

Westside Neighborhood Council
Meeting Minutes
September 10, 2020 6:00 pm
Los Angeles CA via ZOOM

The meeting was called to order by Chair Terri Tippit at 6:04 pm. The Chair posted the agenda and reviewed Zoom procedures and procedures for public comment. Jane Wishon moderated the meeting and Freddy Cupen-Ames from the Department of Neighborhood Empowerment (DONE) provided tech support. The Chair Terri Tippit mentioned community concerns about the homeless trailers at the Cheviot Hills Park and public safety concerns on Bellwood Avenue. These issues will be on the agenda next month.

Present were Board Members Seats 1 - Jae Wu, 2 - Lisa Morocco, 3 - Jeff Hronek, 4 - Kim Christensen, 5 - Louis Schillace, 6 - Vicki Curry, 7 - Barbara Broide, 8 - Terri Tippit, 9 - Sean McMillan, 10 - Mary Williams, 11 - Mary Kusnic, 12 - Mark Sedlander, 13 - Jane Wishon, 14 - Shannon Burns, 15 - Caryn Friedman, 17- Joanne Dorfman, 18 - Joseph Roth. Absent was seat 16 - Wendie Dox.

Agenda Item 2

- a. The August 13, 2020 minutes were approved. Motion to approve Seat 10, Second seat 13. No corrections. Abstain - seat 14. Yes: 1,2,3,4,5,6,7,8,9,10,11,12,13,15,17,18.
- b. Shannon Burns presented the Monthly Treasurer's report on WNC's Funding Program account, and MER report for August 2020. Shannon made a motion to approve MER for August 2020 Second: seat 11 Second Mary K. Motion passed Yes 1,2,3,4,5,6,7,8,9,10, 11,12,13,15,17,18.

Chair Terri Tippit requested a show of hands for individuals who were present to discuss Bellwood and Cheviot Hills Park. **Agenda Item 3 Public Comment** was moved to the end of the meeting.

Agenda Item 4 - LAPD (SLO) Senior Lead Officer Ricardo Ballesteros - 33652@lapd.online

The Chair introduced Officer Ballesteros and reviewed the boundaries for the area that he covers. Officer Ballesteros reported that he has not met with the community to discuss concerns and issues on Bellwood Avenue. Officer Ballesteros said he will set up a meeting with stakeholders and CD5 to discuss issues on Bellwood Avenue. LAPD Area 35 residential burglaries are down 2.5%. Grand theft auto, burglary and theft from motor vehicles have had an uptick in incidents. A lot of the grand theft auto is due to keys and key fobs left in cars. Officer Ballesteros reviewed safety precautions to minimize incidents such as "Lock it. Hide it. Keep it." To prevent car break-ins and burglary, keep anything of value out of plain sight. General theft has had a slight uptick. Officer Ballesteros reviewed procedures to safeguard from theft.

LAPD has been hitting homeless encampments and checking vacant homes for squatting. LAPD will be doing a sweep on the vacant homes. Ricardo followed up on numerous email

complaints about the Courtyard Marriott and homeless loitering on Bellwood. He visited the Project Roomkey (PRK) at the Courtyard Marriott and met with the head nurse and security staff. Photos on a suspected PRK woman have been submitted by the community. It was determined that the female in the photos does not reside at the Marriott. Project Roomkey has a lot of checks and balances to keep track of the PRK guests. There are 130 PRK beds occupied. The staff has asked the community to report any suspicious vehicles. If you see suspicious vehicles, get a description if possible and license plate and send it to Officer Ballesteros. He can discuss with Project Roomkey to verify if the vehicle is associated with the Project Room Key tenants. Project Roomkey is very strict. The residents can only leave for 5 hours at a time and they have to be going out for essential business. Upon returning, their temperature and their personal property are checked. Officer Ballesteros addressed concerns over the easement behind the Marriott. It is believed that Project Roomkey is bringing in other homeless to the area that do not meet the criteria for the PRK program. If there is a problem, email, Officer Ballesteros or create a report or call 911 if there is an emergency. There was a comment from a resident on Bellwood Ave about the severity of the issues with crime and homeless in the area. There was discussion about setting up a separate follow up meeting. The Chair provided instructions for contacting LAPD. Call 911 for emergencies and 877-ASK-LAPD to create a report for non-emergency incidents. There was a request made for LAPD to look into activity at the Century Park Hotel. There was a question about the vacant home squatting, LAPD's response and whether the vacant homes were construction sites, unoccupied homes, and/or homes with signs for sale. Should the WNC make targeted outreach to realtors and solicit their support? What happens to the PRK residents who are kicked out of the PRK program? Angel will advise in her report. Cheviot Hills is covered by Officer Chris Baker who is not present tonight.

Agenda Item 5 - Angel IZARD - CD5 - angel.izard@lacity.org

Angel will organize a community meeting with Bellwood area stakeholders, LAPD, LAHSA, St. Joseph and Project Roomkey. At the Marriott Project Roomkey there has not been one single person kicked out. If someone is removed they try to find shelter elsewhere. There were two people at the Marriott PRK who had a disagreement and one of the two was relocated to a shelter. If someone is removed from the program, PRK will always try to find shelter elsewhere. The Cheviot Recreation Center homeless shelter interior operation was disbanded. Everyone has moved out. The trailers have ceased to take in new occupants. They are trying to find housing for the trailer residents. The rec center trailer program was supposed to be temporary. CD5 had nothing to do with selecting Cheviot Hills Park as a location. This was all under the direction of the Mayor's office emergency management operations. There is no date yet for disbanding the Cheviot Rec Center (parking lot) operation. Westwood trailers are disbanded. CD5 has limited available space and needs suggestions for empty lots or open spaces that can be used to set up temporary shelter. As stated by Officer Bellesteros, the conversation about Bellwood Ave public safety concerns will continue in a future community meeting. Separate from the emergency orders due to Covid, there is increased pressure on all council districts due to the Judge Carter order to house 7000 homeless who live under or near freeways throughout the County. For the City to ask the unhoused to move, the City has to offer them a place to go. The CD5 office does not support the use of the parks as a permanent space. Parks would only

be an interim solution to move people away from the freeway. Each Council office has until June, 2021 to identify a location within their district. The Judge asked City Council, "aren't you using the parks?" so the parks have to be a part of the conversation and it is on the table. There was an idea to have 20 tiny homes in the archery area of Cheviot but that idea was rejected by The Department of Recs and Parks. They don't think it will work but the conversation is still on the table. Palms Park is not in consideration because it is too small. Parks are identified as a space for emergencies. CD5 needs suggestions for locations within CD5 such as any open public space, any open lots or space that the City can lease.

Party Houses have been an issue during Covid. Please inform CD5 of any party houses. CD5 has a Party House "Hot List" and LAPD has issued some citations. The current home sharing ordinance requires registering with the City. To qualify for a Short Term Rental (STR) applicants have to show proof the house is a primary residence. If someone is renting out a home and not in compliance, call the Planning Department 24/7 complaint hotline 213-267-7788 to report non compliant STRs that are not primary residences and used as party houses. Councilman Koretz funded LAPD Wilshire Division with \$25,000 to pay overtime for party house enforcement and/or street racing. Concerning the WLA Community Plan, Daniel Skolnick and Angel will be touring some of the neighborhoods that have expressed concerns over changes in the WLA Draft Concepts. Relaxed parking enforcement is extended until October 1. Refer to the Mayor's website for details. Motions were presented at LA City Council to offer free assistance for tenants who need evictions tenant help.

Agenda Item 5 - Sean McMillan sean@heyler.com Homeless Committee Chair

Sean reported on the formation of the WestLAHomeless organization (WLAH.org) modeled after the Pacific Palisades Task Force on Homeless. Under Sean's leadership, a group of community leaders have created the WLAH non-profit, funded by both private and public funds.

Government has limitations so the non-profit will provide a more hands-on approach. Please refer to the WLAH.org website to learn more about the new non profit organization or email Sean McMillan.

Agenda Item 6 - Terri Tippit, Chair. Report on WLA Community Plan meetings. The WNC scheduled two meetings for the WLA Community Plan in the WNC. The first meeting was for the WNC area North of Pico area. Stakeholders provided comments and made CD5, City planners more aware of community concerns. The South of Pico WLA Community Plan meeting will be 9/23/20 at 6 pm. The agenda for the meeting will be on the WNCLA.org website after tonight.

Agenda Item 7 - Lisa Morocco, Vice Chair and Chair of Outreach, Pick Pico and Pico Landscape Project. Provided an update on the meeting with businesses who have had issues of crime, vandalism and harassment with the unhoused. They laid out goals. Jae Wu Seat 1 set up a WNC Business FB Page and signage has been approved and will be distributed. NO Trespassing forms have been filled out by many businesses. Plans to walk Pico & Westwood with Sean to discuss the new homeless outreach project.

MTA call for projects grant - Walk Pico \$1.8 million grant that was approved by the MTA for improvements along Pico Blvd. spanning 1.2 miles between Patricia and the 405. The Metro MTA has approved the change from roundabouts along Tennessee to a protected pedestrian crosswalk signal at Tennessee & Westwood. Landscape plans and landscape designs are 100% complete, the irrigation plans are 85% complete, overall plan set is 95% complete, the environmental clearance papers will be completed and submitted this month. Estimated start date of construction will be Spring Summer 2021. The first portions slated for completion are audible signals, enhanced crosswalks, sidewalk replacement, lighting at bus stops and a new median at the north side of Pico & Overland.

Agenda Item 6 d. Planning Committee WLA Community Plan - Kim Christensen. On September 3, 2020 there were about 200 participants on the Pico North Zoom call organized by WNC LUC with the WLA Planning Team Naomi Guth and Melissa, Katherine Steigmeyer, CD5 Daniel Skolniick and Angel Iazard. The public commented on the North of Pico areas of concern such as the Midvale/Glendon area, Bentley/Camden transition from Single Family to Multi family, the Linnington Avenue area, and the Century Glen Orton, Keswick & Kerwood neighborhood. There will be some follow up small focus groups through WSSM HOA to discuss the unique issues for each of these issue areas. Reachout through wncluc@gmail.com to connect to the groups. Send general comments to WNC LUC. Pico South meeting will be September 23. WNC LUC recommendations will go before the full board on October 8.

Barbara Broide reported that for the Community Plan, the LUC got great input from the community. Barbara encouraged stakeholders to look at the Community Plan from the “big picture”. State laws - Stakeholders please contact State legislators about two bills that are on the Governor's desk: AB725 & SB2345. We urge stakeholders to oppose these bills and urge the Governor to veto them. They would mandate that cities zone a percentage of R1 properties to multifamily. The bills do not give cities choices of where to put density.

WNC passed a motion to oppose Conditional Use Permit CUP on the proposed conversion of 30 apartments to a hotel on Westwood Blvd. The CUP was approved by the LA City Zoning department. Deadline for appeals is tomorrow. The Westside tenants coalition is planning to file an appeal. Measures in City Council: File 20-0980 “The Relocation of Approvals of Development Projects and Termination of Project applications tainted by corruption or fraud”. This motion will follow up on concerns over FBI investigations, developers and certain City Council members. This measure would create an ordinance to challenge the permitting and/or completion of the project. NC should consider a CIS to support. Concerning STR's there is a motion to adopt a study to evaluate the effectiveness of a STR per night fee.

WRAC report: SB-330 has been adopted and is part of the State's housing legislation. The City of Los Angeles has taken action to implement. Proposal to support this motion. Motion that SB330 provisions be expanded and enforced. Example of the State passing a law but does not provide funding for the City to enact aka an “unfunded mandate”. We want the City Council to enact SB330. If passed by Western Regional Alliance of Councils, all Westside NC's and Community Councils (Palisades & Brentwood).

WRAC motion: Neighborhood Council vote to support the WRAC motion that the City comply with provisions of SB330. Motion read by Barbara Broide.

Motion: Resolved: That SB 330 provides that “protected” (RSO) units must be replaced on a 1:1 basis and this is not being complied with in Los Angeles; further SB 330 provides that “protected” (RSO) tenants may maintain residency in their units during the Ellis Act Eviction process until 6 months prior to commencement of construction, which is also not being complied with in the City of Los Angeles. Therefore, WNC requests that the City of Los Angeles comply with the provisions of SB 330 immediately to minimize the effects of displacement in the face of rising development caused by non-compliance with these provisions. And, further, that the City Attorney direct HCIDLA to add these two provisions to an Ellis Act Eviction checklist before approving any Ellis Act Eviction.

2nd - Jane Wishon, Seat 13

Discussion about the motion. Lily Sofiano from Holly Mitchell’s office was present and asked to comment but she was experiencing technical difficulties. Council File CF19-0400 Housing Committee and PLUM concurred on its way to LACC for full consideration. Comment on application of SB330. Question for definition of RSO apartments.

Vote: Abstain: 0 No: 0 Yes - 17 votes 1,2,3,4,5,6,7,8,9,10,11,12,13,14,15,17,18.

Agenda item 3: Public Comment - The Board heard Public Comment

After Public Comment, the Chair Terri Tippit announced that discussions and reports on Bellwood and Cheviot Park will be on the agenda next month. Next month we will discuss the LUC and WNC WLA Community Plan recommendations. Sean McMillan will be making a presentation for financial support of the long term maintenance of the Westwood Greenway. Reminder to register to vote. Jae and Lisa will request funding to hire someone to set up a social media private Facebook page for business. The November, 2020 election will be 100% vote by mail. Please mail in your ballot ASAP. Freddy Cupen-Ames reminded board members to attend the digital Congress of Neighborhoods on 9/26/20. www.nccongress.la.com and about the Department (DONE) Zoom website redesign information session on Wednesday, September 29 from 6-9 pm. Freddy also reminded the Board to promote the 2020 Census. Terri mentioned that we need to discuss the process for the Selection Election in March, 2021 because we normally do the Selection in person.

Motion to adjourn: Jae Wu, 2nd Lisa Morocco Seat 2. Meeting adjourned at 7:48pm