

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

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UNNC Governing Board Meeting

Thursday, January 3, 2013
Council District 10 Field Office
1819 S. Western Ave.
Los Angeles, CA 90006

MINUTES

(approved February 7, 2013)

CALL TO ORDER

Stevie Stern opened the meeting at 6:44 p.m. A quorum was present.

Members present: Jeff Camp, Jess Bravo, Anthony Carter, John Arnold, Laura Meyers, Elizabeth Fenner, William Hernandez, Dolores Spears, Myrna Allen, Carlton Stubbs, Fletcher Kauffman, Sandra Pruitt, Betty Phillips, Norman Gilmore, Stevie Stern, Wesley Todd, Roy Amemiya. (17 total).

Members absent: Billie Green, Andrea Dunlop, Bettye Smith-Anderson, Betty Walton, Chris Carlson, Ed Turner. (6 total).

APPROVAL OF AGENDA

MOTION: Dolores Spears moved to approve the agenda.

Sandra Pruitt seconded.

Vote: Approved unanimously.

PUBLIC COMMENT

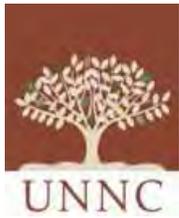
Sandra Pruitt announced she had arranged a blood drive at Frederick Douglass School on January 25th from 12pm to 7pm.

She also reminded everyone of the Leslie Shaw Park upgrades meeting on January 10th at the Jefferson Park Library.

Gus Harris, Jr. announced that the lighting upgrades for the Jefferson Park entrance monument would begin this month. (n.b. UNNC, LANI, JPIP and Jefferson Park residents are providing funding.)

Lark Galloway-Gilliam introduced herself as an NC board member and member of SLAANC, and her role as Executive Director at Community Health Councils. She appreciates Myrna Allen attending for UNNC, and encourages other UNNC board members to attend SLAANC meetings.

Dolores Spears said that there was a petition for permit parking being circulated by Audrey Arlington in



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Region 5 (Jefferson Park, the Bungalows). There is neighborhood concern about the new apartment building being built at 31st and Western (Mercy Housing – Jefferson Park Terrace).

Laura Meyers noted that UNNC had already voted to support such a parking district in the context of Mercy Housing's new building, contingent on neighborhood interest.

COUNCIL DISTRICT 10 UPDATE

Albert Lord said that CD 10 passed out 1200 turkeys to seniors as part of Operation Gobble.

Winter Wonderland served almost 850 people who had lunch, toys for the kids, pictures with Santa, and snow to play in. He thanked UNNC for contributing the funds to cater the food for the event.

A stoplight is being installed at 4th and Adams. This is part of the school pedestrian safety program. This has been in the queue for a very long time and is expected to be in operation by February.

COMMITTEE BUSINESS

A. Committee Business

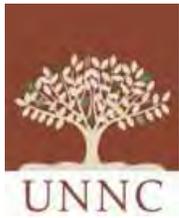
1. West Adams-Baldwin Hills-Leimert Park Community Plan Revision - CPC-2006-5567-CPU, ENV-2008-478-EIR

The updated/revised Community Plan for the UNNC neighborhoods west of Arlington and south of Pico will shape the future of this community for the next 20 years, guiding future growth, and having as its stated goals “protecting neighborhood character, creating new economic opportunity, and enhancing the quality of life for all who live, work, visit and invest in the area.” The documents include proposed zone changes (including mixed use on some of the commercial corridors), some special overlay zone areas, and the initial results of Survey L.A. The proposed plan seeks to address issues and opportunity areas by updating the goals, policies and programs of the Community Plan, and implementing several of these programs through a series of Plan Amendments and Zone Changes, including the adoption of a Community Plan Implementation Overlay District (CPIO) as well as amendments to the existing Crenshaw Corridor Specific Plan. Many of these programs, amendments and updated polices impact the UNNC region; in addition some UNNC neighborhoods may benefit from additional zone changes. L.A. City Planning Dept. is holding a Public Hearing on Tuesday, January 15, 5 p.m. - 7 p.m. (Open House); 7 p.m. - 9 p.m. (Hearing). - **ACTION**

Laura Meyers asked board members to attend the January 15th hearing at the Nate Holden Performing Arts Center.

Laura Meyers, Chair of the UNNC Planning and Zoning Committee, provided the following introduction to the *West Adams-Baldwin Hills-Leimert Community Plan* (referred to as “WABHL Community Plan” in these minutes).

(n.b. “Community Plans” without qualification is used in these minutes to refer to both the *West Adams-Baldwin Hills-Leimert Community Plan* as well as the *South Los Angeles Community Plan*.



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The *West Adams-Baldwin Hills-Leimert Community Plan* is published at
<https://sites.google.com/site/westadamsncp/home>.

The *South Los Angeles Plan* is published at
<https://sites.google.com/site/southlaplan/>

Laura Meyers:

The *WABHL Community Plan* and the corresponding Draft EIR use population projections that we can't reconcile with SCAG provided information and 2010 Census results. The actual pace of growth in California was 2.6% from 2000 to 2010, which was slower than projected. The department of city planning is using 2008 numbers that do not reflect 2010 Census results that show the previous population forecast was too high by 277,000. As a result, it seems possible that capacity and/or density in excess what is required by actual and forecast population projections is being incorporated in the plan. A December 2008 Planning Department memo by John Dugan specified that the *WABHL Community Plan* would get 5% of the overall population growth assigned to Los Angeles by SCAG. In addition, the current *WABHL Community Plan* draft forecasts a population increase of 19.8% by 2030. (n.b. Table 2-3 shows a 2008 population of 182,600 and a 2030 forecast of 218,741 for WABHL).

One of the city's policies is to conserve character neighborhoods. All new housing capacity is to be on our commercial corridors.

The *WABHL Community Plan* does add a lot of housing capacity on the corridors in the form of mixed use. However, it does not downzone existing character neighborhoods that have zoning intensity higher than the actual use.

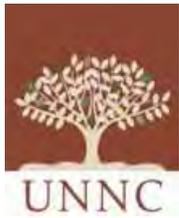
In the December 22, 2008 memo from John Dugan, Deputy Director of City Planning, with the subject "Final Community Plan Population Projections for 2030", page two states that "Staff is encouraged to maintain existing capacity and to shift capacity when necessary (e.g., downzone a residential area, make up the capacity by allowing mixed use on a major corridor)."

The *WABHL Community Plan* goal is to add capacity for at least 19,703 dwellings. (n.b., Table 2-3 shows 66,415 units as built in 2008, with this plan accommodating growth to at least capacity of 86,118 by 2030. The phrase "at least" is appropriate because the city uses a "mid-point method" and not maximum possible zoning capacity as the target, per the John Dugan memo of December 22, 2008.)

MOTION: Norman Gilmore moved that UNNC adopt the position that Community Plans need to evaluate existing residential neighborhoods to identify those that are zoned for higher capacity than currently built, and residential neighborhoods that are zoned with excess capacity should be downzoned to a capacity that accurately reflects existing use and/or a zoning that conserves the character of the existing neighborhood.

Whereas the *WABHL Community Plan* adds extensive mixed use to the Corridors and Transit Oriented Districts, sufficient new capacity has been added to meet growth projections after downzoning residential neighborhoods. UNNC notes that this is in accordance with advice given to staff in the December 22, 2008 memo from John Dugan, Deputy Director of City Planning.

Laura Meyers seconded.



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Myrna Allen offered a friendly amendment to include evaluation of neighborhoods, which was accepted and incorporated above.

Vote: 16 in favor, none opposed, 1 abstained.

MOTION: Norman Gilmore moved that UNNC adopt the position that the area bounded by Montclair on the north and Jefferson Blvd on the south; and Crenshaw on the west and Edgehill on the east (aka west Jefferson Park), should be substantially downzoned to R2 to match the predominant existing single-family and duplex use. Where higher density already exists, we recommend the lowest density RD zone either RD2 or RD1.5.
Sandra Pruitt seconds.

Vote: 16 in favor, none opposed, 1 abstention.

MOTION: Norman Gilmore moved that whereas substantial portions of Arlington Heights have eligible historic resources, that UNNC adopt the position that the Planning Department should address zoning in Arlington Heights by (i) creating numbered subareas; (ii) creating the subareas in units of half-blocks split on the rear property lines, when appropriate, so that two sides of the same street can have the same zoning; and (iii) evaluating each subarea for appropriate zoning (but not spot zoning). Appropriate zoning should be as low as possible based on current use and building form, with no more than 1/3rd of parcels out of line with the adjusted zoning.

Myrna Allen seconded.

Vote: 16 in favor, none opposed, 1 abstention.

MOTION: Norman Gilmore moved that UNNC adopt the position that Community Plans (i) should use the latest available Census results where Census results are used for estimating population and dwelling baselines and projections and (ii) shall disclose in detailed footnotes or appendices how population and dwelling forecasts are derived, as well as how existing population and dwelling capacity numbers are derived, including data sources and calculation methodology. UNNC further adopts the position that the *WABHL Community Plan* shall have no more than 5% of projected city wide growth allocated to that plan area, per the December 22, 2008 memo by John Dugan, Deputy Director of City Planning.

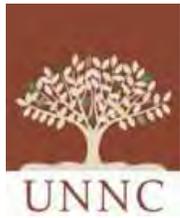
Myrna Allen seconded.

Vote: 16 in favor, none opposed, 1 abstention.

MOTION: Norman Gilmore moved that UNNC adopt the position that Community Plans should mitigate cut-through traffic resulting from ingress and egress of mixed use and commercial parking by requiring that traffic entering or exiting alleys or side streets adjacent to residential areas shall be guided by requiring such exits to have signage and traffic management features such as bump-outs that encourage traffic to flow to and from the nearest major boulevard, and thereby discourage traffic from cutting through residential neighborhoods. An appropriate goal shall be added to Chapter 4.2 Mobility: Parking Management as well as a corresponding Implementation in the Commercial Corridors and Nodes CPIO.

Sandra Pruitt seconded.

Vote: 16 in favor, none opposed, 1 abstention.



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Stakeholder Debra Varnado said that the Community Plan adds housing but doesn't seem to offer a appropriate additional incentives that would create new employment locations commensurate with the projected population increase.

MOTION: Jeff Camp moved that UNNC suggest that Community Plans for the UNNC area be reviewed to include zoning that stimulates creation of quality jobs in the appropriate commercial and industrial corridors, in order to create a better housing and job balance.

Dolores Spears seconded.

Vote: 15 in favor, 1 opposed, 1 abstention.

Breanna Morrison presented from Community Health Council, which works to improve the health and quality of life of communities in South Los Angeles.

CHC is interested in cultivating a unified voice on the *WABHL Community Plan*.

CHC notes that the time periods for review and comment have been inadequate compared to the scope and size of the plan. Hollywood was given 90 days to review their DEIR, but we were given 45 days and had to ask for a 15 day extension. Our comment periods also overlapped with NC elections and the holidays.

MOTION: Jeff Camp moved that UNNC be added as a signatory to the letter by CHC to Michael Logrande with the subject "Request for a Second Public Hearing for West Adams-Baldwin Hills-Leimert Park Community Plan Update". UNNC wishes to emphasize that not all documents for the Community Plan Update were timely released for review.

Sandra Pruitt seconded.

Vote: 16 in favor, none opposed, 1 abstention.

Ms. Morrison noted a lot of negative land use aspects of Free Standing Fast Food restaurants.

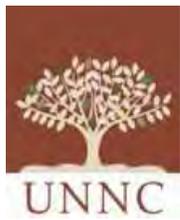
Standalone fast food restaurants take away scarce land that can be used for higher and better purposes.

For example, grocery store developers have said that a barrier to grocery store development in South LA is a lack of available land.

A ban has been passed since 2007 on closely spaced standalone fast food restaurants in South LA. Seven new grocery stores have been developed since 2007, which while not a provable result of the ban, is a positive correlation.

However, Table 6.1 of the Commercial Corridors and Nodes CPIO for the *WABHL Community Plan* specifically exempts Council District 10 from limitations on over concentration of fast food restaurants. Currently, the limitation is not more than one Free Standing Fast Food establishment within a ½ mile radius of another Free Standing Fast Food restaurant.

Note that this rule does not forbid a row of fast food restaurants or fast casual restaurants in a mixed use or commercial development. The limitation affects stand-alone restaurants surrounded by parking exclusive to the restaurant.



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MOTION: Norman Gilmore moved that UNNC adopt as a policy that the limitation against closely spaced Free Standing Fast Food restaurants apply to Council District 10, by striking the exception for CD10 in the Commercial Corridor and Nodes CPIO Table 6.1, row 9 as shown here “All corridors and nodes ~~except for those located in CD 10~~”.

Jeff Camp seconded.

Vote: 15 in favor, none opposed, 2 abstentions.

Ms. Morrison discussed issues with the Mobility part of the Community Plan.

MOTION: Laura Meyers moved that UNNC advise that the Planning Department should ensure that the *WABHL Community Plan* policies and programs that address (i) bicycle facilities, (ii) pedestrian amenities, (iii) complete streets, (iv) mobility hubs, (v) access to transit; and (vi) pedestrian/bicycle safety that are set forth in the Mobility Chapter of the *WABHL Community Plan* are more strongly enforced by (i) responsible agencies, (ii) the Plan’s Implementation Program Table; and (iii) CPIOs. UNNC also recommends that Community Plans adopt sensible bicycle priority streets, pedestrian priority streets and pedestrian amenity plans.

John Arnold seconded.

Vote: 16 in favor, none opposed, 1 abstention.

Ms. Morrison discussed issues with open space and people to park ratios in South LA. South LA has 0.48 acres per 1000 records, vs. 75.2 acres per resident throughout the county.

MOTION: Carlton Stubbs moved that whereas there is a need to alleviate significant park service shortages in the *WABHL* region, as well as the need for greening, creation of open space, and recreational opportunities, that UNNC recommend that the *WABHL Community Plan* prioritize the allocation of new open space (as described above) in areas of high need by incorporating within the *WABHL Community Plan* the commitment under the Mayor’s Memorandum of Understanding for the Space Shuttle Endeavour Move Project to create a Park Master Plan for the Plan Area by December 31, 2014.

Anthony Carter seconded.

Vote: 16 in favor, none opposed, 1 abstention.

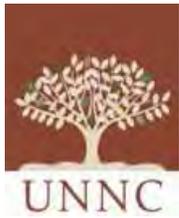
Jessica Bravo departed.

MOTION: John Arnold moved that whereas as of January 3, 2013 Appendix B Washington Boulevard Design Guidelines of the *Commercial Corridors and Major Intersection Nodes Subdistrict CPIO* has not yet been made available to the public, UNNC reiterates to the Planning Department that UNNC has previously developed and endorsed a Washington Boulevard Specific Plan proposal that UNNC would like to have substantively implemented by the Community Plans.

Carlton Stubbs seconded.

Vote: 15 in favor, none opposed, 1 abstention.

MOTION: Laura Meyers moved that UNNC recommend that Community Plans support libraries by exploring adaptive re-use of existing buildings, including the original and vacant Washington Irving Library on W 18th St at Arlington, and exploring creative solutions to create places for the community to access and share knowledge, including public access to libraries in schools and placing libraries in other community spaces.



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Myrna Allen seconded.

Vote: 14 in favor, none opposed, 2 abstentions.

TREASURER'S REPORT

- A. Approval of monthly expenses and Bank statement – W. Todd – **ACTION**

John Arnold moved to approve the December 21, 2012 US Bank Statement.

William Hernandez seconded.

Vote: 15 in favor, none opposed, 1 abstention.

MINUTES

December minutes not available for review yet, sorry!

PRESIDENT'S UPDATE

- A. New, Continuing, and Old Business

Your attendance is important at the January 15th hearing at Nate Holden. The Open House is 5pm-7pm, the hearing is from 7pm-9pm.

Thanks to Betty Phillips for arranging the turkey wraps for dinner tonight.

Elizabeth Fenner agreed to arrange the food for February.

ANNOUNCEMENTS

Meeting adjourned at 9:55 p.m.

Respectfully submitted,

Norman Gilmore

UNNC Secretary

January 5, 2013

Attachments: Letter to Michael Logrande, Planning Director, Los Angeles Department of City Planning by Community Health Councils.



Community Health Councils, Inc.



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Los Angeles, CA 90008

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January 2, 2013

Michael LoGrande
Planning Director
Los Angeles Department of City Planning
200 N. Spring Street, Room 759
Los Angeles, CA 90012

RE: Request for a Second Public Hearing for West Adams-Baldwin Hills-Leimert Park Community Plan Update

Dear Director LoGrande;

On behalf of Community Health Councils (CHC) and the neighborhood councils and community stakeholders listed below, we would like to take this opportunity to congratulate the Department of City Planning on completing the Draft Community Plan Update (CPU) and Draft Community Plan Implementation Overlays (CPIO) for the West Adams – Baldwin Hills – Leimert Park Community Plan Area. The countless hours of work, dedication by Department staffers, and participation by hundreds of community stakeholders invested over the last four years is a true testament to the importance of the New Community Plan process. We value and support policies within the CPU that promote equity and healthy and vibrant places to live, work, and play. However, the Department has limited the opportunity for public comment and feedback first in the review of the draft Environmental Impact Review and now in the timeline for the adoption of the proposed CPU and CPIO. We therefore respectfully request a second hearing and an extension of the timeline between the hearing and final action by the Planning Commission.

The Draft CPU and DEIR were released on September 13, 2012. The public was initially given the minimum required 45 days, which was later extended by an additional 15 days at our request, to review and submit comments on the DEIR. For the next sixty days CHC, the community and stakeholders focused on reviewing the DEIR and submitting comments in a timely fashion. The comment period conflicted with neighborhood council and national elections thus limiting full consideration by many stakeholders.

The Draft Implementation Programs Table, Draft CPIO and Crenshaw Corridor Specific Plan Draft Amendments, which are integral tools to ensure the vision of the community plan is effectively implemented, were released on October 22, 2012. The draft CPU currently consists of a comprehensive mix of 109 goals, 379 policies, and 127 design guidelines, a substantial amount of information to accurately synthesize and analyze. Community stakeholders will in actuality be given less than three months to digest and comment on these documents, policies, and plans. The multitude of holidays from late October to the beginning of 2013 for practical purposes limited the amount of time stakeholders could spend

reviewing the planning documents further. The current timeline for this next phase of the review process provides only one public hearing/open house scheduled for January 15, 2013. As the Department is well aware, the open house/public hearing for the CPU gives community stakeholders a rare opportunity to comment on the future trajectory of development and support land-use policies that contribute to the health of our communities. Given the hundreds of pages of planning documents released for review this past holiday season, another open house/public hearing should be scheduled for a later date.

The sheer size and population of the CPU area warrants another public hearing/open house opportunity. The West Adams – Baldwin Hills – Leimert Park Community Plan Area consists of 8,320 acres and has a population of over 182,000. The Hollywood Community Plan Area had the benefit of two public hearings. Given the time constraints, amount of information, vast geography, and population, the West Adams – Baldwin Hills – Leimert Park Community Plan Area should be treated similarly. The significant amount of time and resources invested in this long awaited and overdue plan on both the Department's and community's side merits a thorough reading and review by community residents who will be directly impacted by the CPU for generations to come.

The residents and community stakeholders of the West Adams – Baldwin Hills – Leimert Park CPA recognize the impact of the built environment on the health of individuals and communities, and identify the community plan update as a powerful mechanism to encourage healthy and sustainable development throughout the community. We recognize the need to move forward with this important process on a timely basis, especially since it will serve as a precedent for future Community Plan Updates in the South Los Angeles area. Providing another public opportunity and additional time to understand and comment on the CPU and its supporting documents before the meeting in which the Commission will act should not significantly impact the schedule for finalizing the document. Given the transformative nature of these documents, we strongly believe that more time is needed to provide all relevant stakeholders with an equal opportunity to fully participate in the process that will greatly affect the quality of life in South LA for years to come.

Thank you for your consideration of this request. We remain hopeful that the Department will respond favorably to this recommendation.

Respectfully,



Lark Galloway-Gilliam
Executive Director

pc: City Council President Herb Wesson
City Councilmember Bernard Parks
Mayor Antonio Villaraigosa
Commission Members