

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: Tammy Rosato
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, January 9, 2019, 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. Wilshire Community Police Advisory Board (Tammy Rosato)
- E. Department of Neighborhood Empowerment (John Darnell)
- 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 2-5 minutes per speaker at the discretion of the chairperson.

V. ADMINISTRATIVE ITEMS (Discussion and possible action)

- A. **Review and adoption** of the December 12, 2018 minutes
- B. **Area 6 – La Brea-Hancock:** Board Member Bradley Jewett submitted his resignation to the GWNC Executive Committee on 18 December 2018 effective immediately.
 - i. **Per the bylaws:** Alternate Tammy Rosato automatically filled the Area 6 Director position.
 - ii. **Nomination of Cathy Roberts:** Discussion and possible motion on Cathy Roberts filling the now vacant Area 6 alternate position. She is currently the Board Secretary of the La Brea Hancock Homeowners Association and a member of the GWNC Land Use and Sustainability Committees.
- C. **Administration of the Neighborhood Council Oath of Office:** All Board Members and Alternates who have not yet taken the oath of office shall do so at this time.
 - i. **Oath:** [with right hand raised] I pledge to represent the Greater Wilshire Neighborhood Council with dignity integrity, and pride. I will encourage other points of view, even when they differ from my own. I will respect, value and consider everyone's opinion. I will find the good in my neighborhood and praise it and promote it. To my neighbors, and to neighborhoods throughout the City of Los Angeles, I pledge to do this to the best of my ability.

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 6 – La Brea-Hancock
- Area 12 – Western-Wilton
- Renters
- Business
- Religion

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:

- Adam Morgens – Ethics
- Bridget Bones – Ethics & Funding
- Kathleen Mulligan – Ethics
- Hanne Mintz – Ethics & Funding
- James C. Wolf – Ethics
- Sue Horwitz – 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 December 2018** (Discussion and action)

12/2 Public Storage \$146.00
12/10 Lloyd Staffing DL Minutes \$167.31
12/10 Lloyd Staffing DL Minutes \$154.44
12/12 San Wilshire Board Meeting Handouts \$111.45
12/18 San Wilshire LUC Handouts \$41.97

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

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

Ebell \$350.00 Board Room Rental
Public Storage \$146
Larchmont Chronicle \$358.00 Nov & \$358 Dec
San Wilshire – Board and LUC print outs
Lloyd Staffing SF Admin
Lloyd Staffing DL Minutes

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

A. **Report:** on the January 5, 2019 Committee Meeting

B. **Election Update:** (Max Kirkham)

- i. **Discussion and possible motion to approve** dates for two candidate forums to be held tentatively on January 26th and February 13th or 16th of this year.
- ii. **Discussion of planned ad buy** with the Larchmont Buzz, to be paid for out of funds previously appropriated for election related expenses at the November 14, 2018 board meeting.
- iii. **Discussion of 2016 polling place:** In planning the 2019 elections, it was discovered that The Barking Lot was not properly compensated for the use of their location for the May 1, 2016 GWNC Elections. It was thought that they had been paid by the City Clerk; however, the City Clerk only covered LAUSD venues.
Motion: That the GWNC approve \$150.00, to compensate The Barking Lot, and/or owner Jan Ciganek, for the use of their location for the May 1, 2016 GWNC Elections.

C. **Annual Homeless Count** (Tammy Rosato/Max Kirkham)

D. **Next Outreach Committee meeting** will be Saturday, February 2, 2019, at 9am, at Bricks and Scones Café, 403 N. Larchmont Blvd. Los Angeles, CA 90005

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

A. **Upcoming Transportation Committee Meeting – Special Programming**

The next GWNC 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. Bike/car parking via 3rd St., rideshare drop-off on Rossmore, Metro buses 16/17/316 and 210.

- i. **Special Panel Discussion “Improving Neighborhood Safety through Traffic Mitigations: Best Practices for Working with LADOT”** – with Bhuvan Bajaj, Transportation Engineer, Hollywood-Wilshire District Operations, LA Department of Transportation; and Rob Fisher, Field Deputy/Community Planner, Los Angeles City Councilmember David Ryu.

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

A. **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

- i. **Featured Speaker:** Marilee Kuhlmann, President/CEO, One Water Group, Inc. Ms. Kuhlman, a landscape consultant and sustainable garden designer, will present on "Understanding Drought Tolerant Gardens."
- B. **New Business:** Discussion, Planning, and Possible Motion Requesting the Bureau of Street Services and Urban Forestry Division (UFD) to Adopt a 60-Day Notification Period for Proposed Removal of All Street Trees and Adopt an Opt-In Notification System for All Tree Removals Accessible to the Public. Currently, UFD's unofficial policy for tree removal requests is 3 days unless the removal is for 3 or more trees. Request for UFD to adopt a formal 60-Day notification policy.

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

- A. **840 N. Orange Drive** (Philip Farha) Proposed parkway tree removal
- B. **Restaurant Beverage Ordinance Program:** The City Planning Department will be holding a staff-level public hearing on CPC-2018-4660-CA on January 31st at 6:30pm. Written submissions may be sent to esther.ahn@lacity.org.
- C. **545 S. Gramercy Pl** (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. [note: The GWNC LUC voted unanimously (6/0/0) to support the following motion.]
Motion: That the Greater Wilshire Neighborhood Council reiterate its opposition to the project at 545 S. Gramercy Pl. and oppose the appeal.
- D. **3477 W. Olympic Blvd** (Ariel Gutierrez) CUB to allow the off sale of beer and wine in conjunction with an existing 2739 SF convenience store operating 24 hours daily in a C2-1 zone. ZA-2018-5753-CUB, ENV-2018-5754-CE. In 2014, when originally presented, the applicant stated that they would not ever sell alcohol. The LUC voted 6/0/0 to oppose the CUB.
Motion: That the Greater Wilshire Neighborhood Council oppose the 7 – Eleven application for a CUB (Conditional Use Beverage) at 3477 W. Olympic Blvd. to allow the off-site sale of beer and wine in conjunction with an existing 2,739 sq. ft. convenience store operating 24 hours daily in a C2-1 zone.
- E. **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/44 seats and 218 sq. ft. patio w/14 seats. Hours 11 am to 12 am Mon – Wed and 11 am to 1 am Thursday – Sunday in a C2-1 zone. ZA-2018-3156- CUB, ENV-2018-3157-CE. [note: the board previously voted on 12/12/2018 to oppose for last of presentation]
Motion: That the Greater Wilshire Neighborhood Council Board oppose the CUB for 474 N. Western Ave..
- F. **4749 W. Elmwood Ave** (Don Tolentino, Brian Cohen) Demolition Application No. 18019-10000-03932
Motion: that the Greater Wilshire Neighborhood Council Board oppose the project, as the Applicant did not appear.
- G. **222 N. Manhattan Pl** (Varoosh Abedi, Arman Gharai) Demolition Pre-inspection Application No. 18019-20000-04771/B18VN-16576 CF17-1311
Motion: that the GWNC Board oppose the Demolition pre-inspection Application, the applicant has not done any outreach.
- H. **829 N. Orange Drive:** Demolition Pre-inspection Application (Paulo Cova) Application No. 18019-20000-05318/B18VN18557
Motion: that the GWNC Board oppose the Demolition pre-inspection Application, the applicant did not appear.
- I. **300 N. Plymouth Blvd:** Parking on the 300 block of Plymouth Blvd. has become difficult 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).

The operators of the property attended the meeting twice and agreed to reach out to neighbors the original issues were parking and zoning for that type of operation.

- J. **Next Land Use Committee meeting** will be at 6:30pm on January 22, 2019 at Marlborough School, 250 S. Rossmore Ave, the Collins Room, 200-D, Los Angeles, CA 90004.

FUTURE LUC AGENDA ITEMS

- A. **800 S. 3rd Ave** (Lap Nguyen) New 2-story single family house on a vacant lot. Total living area 2855 sq. ft. Detached Garage 400 sq. ft. Porches 334 sq. ft. balcony 88 sq. ft. DIR-2018-5923-CCMP, ENV-2018-5924-CE
- B. **Reorganization of Administrative Provisions, formally Processes and Procedures Staff Report Released for Public Review** (Karen Gilman)
- C. **TOC/TNP**
- D. **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.
- E. **985-991 3rd Ave** (Laszlo Faerstein, 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
- F. **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.
- G. **Quicker Liquor licenses/extended bar hours** (Karen Gilman)
- H. **State of Street Related Infrastructure Programs in Los Angeles** (Laila Alquresh) Executive Summary CF 17-1311.
- I. **180 S. La Brea Ave:** (Discussion and Possible Action) (BL 180 S. LaBrea CA LLC, Alex Kagianaris) A request to allow the sale and dispensing of Beer and wine only for on site consumption in conjunction with a 1458 SF Restaurant with 44 indoor and 21 outdoor seats. Hours of operation are 7:00am to 11:00pm daily ZA-2018-5968-CUB.
- J. **838 N. McCadden Place:** (Discussion and Possible Action) (Danny Cerezo) Demolition Pre-Inspection Application No. 18019-10000-05264.
- K. **107 N. Ridgewood Place:** (Discussion and Possible Action) (Eduardo Hernandez) Demolition Pre-Inspection Application No. 18019-10000-05153.
- L. **930 S. Mansfield Ave:** (Discussion and Possible Action) (Warren Techentin, NELA-Edward Solis)A new 19 Unit apartment building, 6 stories high with 4-one bedroom and 15-two bedroom apartments over 1 – story of below grade parking. DZR-2018-7019-TOC, ENV-2018-7020-EAF.
- M. **920 S. Gramercy Place:** (Discussion and Possible Action) (Ethan Smith) Demolition Pre-Inspection Application No. 18019-10000-05481.
- N. **5147 La vista Court:** (Discussion and Possible Action) (Raz Grinbaum) Demolition Pre-Inspection Application No. 18019-20000-05843/B18VN20329.
- O. **445 N. Plymouth Blvd:** (Discussion and Possible Action) (Lopez Architects) Demolition Pre-Inspection Application No. 18019-20000-05641/B18VN19612.
- P. **211 N. Van Ness Ave:** Discussion and Possible Action) (Andrew Obermeyer) Demolition Pre-Inspection Application No. 18019-10000-05734.
- Q. **724 S. Gramercy Drive** (Discussion and Possible Action) (Adam Tarshis, Aaron

Belliston), A new 10-unit apartment building over 1 level of on grade parking located in Tier 3 with base incentives of up to 50% increase in FAR and parking reductions to 0.5/unit. Add'l incentives, 25% reduction to open space requirement, up to 30% reduction in one side yard and one rear setback. DIR-2018-6244-TOC, ENV-2018-6245-CE.

XII. NEW BUSINESS

Matters not identified above for future consideration and action

XIII. BOARD MEMBER COMMENTS/ANNOUNCEMENTS/LIASON REPORT (Discussion and Possible Action)

A. **Resilience Liaison Report (Conrad Starr/Tess Paige)**

XIV. REQUESTS/MOTIONS FOR FUTURE AGENDA ITEMS

XV. ADJOURNMENT

A. **Next meeting of the GWNC Board Meeting** will be on Wednesday, February 13, 2019.

PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS – The public is requested to fill out a “Speaker Card” to address the Committee on any agenda item before the Committee takes an action on an item. Comments from the public on agenda items will be heard only when the respective item is being considered.

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 comment is limited to 2 minutes per speaker, unless adjusted by the presiding officer of the Board.

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.