Staffing SF - \$400.00  
2/19 Lloyd Staffing SF - \$440.00  
2/25 Ebell Board Rental Feb - \$300.00  
2/25 Wilshire United Methodist Sustainability Sept & Dec 2015 - \$50  
2/25 KYCC Jan Maintain Wilton Island - \$75  
2/26 Wilshire United Methodist Jan, Feb, LUC- \$50.00  
2/26 Wilshire United Methodist Homeless Count -\$125.00  
(\*\*\* items will be discussed individually)

Ms. Carroll distributed copies of and reviewed the GWNC “February 2016 Monthly Expenditure Report.”

**FUNDING MOTION** (by Mr. Hoffman, seconded by Mr. Gresham): The Greater Wilshire Neighborhood Council approves its Monthly Expenditure Report for February 2016.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the 15 eligible voters present with all 15 in favor (“Yes” or “Aye”) (Carpenter, Genewick, Gilman, Gresham, Hoffman, Humphreville, Kumetz, Mariscal, McFall, Oliver, Smith, Stromberg, Winther, Wittmann and Wolf); zero opposed; zero abstained. Ms. Carroll, Mr. MacKellan and Mr. McManus were ineligible to vote due to not having current Ethics Training and/or Funding Training.

B. Approval of individual expenses listed in the Monthly Expenditure Report (MER) (Discussion and Board action). (Patti Carroll)

**FUNDING MOTION** (by Mr. Gresham, seconded by Mr. Hoffman): The Greater Wilshire Neighborhood Council approves the individual expenditures it made in February 2016.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the 15 eligible voters present with all 15 in favor (“Yes” or “Aye”) (Carpenter, Genewick, Gilman, Gresham, Hoffman, Humphreville, Kumetz, Mariscal, McFall, Oliver, Smith, Stromberg, Winther, Wittmann and Wolf); zero opposed; zero abstained. Ms. Carroll, Mr. MacKellan and Mr. McManus were ineligible to vote due to not having current Ethics Training and/or Funding Training.

C. Review of February and March Paid Expenses that will show up on the March 2016 Monthly Expense Report. (Discussion only; no Board action necessary) (Patti Carroll)

Ebell Board Rental March- \$300.00  
KYCC Feb Maintain Wilton Island - \$75  
\*\*\* Larchmont Chronicle March - \$340  
\*\*\* Wilshire Methodist Church LUC March - \$25  
Larchmont Ledger - \$157.50 Elections  
\*\*\* Public Storage March- \$104.00  
Lloyd Staffing SF \$573.75 (\$400 SF- \$173.75 DL)  
Lloyd Staffing SF - \$410.00  
Lloyd Staffing DL - \$400.00  
Lloyd Staffing TBD  
Larchmont Buzz March \$150.00

UMC Sustainability March 1, - \$25.00  
(\*\*\* items will be discussed individually)  
Election:  
Yard Signs (Get out and Vote) - \$300  
Candidate List (Get out and Vote ) - \$300 for 1,000  
Direct Mailers (Get out and Vote \$1550.00 for 4,050

Ms. Carroll reviewed the above.

D. Pre-Approval of Upcoming Board Expenses: (Discussion and Board Action) (Patti Carroll)

Election:  
April: Forum Refreshments - \$75.00  
May: Canopies for Poll location \$200.00; Poll Worker Meals \$50.00; and Food for  
Election Voters (300 Voters) \$750.00  
Public Storage April - \$104.00  
Larchmont Chronicle April - \$340.00  
YMCA Rent for April Board meeting - \$250 (no Ebell Rent)  
UMC Land Use Meeting Space April - \$25.  
UMC Transportation April 4 - \$25  
KYCC March - \$75  
KYCC April - \$75  
Lloyds Staffing TBD depending on invoices from Lloyds  
Ms. Carroll reviewed the above. There was discussion of whether certain expenses already  
were approved or not. Ms. McFall questioned some expenses. Mr. Smith noted that  
Election expenses so far are within the approved Election Budget of \$5,750.00.

**FUNDING MOTION** (by Ms. Carroll, seconded by Mr. Smith): The Greater Wilshire  
Neighborhood Council pre-approves its upcoming Board expenses as noted.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the 15 eligible voters  
present with all 15 in favor (“Yes” or “Aye”) (Carpenter, Genewick, Gilman, Gresham,  
Hoffman, Humphreville, Kumetz, Mariscal, McFall, Oliver, Smith, Stromberg, Winther,  
Wittmann and Wolf); zero opposed; zero abstained. Ms. Carroll, Mr. MacKellan and Mr.  
McManus were ineligible to vote due to not having current Ethics Training and/or Funding  
Training.

E. Approval of Board Member Reimbursements (Discussion and Board Action) (Patti  
Carroll)

Ms. Carroll reported that there were not requests for Board Member Reimbursements this  
month.

F. Review and update of General Treasury information and DONE update. Update on MER  
filings and account access.

Ms. Carroll reported that she is working with done to clarify and streamline the  
voting/approval process for items in the Treasurer’s Report section of our meetings.

*Board Member John Gresham left at this time, making 17 Board Members (or their Alternate(s))  
present (the GWNC quorum is 11).*

**VII. CITY BUDGET and NC BUDGET ADVOCATES** (Jack Humphreville) (Discussion and possible Board action, as noted)

A. LADWP Update: Proposed Motion: [see below].

Mr. Humphreville reported regarding the DWP's proposed rate increase and about the legality of the Transfer Fee paid to the City.

**MOTION** (by Mr. Humphreville, seconded by Mr. Mariscal): The Greater Wilshire Neighborhood Council calls on the City Council to follow the IEA Survey to form a committee to examine governance reforms for the DWP with the explicit task of reporting its findings and recommending a measure for the November 2016 ballot.

**CALL for the QUESTION** (by Mr. Smith). Zero opposed or abstained.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

B. City NC Budget Advocates Matters and LANCC

Mr. Humphreville reported that the County is considering another tax.

**Issue:** Short-term Rentals (AirBnB) are taking over properties in residential neighborhoods, which has led to increases in traffic and decreases in property supervision and maintenance. **Proposed Motion:** [see below].

**MOTION** (by Mr. Humphreville, seconded by Mr. Smith): The Greater Wilshire Neighborhood Council adopts the following resolution: Whereas, it is now clear that short-term rentals are illegal in Los Angeles' residential neighborhoods, and Whereas the City Attorney has consistently refused to prosecute short-term rental violations in the City of Los Angeles, for a variety of reasons, Now, therefore, be it resolved, that the Greater Wilshire urges City Attorney Mike Feuer to enforce the law as required by the Charter, and immediately prosecute short-term rental zoning violations in the City of Los Angeles. The Greater Wilshire Neighborhood Council further demands that if after 60 days of this notice, Mr. Feuer does not start enforcement, City Council take action to hire a private law firm to start enforcement procedures and reallocate the City Attorney's budget to pay for those services.

**DISCUSSION:** Ms. Stromberg believed that "short-term rentals should be qualified as 30 days or less," and said she would like to be able to study the existing law before voting on this matter.

The Board agreed to **TABLE** this Item.

C. Update on the Homeless Situation and how it will affect the City Budget

Mr. Humphreville said the City is considering imposing a tax to help deal with homeless issues.

D. Update on the Neighborhood Integrity Initiative

Mr. Humphreville reviewed concerns that prompted the Initiative. Land developers are expected to spend millions to oppose it. There is also a new, related initiative proposed by labor interests.

- E. Update on Street Vending. There shall be a maximum of two street vendors per block with no merchandise displayed on public sidewalks, driveways, poles, fences, curbs or any other public right-of-way. Vendors will be selected by lottery for the designated locations in the opt-in Neighborhood Council locations.

Mr. Humphreville noted this and said he will present more information on the subject next month.

**VIII. ELECTION COMMITTEE** (Owen Smith, Colette Amin) (Discussion and Possible Board Action, as noted)

A. Update on Election Progress.

Co-Chair Colette Amin described outreach; articles have been published in the Larchmont Ledger and CityWatch. The Candidate Forum would be 30 minutes and can be within the April Board Meeting. There was discussion of whether to have the Forum during the Board Meeting. It was agreed to have the Forum at the Wilshire United Methodist Church before the Land Use Committee Meeting. She explained the qualifications needed and need for Poll Workers.

- B. Motion to have a Candidate Forum in April at a location to be determined. (Cost not to exceed \$300.00).

*Board Member Patrick MacKellan left at this time, making 16 Board Members (or their Alternate(s)) present (the GWNC quorum is 11).*

**FUNDING MOTION** (by Ms. McFall, seconded by Mr. Smith): The Greater Wilshire Neighborhood Council will pay two Poll Workers \$60 each to work at its May 1, 2016 12:00 – 4:00 p.m. Election.

**FUNDING MOTION PASSED** by a roll call vote of the 14 eligible voters present with 13 in favor (“Yes” or “Aye”) (Carpenter, Gilman, Hoffman, Humphreville, Kumetz, Mariscal, McFall, Oliver, Smith, Stromberg, Winther, Wittmann and Wolf); one opposed (Genewick); zero abstained. Ms. Carroll and Mr. McManus were ineligible to vote due to not having current Ethics Training and/or Funding Training.

**IX. OUTREACH COMMITTEE** (Mariscal) (Discussion and possible Board action, as noted)

- A. Upgrade of web site and email hosting plan (Discussion/Possible Action) (Joe Hoffman).  
Proposed Motion: [see below].

**FUNDING MOTION** (by Mr. Hoffman, seconded by Ms. Stromberg): The Greater Wilshire Neighborhood Council will purchase an annual hosting plan from Los Angeles-based web hosting company Media Temple, Inc. for \$200 to upgrade the web site and email at least one month prior to the June renewal of the current hosting contract to allow for transition time.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the 14 eligible voters present with all 14 in favor (“Yes” or “Aye”) (Carpenter, Genewick, Gilman, Hoffman, Humphreville, Kumetz, Mariscal, McFall, Oliver, Smith, Stromberg, Winther, Wittmann and Wolf); zero opposed; zero abstained. Ms. Carroll, and Mr. McManus were ineligible to vote due to not having current Ethics Training and/or Funding Training.



B. Update on co-presentation (with the Larchmont Buzz) of community coyote meeting and neighborhood Wildlife Watch plan (Hoffman).

Stakeholder Elizabeth Fuller reported that 15-20 people attended the event, which she described. Details are in the Larchmont Buzz.

C. Request for Citizen Recognition Award Candidates (Fred Mariscal) – Please contact Outreach Committee Members with suggestions for future awards at [outreach@greaterwilshire.org](mailto:outreach@greaterwilshire.org).

Mr. Mariscal encouraged submitting candidates.

**X. TRANSPORTATION COMMITTEE** (Julie Stromberg) (Discussion and Board Action, as noted)

A. The GWNC Transportation Committee will meet on Monday, April 4, 2016, in the Youth Chapel Room of the Wilshire Methodist Church, 4350 Wilshire Blvd., Los Angeles, CA 90005. Our meeting speaker will be Jeff Jacobberger, Chair of the Los Angeles Bicycle Advisory Committee. Mr. Jacobberger will discuss safe bicycling in Los Angeles and where bicyclists need and want to go in Greater Wilshire area.

Ms. Stromberg noted the above.

**XI. SUSTAINABILITY COMMITTEE** (Julie Stromberg, Barbara Savage) (Discussion and Board Action, as noted)

A. Discussion, Planning, and Possible Motion on GWNC Environmental & Sustainability Committee Summer 2016 Drought-Tolerant Landscaping Garden Tour. (Julie Stromberg/Barbara Savage/Cathy Roberts). Tour and competition of residential drought-tolerant landscapes of homes in the Greater Wilshire area. Stakeholders will be encouraged to nominate landscapes for consideration, including their own. Possible partnership with the Sherman Oaks Neighborhood Council's Green and Beautification Committee.

Ms. Stromberg noted this.

B. Neighborhood Council Sustainability Alliance "Green Teams" Forum, "Forming and Growing Effective Neighborhood Council Green Teams;" Saturday, March 12, 2016. <http://empowerla.org/ncsa-green-teams-forum-coming-on-march-12>.

Ms. Stromberg noted this.

C. Friend Raiser to Benefit City Plants; March 15, 2016, 5:30-7:30 p.m., Downtown LA. Fundraising effort to raise awareness and funds for City Plants, which is a key non-profit partner in the City's efforts to replenish and care for Los Angeles' urban forest. City Plants works directly with the City's Department of Public Works and with other non-profit partners citywide to plan and manage tree plantings in the areas most in need of additional canopy. \$50 per person. RSVP to [Rachel.oleary@lacity.org](mailto:Rachel.oleary@lacity.org)

Ms. Stromberg noted this.

D. Next GWNC Environmental & Sustainability Committee Meeting; Tuesday, June 7, 2016; Wilshire Methodist Church, Youth Chapel Room, 4350 Wilshire Blvd., Los Angeles, CA 90005.

Ms. Stromberg noted this.

**XII. NEW BUSINESS** (matters not previously identified for future consideration and action).

Ms. Stromberg reported that the next Metro Purple Line Extension Project Community Construction meeting will be held at LACMA on Thursday, March 17. Decking work will

be starting in June at La Brea Ave. and Wilshire Blvd. Also, she was selected to be on the LAPD [ Wilshire Division CPAB (Community Police Advisory Board); she will be requesting Board Members' feedback about crime issues in their neighborhoods. On March 21<sup>st</sup> the new Wilshire Division leader, Captain Roland Solano, will take over from previous Captain Howard Leslie.

**XIII. LAND USE COMMITTEE** (Jim Wolf) (Discussion and Board Action, as noted)

A. [*This paragraph is copied from the Agenda.*] Update and discussion on revised plans for an 88-unit apartment building at **501-543 N. Wilton**: (Discussion and possible Board action) (Jim Wolf/Jake LaJoie/John Reed).

**Issue:** At the February LUC meeting, developers presented new plans for the development, modified after comments at the December Land Use meeting, which include (as requested) better articulation of the building façade, more parking (up from 148 spaces to 160) and an added turnout lane. The new plans have been reviewed and are now supported by the Larchmont Village Neighborhood Association and the City Planning Department. If GWNC also approves, developers' application documents will be revised to reflect the negotiated changes.

**Recommended Motion:** The Greater Wilshire Neighborhood Council supports the developer's revised plans as presented at the 2-23-2016 Land use Committee meeting. Mr. Wolf noted the above.

**MOTION** (by Mr. Wolf, seconded by Mr. Hoffman): The Greater Wilshire Neighborhood Council supports the developer's revised plans for an 88-unit apartment building at 501-543 N. Wilton as presented at its 2-23-2016 Land Use Committee meeting.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

B. [*This paragraph is copied from the Agenda.*] Application for a CUB to permit the continued sales of a full line of alcoholic beverages, a new parking variance and a change of use from retail to restaurant to provide additional overflow seating on a mezzanine-level space at Osteria La Buca restaurant (7015 W. Melrose Ave.).

**Issue:** There are no daytime parking concerns (many customers arrive on foot from nearby Paramount Studios), and a new nighttime parking facility has been secured at 712 S. Ridgewood. There will be no live music or dancing. Officer Hall of LAPD reported there have been no complaints at the property. Hearing date is March 16, 2016.

**Recommended Motion:** The Greater Wilshire Neighborhood Council supports the application for a CUB renewal, parking variance and change of use for additional mezzanine seating at Osteria La Buca Restaurant, 7015 W. Melrose Ave.

Mr. Hoffman corrected the address to 5208-5210 Melrose Ave.

**MOTION** (by Mr. Wolf, seconded by Mr. Smith): The Greater Wilshire Neighborhood Council supports the application for a CUB renewal, parking variance and change of use for additional mezzanine seating at Osteria La Buca Restaurant, 5208-5210 W. Melrose Ave.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

C. *[This paragraph is copied from the Agenda.]* Further input and possible action on proposed revisions to the city's Baseline Mansionization Ordinance.

**Issue:** Proposed revisions to the city's BMO were discussed at the January GWNC Board meeting, and the Board voted to support the Land Use Committee's recommendation to oppose the revisions, on the grounds that they don't adequately take needs of individual neighborhoods into account. At that meeting, however, several Board Members said there should be more detailed feedback on the specific revisions proposed, and recommended that the LUC give the issue further consideration. At the January Land Use Committee meeting, there was extensive discussion of the issue, as well as input from several Stakeholder groups that have been very involved. The LUC appointed a subcommittee to draft a new position statement on the matter, which was presented at the February LUC meeting (see handout). Major recommendations included in the recommended position statement are:

- reducing the overall allowed Floor Area Ratio for single family homes
- including attached garages when calculating floor area (except where hillside topography is an issue)
- counting uncovered patios, breezeways and balconies as floor space
- basing "proportional stories" calculations on the net footprint of the first floor
- eliminating "green building" bonuses
- opposing the ability of Zoning Administrators to award discretionary 10% floor area bonuses
- adding language to the BMO that would address the different needs of individual neighborhoods

(Note that the City Planning Commission hearing on the BMO revisions has been moved from March to May, which provides additional time for community input.)

**Recommended Motion:** [see below].

Copies were distributed of a Feb. 14, 2016 email sent by the GWNC to various City officials.

**MOTION** (by Mr. Wolf, seconded by Mr. Smith): The Greater Wilshire Neighborhood Council adopts the positions on the Baseline Mansionization Ordinance revisions contained in the letter/statement drafted by the Land Use Committee, and will send it to the appropriate City agencies.

*Board Member Frances McFall left at this time, making 13 Board Members (or their Alternate(s)) present (the GWNC quorum is 11).*

**MOTION PASSED** by a hand vote; zero opposed or abstained.

D. *[This paragraph is copied from the Agenda.]* Discussion and possible action on revisions to the City's Small Lot Subdivision Ordinance.

**Issue:** After attending a community meeting hosted by the South Hollywood Neighborhood Association on the issue of proposed revisions to the city's Small Lot Subdivision Ordinance, Committee Member Karen Gilman presented a draft position

letter for the GWNC (see handout), recommending that the following be included in any revisions to the SLS ordinance:

- recommendations on adequate time and provisions for public review and input before the City Council votes on the matter
- a recommendation that front yard setbacks conform to “prevailing” setbacks for the neighborhood
- side yard setbacks be set at 6 feet or more for buildings of 2 or more stories
- 15’ rear yard setbacks for projects that abut any residential zone (not just R-1 single family properties)
- working with community groups such as the Lookout Mountain Alliance for advice on setbacks in hillside areas
- that maintenance upkeep agreements be required for common areas like driveways
- that SLS projects should require on-site trash pickup from an independent vendor (to prevent large numbers of individual city trash bins from cluttering streets)
- that incremental street widening be opposed as a required measure and studied further
- that side yard and tandem parking be prohibited and projects larger than 4 units require 2.25 parking spaces per bedroom, to provide for guest parking
- that rooftop decks be eliminated unless there is equal or greater open space in the development
- that first floor bonus rooms should not have an adjoining bathroom that building heights should correspond to the surrounding properties, with a transition in height for any increase from the heights of surrounding structures
- express concern that SLS projects that might replace larger buildings will displace rent control tenants and undermine the city’s ability to provide affordable housing
- that SLS designs should be required to consider the prevailing architectural context of the neighborhood, including things like front-facing front doors, etc.

**Recommended Motion:** The Greater Wilshire Neighborhood Council adopts the positions in the draft letter, and will send it to the appropriate city agencies.

(Note: at the time of the LUC meeting, the deadline for public comments on the SLS revisions was March 7. The deadline has since been extended, to allow more time for community input.)

Copies were distributed of “written comments” sent by the GWNC to various City officials. Mr. Wolf reported that the comment period was extended to early May.

**MOTION** (by Mr. Wolf, seconded by Mr. Hoffman): The Greater Wilshire Neighborhood Council adopts the positions in the draft letter regarding revisions to the City’s Small Lot Subdivision Ordinance, and will send it to the appropriate City agencies.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

E. [*This paragraph is copied from the Agenda.*] Discussion and possible action on a proposed new Homeless Ordinance.

**Issue:** The city is considering an amendment to the Municipal Code to establish and operate seasonal emergency homeless shelters in various zones. The measures would be temporary, and limited to the current El Niño season.

**Recommended Motion:** [see below].

Copies were distributed of a “Department of City Planning Recommendation Report.”

**MOTION** (by Mr. Wolf, seconded by Mr. Smith): The Greater Wilshire Neighborhood Council supports the proposed provisions for seasonal emergency homeless shelters.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

- F. [*This paragraph is copied from the Agenda.*] Application for a Tentative Tract map to demolish two single-family homes and build an 18-unit condominium building at 820 S. Wilton Pl.

**Issue:** Developer was invited to present the project to the Land Use Committee, but did not respond to the invitation.

**Recommended Motion:** That the GWNC oppose the application, unless and until the developer presents the details of the project to the Land Use Committee in time for a full review before any city hearings.

**MOTION** (by Mr. Wolf, seconded by Mr. Hoffman): The Greater Wilshire Neighborhood Council opposes the application for a Tentative Tract map to demolish two single-family homes and build an 18-unit condominium building at 820 S. Wilton Pl., unless and until the developer presents the details of the project to the Land Use Committee in time for a full review before any City hearings.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

- G. [*This paragraph is copied from the Agenda.*] Discussion and possible action on an application for a Tentative Tract Map to build a 21-unit condominium building on a vacant lot at 901 S. Gramercy.

**Issue:** Developer was invited to present the project to the Land Use Committee, but did not respond to the invitation.

**Recommended Motion:** That the GWNC oppose the application, unless and until the developer presents the details of the project to the Land Use Committee in time for a full review before any city hearings.

**MOTION** (by Mr. Wolf, seconded by Mr. Hoffman): The Greater Wilshire Neighborhood Council opposes the application for a Tentative Tract Map to build a 21-unit condominium building on a vacant lot at 901 S. Gramercy, unless and until the developer presents the details of the project to the Land Use Committee in time for a full review before any City hearings.

**MOTION PASSED** by a hand vote; zero opposed or abstained.

Mr. Wolf noted that the following items were presented for information only. No action was requested or required at this time.

H. [*This paragraph is copied from the Agenda.*] Proposed new Unapproved Dwelling Unit Ordinance.

**Issue:** The City is considering a new ordinance that would make it easier to retroactively legalize existing unapproved dwelling units. The measure is intended to help ease the shortage of legal affordable housing. The LUC discussed the matter at its February meeting, but did not take any action.

Copies were distributed of the proposed Ordinance. Mr. Wolf noted the above.

I. [*This paragraph is copied from the Agenda.*] ReCode LA revisions to City zoning codes.

**Issue:** The Land Use Committee is following this issue, which has not yet had a major hearing at an LUC meeting. For those who would like to familiarize themselves with the subject, there will be a series of city workshops – details at <http://recode.la/updates/news/public-forums-sneak-peek-new-zoning-code>. A recent presentation to the AIA on ReCode LA is also available at [http://www.aialosangeles.org/images/News/2016/AIA%20presentation\\_recode%20%281-13-16%29.pdf](http://www.aialosangeles.org/images/News/2016/AIA%20presentation_recode%20%281-13-16%29.pdf).

Mr. Wolf noted the above.

J. Possible agenda items for upcoming LUC meetings (no action at this time):

- i. New Density Bonus application for a new 2-story, 40 unit mixed use project at 700-716 S. Manhattan
- ii. Density bonus with on-menu incentives for a 40-unit, 2-story residential development at 7000-7024 W. Melrose Ave.
- iii. Construction of a 4-story, 18-unit condominium development at 4807-4813 W. Oakwood
- iv. Updates on plans for townhouses and condominiums at 612 S. Norton and 4055 W. Wilshire Blvd.
- v. Update on an application for a tract map to allow construction of a new 8-unit condominium building at 800 S. Lorraine
- vi. Update on an application to build a new 5-story, 44-unit condominium building at 836-850 S. Crenshaw
- vii. Update on plans to build an 8-unit Small Lot Subdivision project at 117 N. Manhattan Pl.
- viii. 4-unit small lot subdivision at 901 S. Gramercy
- ix. Application for Historic Cultural Monument status for a single family residence at 211 S. Muirfield
- x. Application for a Tentative Tract Map to build a 6-unit Small Lot Subdivision project at 3607 W. Olympic Blvd.
- xi. Application for a Change of Use to allow a new museum at the former Scottish Rite Temple at 4357 Wilshire Blvd.
- xii. 206 N. St Andrews
- xiii. 81 Fremont Place – Historical Cultural Monument status for a single family residence

Mr. Wolf indicated that there were no other potential Committee Agenda Items.

**XIV. BOARD MEMBER COMMENTS/ANNOUNCEMENTS**

Mr. Humphreville will bring information regarding City Council documents retention. Board Members expressed further concerns regarding the proposed BONC policy on minutes and roll call votes, as well as DONE staff performance and lack of responsiveness to various Board Members and others. Mr. Smith reported that he will not be able to attend next month's GWNC Board meeting.

**XV. REQUESTS/MOTIONS FOR FUTURE AGENDA ITEMS:**

There were no requests or Motions at this time.

**XVI. ADJOURNMENT**

The Meeting was **ADJOURNED** at 8:45 p.m.

Respectfully submitted,  
David Levin, Minutes Writer

The first paragraph of some Items, Motions/Resolutions and other wording may have been directly copied from the Agenda. Edited by GWNC. The GWNC Minutes page is <http://www.greaterwilshire.org/site/site/?q=node/581>.