



**UNITED NEIGHBORHOODS  
OF THE HISTORIC ARLINGTON HEIGHTS, WEST ADAMS AND  
JEFFERSON PARK COMMUNITIES NEIGHBORHOOD COUNCIL**

*Our Voice • Our City • of Neighbors • by Neighbors • for Neighbors*



**Governing Board Meeting**

Thursday, February 2, 2017

6:30 pm

CD 10 Field Office

1819 S. Western Avenue

Los Angeles, CA 90006

**AGENDA**

- |     |           |   |               |
|-----|-----------|---|---------------|
| (1) | 6:30-6:40 | Call to order/approval of agenda  | <b>Camp</b>   |
| (2) | 6:40-6:50 | Public Comment and Announcements, 2 minutes per person  |               |
| (3) | 6:50-6:55 | CD10 Update   |               |
| (4) | 6:55-8:00 | Committee Business  | <b>Camp</b>   |
|     |           | A. Committee updates (as needed)  |               |
|     |           | 1. Outreach   |               |
|     |           | 2. Public Safety, Homeless Count  |               |
|     |           | 3. Seeking Film Liaison and Aging Liaison   |               |
|     |           | B. Planning & Zoning  | <b>Meyers</b> |
|     |           | <b>1. 4347 West Adams Blvd. (just east of Crenshaw), Proposed Senior Housing Project Applicant: Abode Communities</b>   |               |
|     |           | Update: Presentation of UNNC-requested draft “zero neighborhood impact” programmatic parking plan for proposed 54-unit, 5-story affordable housing development for seniors: 53 1-bedroom affordable units for low-income seniors and one 2-bedroom unit for the resident manager. Amenities include community room, community garden, landscaped courtyard and other outdoor space, and on-site laundry facilities. In current design, parking (1/2 space per unit) will be provided at grade and project would be four stories of residential over a podium (56 feet tall), with all the parking and community room/offices at the ground floor, but project may be slightly redesigned. – DISCUSSION AND ACTION |               |
|     |           | <b>2. ZA-2016-3577-ZAD-CUB, 2231 S. Western Avenue (at 24th Street) and related proposed environmental clearance</b>  |               |
|     |           | Zoning administrators determination (ZAD) and condition use permit (CUB) for an adaptive reuse project to convert the existing 6-story medical building to a mixed use project with 60 units plus retail. Requested entitlement: Pursuant to Sec 12.24.x1.b a zoning administrators determination to permit an adaptive reuse project for   |               |



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a building located in the C2 zone outside of the downtown adaptive reuse area and constructed prior to 1974. Pursuant to Sec. 12.24.w.1 a conditional use approval for the on-site sale of a full line of alcohol in connection with a proposed roof-top restaurant. The restaurant will contain 3,042 sq. ft of floor area, 1,922 sq. ft of outdoor space. 160 total seats (68 indoors and 100 outdoors), and operate from 11a.m. to 2 a.m. daily. – ACTION

3. **Update on 4th Ave Drill Site case** and update on the general problem of Planning Department failures to fulfill its duties in oil regulation and compliance (unapproved flare installed at the Rancho Park Golf Course Drill Site - flare is nearly twice the size of the flare that was rejected at the Murphy Drill Site)--DISCUSSION AND POSSIBLE ACTION

- |     |           |   |                  |
|-----|-----------|---|------------------|
| (5) | 8:00-8:30 | Executive Committee Business  | <b>Jackson</b>   |
|     |           | <ul style="list-style-type: none"> <li>A. Neighborhood Purpose Grant—William Grant Still Arts Center—ACTION</li> <li>B. Outreach Funding Request – The Neighborhood News Ads – Rosie Brown – ACTION</li> <li>C. Outreach Funding Request – Board Member Polo shirts – Rosie Brown –ACTION</li> <li>D. Funding Request – Save Our Sons Luncheon – Sandra Pruitt – ACTION</li> <li>E. Funding Request –National Night Out – Sandra Pruitt - ACTION</li> <li>F. Funding Request – Jefferson Blvd. Renovation Packet – Cheryl Johnson – DISCUSSION AND ACTION</li> <li>G. Board Member Reimbursement for refreshments—Jeff Camp-- ACTION</li> <li>H. New Projector – Jeff Camp - DISCUSSION AND ACTION</li> </ul> |                  |
| (6) | 8:30-8:45 | Treasurer’s Report  | <b>Paul/Polk</b> |
|     |           | A. Approval of expenditures and bank statements – ACTION  |                  |
| (7) | 8:45-8:55 | Secretary’s Report  | <b>Pruitt</b>    |
|     |           | A. Approval of January minutes – ACTION   |                  |
| (8) | 8:55-9:05 | President’s Report  | <b>Camp</b>      |
| (9) | 9:05      | Adjourn   |                  |

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

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



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public may become the subject of a future Board meeting. Public comment is limited to 1 minute per speaker, unless waived by the presiding officer of the Board.

The agendas for the UNNC meetings are posted for public review at the following locations: 1) CD 10 Field Office, 1819 S. Western Av., L.A. 90006; 2) Washington Irving Library; 3) South Seas House and Benny H. Potter Park; 4) Jefferson Park Public Library, as well as at the UNNC's official website at [www.UNNC.org](http://www.UNNC.org) where you can sign up to be notified of future meetings and event. Stakeholders may also subscribe to the City of Los Angeles Early Notification System (ENS), through the City's website at [www.lacity.org](http://www.lacity.org), to receive notices for UNNC meetings. For more information, you may also contact Jeff Camp, President of UNNC, at [president@UNNC.org](mailto:president@UNNC.org) or at 323-731-8686.

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 by contacting Jeff Camp at 323-731-8686.

In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all members of the Board in advance of a meeting, may be viewed at the Neighborhood Council meeting or on the Neighborhood Council website at [www.UNNC.org](http://www.UNNC.org) or by calling President (323) 731-8686 or email [president@unnc.org](mailto:president@unnc.org)

SI REQUIERE SERVICIOS DE TRADUCCION, FAVOR DE NOTIFICAR AL CONCEJO VECINAL 3 DÍAS DE TRABAJO (72 HORAS) ANTES DEL EVENTO. SI NECESITA ASISTENCIA CON ESTA NOTIFICACION, POR FAVOR CONTACTE A JEFF CAMP AT 323-731-8686.

## RECONSIDERATION AND GRIEVANCE

For information on the Process for Reconsideration, stakeholder grievance policy, or any other procedural matter related to this Council, please consult the UNNC Bylaws by visiting [www.UNNC.org](http://www.UNNC.org).