



Greater Wilshire Neighborhood Council  
General Board Meeting Minutes, Wednesday, November 12, 2025  
Approved December 10, 2025

Pursuant to the October 6, 2023 enactment of California Senate Bill 411 (Portantino) and LA City Council approval on November 1, 2023, the Greater Wilshire Neighborhood Council meeting will be conducted virtually.

Document copies were shown online and available at [www.greaterwilshire.org/BDdocs](http://www.greaterwilshire.org/BDdocs).

## **I. WELCOMING REMARKS**

### **A. Call to Order, Welcoming Remarks (GWNC President).**

A duly noticed Meeting of the Greater Wilshire Neighborhood Council (“GWNC”) Board of Directors was held online. President Jennifer DeVore called the meeting to order at 6:31 p.m. and explained procedures, reminding Board Members to check with the City Attorney if the Member has a possible or definite conflict of interest.

### **B. Roll Call (GWNC Secretary).**

The Secretary called the roll. Nineteen of the 20 Board Members or their Alternates were present online at the Roll Call: Mark Alpers, MJ Anderson, Patti Carroll (Treasurer), Dave Cavalier, Cindy Chvatal (Alternate for Brian Curran), Benjamin Cohen (Alternate for Natalie Irby), Esther Cohen (Alternate for Sixto Sicilia), Romi Cortier, Julie Dalton, Jennifer DeVore (President), Richard Gano, Gary Gilbert, Tony Gittelson, John Gresham (Vice-President), Drew Kiesow, Rochelle Lewis, Liat Shamuilian (Alternate for Scott Appel), Conrad Starr (Isaac Zakon had been suspended by DONE, elevating Mr. Starr from Alternate) and Erika Stuart (Secretary). Charles D’Atri arrived later. No Board Member was absent. The GWNC Board quorum (the minimum number of Board Members needing to be present to take binding votes on Agendized Items) is 13 (see the Bylaws link at <https://greaterwilshire.org/bylaws-board-rules>), so the Board could take such votes. Twenty of the 21 Board Seats were filled (by election or appointment). One Board Seat was vacant [Area 3 - Country Club Heights] and ten Alternate Seats were vacant; see Item #V. A. 1.; to apply see [www.GreaterWilshire.org](http://www.GreaterWilshire.org)]. Also attended: approximately 20 Stakeholders and guests.

## **II. GOVERNMENT REPORTS & ANNOUNCEMENTS**

### **A. Council District 5 - (Michelle Flores - [michelle.flores@lacity.org](mailto:michelle.flores@lacity.org)).**

Michelle Flores, a Field Deputy for L.A. City District Five Councilmember Katy Yaroslavsky [ofc. 213-473-7005; [Michelle.Flores@LACity.org](mailto:Michelle.Flores@LACity.org); <https://councildistrict5.LACity.gov>], was not present; there was no report.

- B. Council District 13 - (Mark Fuentes - [mark.fuentes@lacity.org](mailto:mark.fuentes@lacity.org)).  
*[This Agenda Item was addressed after Item #IV. B.]* Mark Fuentes, Senior Field Deputy for L.A. City District 13 Councilmember Hugo Soto-Martinez [213-993-2991; <https://cd13.LACity.org>], reported that “the Councilmember is on the side of the community” regarding the Farmers Market. “We’re fully committed to Larchmont and the community.” He encouraged notifying him if homeless persons are on Larchmont Blvd., and if street lights need maintenance. CD 13 wants “the [parking] lot maintained for public use, as it is right now.” Mr. Starr and long-time resident Jane Usher confirmed that Ms. DeVore is the GWNC’s designated representative to speak at City Hearings.
- C. LAPD Olympic & Wilshire Divisions (SLOs Cho 33817@lapd.online & Chavez 36304@lapd.online (Olympic), Rodriguez 35738@lapd.online and Shuck 40740@lapd.online (Wilshire)).
- Danny Chavez, an Olympic Division Senior Lead Officer [office 213-382-9102; cell/text phone 213-793-0714; [36304@LAPD.Online](mailto:36304@LAPD.Online); [http://www.LAPDonline.org/olympic\\_community\\_police\\_station](http://www.LAPDonline.org/olympic_community_police_station)], encouraged attending a community meeting regarding prostitution. “Burglaries are down.” He explained about the use of undercover officers. Past crimes are being investigated. He advised knowing when your packages will be delivered. Homeless encampment cleanups are scheduled.
- Hebel Rodriguez, an LAPD Wilshire Division Senior Lead Officer [office 213-473-0476; cell/text phone 213-793-0715; [35738@LAPD.Online](mailto:35738@LAPD.Online); <https://www.LAPDOnline.org/lapd-contact/west-bureau/wilshire-community-police-station>], reported that stolen vehicles were up 20.6% over last year; vehicle thieves were apprehended. “It is a nightmare” dealing with “professional squatters.” He encouraged letting neighbors know if the neighbor left a valuable item visible in the neighbor’s vehicle. He advised to maintain “situational awareness.”
- D. LA Metro (Ned Racine - [racinen@metro.net](mailto:racinen@metro.net)).
- Ned Racine, Metro Principal Construction Relations Officer [cell 213-418-5993, [RacineN@metro.net](mailto:RacineN@metro.net); 24-hour information 213-922-6934; Bus Rapid Transit 24-hour hotline 213-922-2500+1; [PurpleLineExt@metro.net](mailto:PurpleLineExt@metro.net); [www.facebook.com/PurpleLineExt](http://www.facebook.com/PurpleLineExt); [www.Twitter.com/PurpleLineExt](http://www.Twitter.com/PurpleLineExt); [www.metro.net/PurpleLineExt](http://www.metro.net/PurpleLineExt)], was not present; there was no report.
- E. Department of Neighborhood Empowerment/DONE (Prabhjot Chamber - [prabhjot.chamber@lacity.org](mailto:prabhjot.chamber@lacity.org)).
- Prabhjot Chamber, a Neighborhood Empowerment Advocate of the L.A. Dept. of Neighborhood Empowerment (DONE) [213-978-1551; [www.EmpowerLA.org](http://www.EmpowerLA.org)], sent a report available at [www.greaterwilshire.org/BDdocs](http://www.greaterwilshire.org/BDdocs).
- F. Mayor’s Office (David C. Nguyen - [david.c.nguyen@lacity.org](mailto:david.c.nguyen@lacity.org) and/or Jennifer Hull – [jennifer.hull@lacity.org](mailto:jennifer.hull@lacity.org)).

David Nguyen, Central Area Representative for Mayor Karen Bass [213-978-3130; [David.C.Nguyen@LACity.org](mailto:David.C.Nguyen@LACity.org); <http://LAMayor.org>], was not present; there was no report.

G. Supervisorial District 2 – (Field Deputy Daniel Park - [DPark@bos.lacounty.gov](mailto:DPark@bos.lacounty.gov)). Daniel Park, a Field Deputy for L.A. County District Two Supervisor Holly Mitchell (213-974-2222; [DPark@bos.LACounty.gov](mailto:DPark@bos.LACounty.gov); <https://LACounty.gov/government/supervisors/holly-mitchell>), was not present; there was no report.

H. Third Supervisorial District (Field Deputy Amanda Laflen - [alaflen@bos.lacounty.gov](mailto:alaflen@bos.lacounty.gov)). Amanda Laflen, a Field Deputy for L.A. County District Three Supervisor Lindsey Horvath (213-440-0927; <https://lindseyhorvath.LACounty.gov>), was not present; there was no report.

I. Other Government Representatives.  
There were no other reports at this time.

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

There were no public comments at this time.

### **IV. REPORTS BY ALLIANCE REPRESENTATIVES AND NC LIAISONS**

*The next Agenda Item addressed was Item #IV. B.*

A. Budget Representative (Jack Humphreville).

Mr. Humphreville reported for the Budget Advocates [<http://BudgetAdvocates.org> or <http://ncbala.com>] that the City reported that “finances are manageable.” He believed that the City’s reserve fund will be used “to balance the budget.” He described Budget Advocates recommendations.

*The next Agenda Item addressed was Item #III. B.*

B. LADWP (Jack Humphreville).

Mr. Humphreville reported that bills are expected to greatly increase.

*The next Agenda Item addressed was Item #IV. A.*

C. LANCC (Jennifer DeVore).

Ms. DeVore referred to her report about LANCC [the Los Angeles Neighborhood Councils Coalition; [LANCC@EmpowerLA.org](mailto:LANCC@EmpowerLA.org); [www.LANCC.org](http://www.LANCC.org)] at [www.greaterwilshire.org/BDdocs](http://www.greaterwilshire.org/BDdocs).

D. Homelessness Liaison (Dan Sterling).

Mr. Sterling reported that he is organizing for the January 20, 2026 Homeless Count.

E. Public Works Liaison (Natalie Irby).

Ms. Irby was not present; there was no report.

F. Other Liaisons or Representatives.  
No other Liaison reports were made.

**V. ADMINISTRATIVE ITEMS** (Discussion and Possible Action)

A. Board Member and Board Alternate Administration.

1. Nominations, Elections and/or Motions to Appoint.

a) Vacancies:

Area 3 - Country Club Heights Board + Alternate  
Area 11 - Sycamore Square Alternate (fillable after 11/22)  
Area 12 - Western-Wilton Alternate  
Area 13 - Wilshire Park Alternate  
Renters Alternate  
Religion Alternate (fillable after 11/22)

Ms. DeVore noted the above. There were no candidates at this time.

b) Possible Appointments

- Renters AI – Possible Motions to nominate: Dennis Boyle, Selene Betancourt
- Other nominations, Elections, and/or Motions to Appoint

c) Oath of Office for New Board Members and Alternates (Department of Neighborhood Empowerment/DONE). *“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.”*

B. EmpowerLA Training.

1. Currently Suspended by DONE: Meir Finck, Steve Grossman.

2. Currently ineligible to vote due to training (per DONE as of 11/9/2025): Curran, Finck, Grossman, Ritter, Rosenberg, Salinger, Shusterman (Contact secretary@greaterwilshire.org if you’ve completed your training.)

3. Requirements.

a) **Code of Conduct must be completed within 30 days of being seated.** DONE will suspend non-compliers after 30 days and remove them after 60 days (policy # 2014-2(1).

b) ALL Training is REQUIRED by BONC in order to vote. Board members + alternates must have completed all five trainings (Ethics, Funding, Code of Conduct, Anti-Bias, Gender) on the DONE Cornerstone training hub in order to vote in both committee and general board meetings. Check EmpowerLA.org/GWNC for training expirations.

4. Code of Conduct: Must be completed within 30 days of the start of the term.  
MISSING: Steve Grossman, Meir Finck.
5. Ethics and Funding Training: (Every 2 years). MISSING one or both: Brian Curran, Sasha Salinger, Joseph Shusterman, Matt Ritter, Steve Grossman, Meir Finck.
6. Gender Expression and Gender Identity Training: (1x) MISSING: Sasha Salinger, Joseph Shusterman, Matt Ritter, Steve Grossman, Meir Finck.
7. Anti-Bias (ABLE) Training: (1x) MISSING: Oliver Rosenberg, Sasha Salinger, Joseph Shusterman, Matt Ritter, Steve Grossman, Meir Finck.

Ms. DeVore noted above Item #V. B.

C. Adoption of October 8, 2025 General Board Meeting Minutes.

The following corrections were requested:

page eight, Item #VIII. A. 2.: revise “Mr. Gittelson wanted b considered . . .” to “Mr. Gittelson wanted to be considered . . .”

page 13, Item #XII. C. 2.: revise “Mr. Starr was concerned that Committee membership needed to be further considered regarding this issue. He encouraged . . .” to “Mr. Starr encouraged . . .”

page 14, the last paragraph, revise “the GWNC Board Meeting Minutes page is . . .” to “The GWNC Board Meeting Minutes page is . . .” [capitalize the word “the.”]

**MOTION** (by Ms. Stuart, seconded by Mr. Starr): The Greater Wilshire Neighborhood Council adopts the Minutes of its October 8, 2025 General Board Meeting as corrected.

*Board Member Charles D’Atri arrived at this time (7:31), making all 20 Board Members (or their Alternates) present (the GWNC quorum is thirteen).*

**MOTION PASSED** unanimously by a roll call vote of the 20 eligible voters present with all 20 in favor (“Yes” or “Aye”) (Alpers, Anderson, Carroll, Cavalier, Chvatal, Benjamin Cohen, Esther Cohen, Cortier, D’Atri, Dalton, DeVore, Gano, Gilbert, Gittelson, Gresham, Kiesow, Lewis, Shamuilian, Starr and Stuart); zero opposed; zero abstained.

## **VI. OFFICER REPORTS**

### A. President’s Report.

#### 1. SB707.

Ms. DeVore reported that the Brown Act was upgraded; the GWNC might need to upgrade its technology to allow hybrid in-person/online meetings. She reminded that,

when meetings are online, Board and Committee Members must have their cameras on.

2. Training.

Ms. DeVore was interested in changing the Board Rules to remove Board Members who haven't completed their trainings.

B. Vice President's Report.

Mr. Gresham ceded his time.

C. Treasurer's Report (Discussion and Possible Action) Please refer to MER in the supporting documents folder (<https://greaterwilshire.org/bddocs/>).

1. Motion to Approve Monthly Expenditure Report (MER) for October 2025 and to Approve Each Individual Expense Listed Therein.

**FUNDING MOTION** (by Ms. Carroll, seconded by Mr. Gresham): The Greater Wilshire Neighborhood Council approves the Monthly Expenditure Report (MER) for October 2025 and each individual expense listed therein.

**FUNDING MOTION PASSED** unanimously by a roll call vote of the 20 eligible voters present with all 20 in favor ("Yes" or "Aye") (Alpers, Anderson, Carroll, Cavalier, Chvatal, Benjamin Cohen, Esther Cohen, Cortier, D'Atri, Dalton, DeVore, Gano, Gilbert, Gittelsohn, Gresham, Kiesow, Lewis, Shamuilian, Starr and Stuart); zero opposed; zero abstained.

2. CC

10/3/25	Public Storage August	\$247.00
10/9/25	DRI Next Day Flyers	\$161.82
10/15/25	Larchmont Family Fair Booth	\$500.00

Ms. Carroll reviewed the above.

3. Outstanding expenditure (checks not processed)

11/3/2025	Apple One WE 6/28	\$160.86
11/3/2025	Ebell July	\$400.00

Ms. Carroll reviewed the above.

4. Review of past Board Expenses that may appear on the NOV 2025 MER.

At Work TBD  
Ebell October Board Meeting - \$400

Ms. Carroll reviewed the above. Mr. Starr encouraged contacting the Webmaster to ensure that work is being done.

5. Please Note: GWNC City Funds 25/25 were \$25,000. Rollover Funds will be \$11,201.96 for a total of \$36,201.96. Expenses year 24/25 were \$28,343.79 with Funding of \$32,000 and Roll over of \$7,545.75 with a total of \$39,545.75.

Ms. Carroll noted the above.

D. Secretary's Report.

Ms. Stuart indicated that there was no report.

*The next Agenda Item addressed was Item #IX.*

**VII. NEW BUSINESS** (Discussion and Possible Action)

Ms. DeVore indicated that there was no new business.

**VIII. OLD BUSINESS** (Discussion and Possible Action)

A. Liaison/GWNC Representative Appointments

1. Los Angeles Neighborhood Councils Coalition Representative (s)
2. [Other liaisons or representatives]

There were no such appointments.

**IX. AD HOC COMMITTEES** (Discussion and possible action)

A. Charter Reform Committee Report - Chair: Conrad Starr.

1. Report on the October 23, 2025 and November 6, 2025 meetings of the GWNC Charter Reform Ad Hoc Committee.

Mr. Starr reported that the Committee agreed to a bi-weekly meeting schedule. He described the Committee's work and focus.

2. Subject Area Report: Government Structure – John Gresham.

Mr. Gresham reported that he attended the Committee meeting. He listed issues being discussed.

3. Next Meeting: Friday, November 21, 2025 at 2:00 p.m. over Zoom:

The above was noted.

**X. LAND USE COMMITTEE** (Discussion and possible action)

A. Committee Report - Chair: Brian Curran.

There was no report.

*[The following sub-section first paragraphs are copied from the Agenda.]*

- B. Proposed Ground Lease Agreement between LADOT and Larchmont Properties, Ltd. for Municipal Lot No. 694: The Los Angeles Department of Transportation (LADOT) seeks

to enter into a long-term agreement with Larchmont Properties, Ltd. for Lot No. 694, located at 209 N. Larchmont Blvd, in return for conveyance of Subterranean Lot No. 732, located at 218 N. Larchmont Blvd, to LADOT. See board docs for proposed amended motion. Possible Motion: WHEREAS, on October 9, 2025, the Planning Director for CD 13 Councilmember Hugo Soto-Martinez advised a handful of GWNC constituents for the first time that the LADOT General Manager had recommended that the LADOT Transportation Commissioners approve a proposed settlement of potential litigation by, among other terms, issuing a sole source long-term ground lease to Larchmont Properties Ltd. to develop private retail and commercial uses on the City-owned Municipal Parking Lot 694 (the "Proposal"); and

WHEREAS, on October 8, 2025, Councilmember Soto-Martinez asked the LADOT Transportation Commissioners to continue their consideration of the Proposal from their agenda and scheduled October 9, 2025 meeting until their next regularly scheduled meeting on November 13, 2025, so that our Greater Wilshire neighborhood could be told of the Proposal and provide feedback and input to the Commissioners, which request for continuance was granted; and

WHEREAS, until CD 13 advised members of the Greater Wilshire community of the Proposal on October 9, 2025, no one in the Greater Wilshire community (except Larchmont Properties Ltd.) had any knowledge of the Proposal, and, to this day, the members of the Greater Wilshire community have not been provided with the contracts or correspondence that underlie the potential litigation or the Proposal, nor with the full terms and conditions of the Proposal; and

WHEREAS, requests for the relevant Public Records that would disclose the history and basis for the potential litigation and for the Proposal were made on October 15, 2025 to many City offices and departments, including but not limited to LADOT, the General Services Department, and the Chief Administrative Officer, to which the City offices and departments have not yet produced the essential requested records; and

WHEREAS, Municipal Parking Lot 694 is and has been for the past fifty years an irreplaceable and invaluable public resource to the neighborhoods of Greater Wilshire, is the historic Town Square of Greater Wilshire, has been the home for decades to our beloved twice-weekly Farmer's Market as well as other community events, is also a busy and active parking lot that supports the businesses and customers of the highly successful and parking-starved historic Larchmont Village, and is the last remaining undeveloped lot in Larchmont Village for formal and informal neighborhood gatherings.

NOW, THEREFORE, the Greater Wilshire Neighborhood Council approves the following:

1. Find that there is currently insufficient information to determine whether or not to support the Proposal.

2. Request that all public records that identify: (a) the facts underlying the claimed potential litigation; and/or (b) the factual rationale for the Proposal, including but not limited to its public benefit and its basis for issuing a sole-source long-term ground lease to Larchmont Properties Ltd. without competitive bidding, be provided to the Chair and Secretary of the GWNC LUC at the earliest possible time for distribution to the Greater Wilshire Board and community.

3. Request that LADOT grant a minimum ninety (90) day continuance from November 13, 2025 of consideration of the Proposal by the LADOT Transportation Commissioners so that the City can make available all underlying public records as described in Paragraph 2 above and so that the GWNC community has time to digest this information and review the Proposal at a future GWNC LUC and Board meeting and provide informed feedback and input to the LADOT Transportation Commissioners.

4. That the GWNC oppose the Proposal until after the requested continuance is granted, the requested information is made available for community review, and the GWNC has time to provide informed feedback and input to the Transportation Commissioners.

Mr. Alpers reported that CD 13 Councilmember Hugo Soto-Martinez recommended the following Motion, which has many differences from the above "Possible Motion."

**MOTION** (by Mr. Gresham, seconded by Mr. Cavalier): The Greater Wilshire Neighborhood Council moves that

**WHEREAS**, on October 9, 2025, the Planning Director for CD 13 Councilmember Hugo Soto-Martinez advised a handful of GWNC constituents for the first time that the LADOT General Manager had recommended that the LADOT Transportation Commissioners approve a proposed settlement of potential litigation by, among other terms, issuing a sole source long-term ground lease to Larchmont Properties Ltd. and Mr. Ron Simms (collectively, "Mr. Simms") for the development of private retail and commercial uses on the City-owned Municipal Parking Lot 694 (the "Proposal"); and

**WHEREAS**, on October 8, 2025, Councilmember Soto-Martinez asked the LADOT Transportation Commissioners to continue their consideration of the Proposal from their agenda and scheduled October 9, 2025 meeting until their next regularly scheduled meeting on November 13, 2025, so that our Greater Wilshire neighborhood could learn about the Proposal and provide feedback and input to the Commissioners, which request for continuance was granted; and

**WHEREAS**, until CD 13 advised members of the Greater Wilshire community of the Proposal on October 9, 2025, no one in the Greater Wilshire community (except Mr. Simms) had any knowledge of the Proposal, and, to this day, the members of the Greater Wilshire community have not been provided with any documents or correspondence that state the basis for the potential litigation or for the sole-source Proposal, nor with the full terms and conditions of the Proposal; and

**WHEREAS**, requests for the relevant Public Records that would disclose the history and basis for the potential litigation and for the Proposal were made on October 15, 2025 to many City offices and departments, including but not limited to LADOT and the General Services Department, to which most of the City offices and departments have not yet produced the requested records; and

**WHEREAS**, at its meeting on October 28, 2025, the GWNC LUC unanimously passed a Motion recommending that the GWNC Board: (1) Find that there was insufficient information to determine whether or not to support the Proposal; (2) Request that all public records that identify the facts underlying the claimed potential litigation and the factual rationale for the Proposal, including but not limited to its public benefit and its basis for issuing a sole-source long-term ground lease to Larchmont Properties Ltd. without competitive bidding, be provided to the GWNC LUC at the earliest possible time for distribution to the GWNC Board and community; (3) Request that LADOT grant a minimum ninety (90) day continuance from November 13, 2025 of consideration of the Proposal by the LADOT Transportation Commissioners so that the City can provide the underlying public records and so that the GWNC community has time to digest this information and provide informed feedback and input to the LADOT Transportation Commissioners; and (4) That the GWNC Board of Directors oppose the Proposal until after the requested continuance is granted, the requested information is made available for community review, and the GWNC has time to provide informed feedback and input to the Transportation Commissioners; and

**WHEREAS**, the neighborhoods of the GWNC have been both reeling and hard at work since the GWNC LUC meeting on October 28, 2025, in their efforts to investigate and understand the Proposal; and

**WHEREAS**, despite the failure of Mr. Simms' representative to provide any relevant documents to the GWNC as was promised to the community at the LUC meeting, and despite the failure of essential City departments including, among others, LADOT and the General Services Department, to produce their relevant public records, community members have now uncovered and publicly shared key missing documents that describe the history, transactions, laws, and communications pertinent to the Proposal, which documents demonstrate that the Proposal is not in the public interest, that the Proposal incurably violates City and State laws, and that a responsible, robust and ample basis exists for the neighborhood's unyielding opposition to the Proposal; and

**WHEREAS**, following the public disclosures of the underlying facts and law to the neighborhoods of the GWNC, this community and its members have responded with their overwhelming and unprecedented opposition in the 25-year tenure of the GWNC to the Proposal in the form of published articles in the local media, over one thousand petition signatures in opposition, hundreds of emails in opposition, and additional community meetings at which the opposition of the Greater Wilshire neighborhoods to the Proposal has been forcefully expressed; and

**WHEREAS**, Municipal Parking Lot 694 is and has been for the past fifty years an irreplaceable and invaluable public resource to the neighborhoods of Greater Wilshire, is the historic Town Square of Greater Wilshire, has been the home for decades to our beloved twice-weekly Farmer's Market as well as other community events, is also a busy and active parking lot that supports the businesses and customers of the highly successful and parking-starved historic Larchmont Village, and is the last remaining undeveloped lot in Larchmont Village for formal and informal neighborhood gatherings.

**NOW, THEREFORE**, the Board of the Greater Wilshire Neighborhood Council moves as follows:

1. The GWNC Board finds that the neighborhoods of the GWNC are unanimously opposed to the LADOT Proposal to enter into a long-term lease with Mr. Simms to develop private retail and office uses on Lot 694 and to cease the existing parking and community special event uses at Lot 694.
2. The reasons for this opposition include, but are not limited to: (a) the gift of public funds that the LADOT Proposal embodies, offering only private benefit to Mr. Simms and no benefit to the community; (b) our recognition of the critical public purposes that are currently served by Lot 694 as the last open-air public parking lot and community gathering spot in parking-starved Larchmont Village, which have led to the world-renowned success of Larchmont Village for its property owners, merchants, customers, twice-weekly Farmers Market, community charitable events, surrounding residential neighborhoods, and the entire City; (c) the absence of any bona fide dispute between the City and Mr. Simms; (d) the failure of the LADOT Proposal to comply with, among other laws, the Surplus Lands Act, City Charter Section 371 (requiring competitive bidding), and the California Environmental Quality Act; and (e) the secrecy that has shrouded the preparation and advancement of the LADOT proposal.
3. The GWNC unequivocally opposes the LADOT Proposal.
4. The GWNC does not request or require a continuance by the LADOT Transportation Commissioners from their scheduled November 13, 2025 consideration of the LADOT Proposal.
5. The GWNC respectfully requests that the LADOT Transportation Commissioners reject the LADOT Proposal at this time, without delay and further trauma to the community.
6. If the LADOT Transportation Commissioners should act to approve the LADOT proposal, the GWNC further respectfully requests that our City Councilmember Hugo Soto-Martinez assert City Council jurisdiction over this matter under City Charter Section 245 so that the Council can veto the Commission approval of the Proposal.
7. The GWNC additionally respectfully requests that the Mayor and the City Attorney take all actions necessary and appropriate to cause Mr. Simms: (a) to honor his existing

legal obligation to transfer title to the City to the parking structure on Larchmont Boulevard at the former Rite Aid site across the street from Lot 694, and (b) to stop threatening the City and the GWNC community by unlawfully withholding title to the parking structure and by claiming a nonexistent right to Lot 694.

8. The GWNC shall deliver this Motion to the LADOT Transportation Commissioners at their hearing in this matter scheduled for November 13, 2025.

**DISCUSSION:** Mr. Alpers read from Councilmember Soto-Martinez' letter opposing the proposed lease.

**MOTION PASSED** unanimously by a roll call vote of the 20 eligible voters present with all 20 in favor (“Yes” or “Aye”) (Alpers, Anderson, Carroll, Cavalier, Chvatal, Benjamin Cohen, Esther Cohen, Cortier, D’Atri, Dalton, DeVore, Gano, Gilbert, Gittelson, Gresham, Kiesow, Lewis, Shamuilian, Starr and Stuart); zero opposed; zero abstained.

**MOTION** (by Mr. Starr, seconded by Ms. Lewis) “the GWNC will designate Mark Alpers to deliver the approved GWNC Motion regarding the parking lot #694 to the LADOT Commission meeting on Nov 13, 2025.”

**MOTION PASSED** unanimously by consent of the 20 eligible voters present with all 20 in favor; zero opposed; zero abstained.

C. Next Meeting: The next GWNC Land Use Committee Meeting will be held on Tuesday, November 18, 2025 at 6:30 pm via Zoom: <https://us02web.zoom.us/j/91527869326>.

Mr. Alpers noted the above.

## **XI. OUTREACH COMMITTEE** (Discussion and Possible Action)

A. Committee Report - Chair: Jesseca Harvey.

Mr. Starr indicated for Ms. Harvey that there was no quorum. Sixto Sicilia was removed from the Committee for non-attendance, making one Committee Seat available for a Board Member, and up to five Stakeholder Seats available.

B. CicLAvia Melrose - Nov 23rd - Call for Volunteers.

Mr. Starr noted the above.

C. Next Meeting: The next GWNC Outreach Committee Meeting will be held on Tuesday, November 18, 2025, at 6:30 p.m. via Zoom, see agenda for location details.

Mr. Starr noted the above.

## **XII. TRANSPORTATION COMMITTEE** (Discussion and possible action)

A. Committee Report - Chair: Romi Cortier.

There was no report.

B. Turn Lanes on Larchmont:

1. Proposal: Implement 3 designated turn lanes in the median at Larchmont Village, to reduce illegal median parking.

Mr. Cortier explained the proposal and reported that he emailed the LADOT in May or June but they didn't respond. Ms. Chvatal encouraged "engaging the [City] Council office."

2. Possible Motion: The Greater Wilshire Neighborhood Council supports the proposal to implement left-hand turn lanes along Larchmont Blvd at the following three places: 1 - Northbound turning left into the parking lot at 213 N Larchmont, 2 - Southbound turning left at Rite Aid at 226 N Larchmont, and 3 - Southbound turning left at Holy Grail and Beyond Yoga at 230 N Larchmont, and will contact CD13, Bureau of Street Services, LADOT, LAFD, LAPD and Parking Enforcement.

**MOTION** (by Mr. Cortier, seconded by Mr. D'Atri): The Greater Wilshire Neighborhood Council supports the proposal to implement left-hand turn lanes along Larchmont Blvd at the following three places: 1 - Northbound turning left into the parking lot at 213 N Larchmont, 2 - Southbound turning left at Rite Aid at 226 N Larchmont, and 3 - Southbound turning left at Holy Grail and Beyond Yoga at 230 N Larchmont, and will contact CD13, Bureau of Street Services, LADOT, LAFD, LAPD and Parking Enforcement.

**DISCUSSION:** There was discussion about traffic flow and parking.

*Board Member Mark Alpers left at this time (7:31), making 19 Board Members (or their Alternates) present (the GWNC Board quorum is thirteen).*

**MOTION PASSED** by a roll call vote of the 19 eligible voters present with 10 in favor ("Yes" or "Aye") (Carroll, Cavalier, Chvatal, Cortier, D'Atri, Dalton, Gano, Gresham, Lewis and Stuart); four opposed ("No" or "Nay") (Benjamin Cohen, Gilbert, Shamuilian and Starr); five abstained (the GWNC counts abstentions as neither "yes" votes or "no" votes) (Anderson, Esther Cohen, DeVore, Gittelsohn and Kiesow).

C. LCI / Larchmont 2030 Pilot Center Median Parking Project for Upper Larchmont Blvd

1. Proposal: Extend from southward from the planted center median on the 500 N Block of Larchmont Blvd. to approximately in line with the northern lot-line of the Larchmont Medical Building and to develop a two-sided center median diagonal parking plan while keeping all current parallel parking spaces.
2. Possible Motion: The Greater Wilshire Neighborhood Council supports the LCI / Larchmont 2030 Pilot Center Median Parking Project and will communicate its

support as well as a request to identify sources for funding and assignment of personnel for the project to the Mayor's Office, Council District 13, the Los Angeles Department of Transportation, the Bureau of Engineering, the Bureau of Street Services and the Bureau of Street Lighting.

Above Item #XII. C. was skipped.

D. Next Meeting: Thursday, November 20, 2025 at 6:30pm via Zoom  
<https://us02web.zoom.us/j/92159935>.

**XIII. ENVIRONMENTAL & SUSTAINABILITY COMMITTEE** (Discussion and possible action)

A. Committee Report - Chair: Polly Estabrook.

Ms. Estabrook read aloud from letters written by the GWNC to the Wilshire Country Club regarding pesticide use at City-controlled properties.

B. Report on ESC meeting on Pesticide Use.

1. Possible Motion: The GWNC [see the below Motion]. (Draft letter in board docs).

**MOTION** (by Ms. Dalton, seconded by MJ Anderson): The Greater Wilshire Neighborhood Council will send a letter to Councilmembers Soto-Martinez and Yaroslavsky requesting an opportunity to meet with the CMs and/or their staff members to discuss the topic of pesticide use on City-controlled properties and to review the research the ESC has collected.

**MOTION PASSED** by a hand vote of the 19 eligible voters present with 18 in favor ("Yes" or "Aye") (Alpers, Anderson, Carroll, Cavalier, Chvatal, Benjamin Cohen, Esther Cohen, Cortier, Dalton, DeVore, Gano, Gilbert, Gittelson, Gresham, Kiesow, Lewis, Shamuilian, Starr and Stuart); zero opposed; one abstained (the GWNC counts abstentions as neither "yes" votes or "no" votes) (D'Atri).

2. Council File 22-1402: (Community and Municipal Greenhouse Gas Emissions Inventory / Carbon Reduction Goals / Climate Impact Team / Capital and Technology Improvement and Expenditure Program (CTIEP) – Possible Motion: The Greater Wilshire Neighborhood Council urges the Los Angeles City Council to adopt policies that proactively limit the use of non-essential pesticides, including but not limited to glyphosate (Roundup), on all City-owned and managed properties, parks, and facilities. Furthermore, we request that the City explore safer, organic, and nature-based alternatives for landscape management and integrate these policies into the City's broader environmental goals currently being addressed in Council File 22-1402.

Ms. Estabrook reported that the Committee agreed not to pursue above Item #XIII.  
B. 2.

C. Next Meeting: The next GWNC ESC meeting will be on Thursday, December 4, 2025. ESC Zoom link is <https://us02web.zoom.us/j/92827811179>.

Ms. Estabrook noted the above.

**XIV. PUBLIC SAFETY & QUALITY OF LIFE COMMITTEE** (Discussion and Possible Action).

A. Next Meeting: The next Public Safety & Quality of Life Committee meeting will be on Monday, December 1 at 6:30 PM via Zoom. Details will be available on GWNC website and in the posted agenda. <https://us02web.zoom.us/j/88960982957>.

Mr. D'Atri noted the above.

**XV. BOARD MEMBER COMMENTS/ANNOUNCEMENTS**

A. Upcoming GWNC Board Meeting: The next GWNC General Board Meeting will be held at 6:30 PM on Wednesday, December 10, 2025 via Zoom. <https://us02web.zoom.us/j/96677001434> See agenda when posted for details.

B. Other Board Member comments and announcements.

Mr. Gilbert announced a community public safety meeting. Lisha Sevanian announced a community event.

*The next Agenda Item addressed was Item #VII.*

Mr. Gittelsohn encouraged contacting him if you know of toy drives, etc. Ms. Carroll announced that the Addison-Munger YMCA is doing food distribution Tuesdays from 10:00 a.m. to 1:00 p.m.

**XVI. REQUESTS/MOTIONS FOR FUTURE AGENDA ITEMS**

No other requests were made.

**XVII. ADJOURNMENT**

Ms. DeVore **ADJOURNED** the Meeting with no opposition at 8:56 p.m.

Respectfully submitted,  
David Levin, Minutes Writer

*The first paragraph of some Items, Motions/Resolutions and other wording may have been copied from the Agenda. Possibly edited by the GWNC. The GWNC Board Meeting Minutes page is <http://greaterwilshire.org/board-agendas-minutes>.*