



**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, March 2, 2017
6:30 pm
CD 10 Field Office
1819 S. Western Avenue
Los Angeles, CA 90006

AGENDA

- | | | | |
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| (1) | 6:30-6:40 | Call to order/approval of agenda | Camp |
| (2) | 6:40-6:50 | Public Comment and Announcements, 2 minutes per person | |
| (3) | 6:50-6:55 | Police Update—Officers Mitchell, Whitehead and Bodiford | |
| (4) | 6:55-7:00 | CD10 Update | |
| (5) | 7:00-8:15 | Committee Business | Camp |
| | | A. Committee updates (as needed) | |
| | | 1. Executive Committee, Region 4 Rep, Seat 1—Interview Herman Debose | |
| | | 2. Outreach | |
| | | 3. Public Safety | |
| | | 4. CIS Update | |
| | | B. Planning & Zoning | Meyers |
| | | 1. Case No. CPC-2016-3761-DB-SPP-SPR4347 West Adams Blvd. (just east of Crenshaw), Proposed Senior Housing Project Applicant: Abode Communities | |
| | | Update: Presentation of and review of revised affordable housing development for low-income seniors. Original plan proposed 53 1-bedroom units plus one 2-bedroom unit for the resident manager, but that unit count may be changing to fewer units and/or smaller units. 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 to reduce height and parking impacts on community—DISCUSSION AND ACTION | |



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**2. CPC-2016-3899-VZC-ZAA-SPR, 2905, 2917 and 3000
Exposition Place and 3671 S. 9th Avenue**

Proposed construction of 78 new condominium units for a total of 118,638 square feet, with 176 parking spaces and 23,987 square feet of common space on a 128,710-square-foot parcel.

Requested entitlements include a Vesting Zone Change from Q-CM to commercial manufacturing, to remove the condition that prohibits residential; a Vesting Tract Map for the 78 condominium units; Site Plan Review and other related clearances – DISCUSSION AND ACTION

3. Case No. ZA-2017-28-CU-ZV-ZAA, 1932 S. 10th Ave. (south of Washington) Doulos Mission Church

Applicant requests the continuation of the zoning variance, conditional use and zoning administrator’s adjustment granted in 2006, to allow a 109-seat church and bible study use to continue, all original conditions to be adhered to—DISCUSSION AND ACTION

4. Update on 4th Ave Drill Site case [LINK TO DOCUMENTS](#)

While Council President Wesson's motion to direct Planning to initiate a Nuisance Abatement Proceeding on the 4th Ave Drill Site was rescheduled for February 28, the Planning Department asked the new oil company, SPR, to submit a Plan Approval application by February 20, 2017 to initiate a Review of Compliance. As the linked documents show, on February 20, 2017 SPR refused to comply and argued against both the facts of the case and the law. Moreover, as the other linked documents show, Planning has been engaged in ex parte meetings and communications with the operating oil company since March 2016, when the initial complaint was made about code violations at the 4th Ave Drill Site. Ex parte means hearing only one side and that violates due process. If Planning had opened a Nuisance Abatement Proceeding as UNNC and Council President Wesson request in April 2016, then the public and the City would have received the due process we are promised by law.--DISCUSSION AND POSSIBLE ACTION

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| (6) | 8:15-8:40 | Executive Committee Business | Jackson |
| | | <ul style="list-style-type: none"> A. Board Member reimbursement for refreshments, \$10.84—Ethan Polk—ACTION B. Funding Request – Underground Museum, \$2,500– Ethan Polk– ACTION C. Funding Request – Fire Service Day, \$1,250 – Rosie Brown – ACTION D. Funding Request – Friends of Washington Branch Library, Projector, \$800 – Denise Jackson – ACTION | |



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| (7) | 8:40-8:50 | Treasurer’s Report
A. Approval of expenditures and bank statements – ACTION
B. Clean Streets Initiative Grant—DISCUSSION AND ACTION | Paul/Polk |
| (8) | 8:50-8:55 | Secretary’s Report
A. Approval of February minutes – ACTION | Pruitt |
| (9) | 8:55-9:05 | President’s Report | Camp |
| (10) | 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 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) South Seas House and Benny H. Potter Park; 3) Jefferson Park Public Library, as well as at the UNNC’s official website at 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, to receive notices for UNNC meetings. For more information, you may also contact Jeff Camp, President of UNNC, at 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 or by calling President (323) 731-8686 or email 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.