



Bel Air-Beverly Crest NC
Brentwood CC
Del Rey NC
Mar Vista CC
Westchester/Playa NC
North Westwood NC
Pacific Palisades CC

Palms NC
South Robertson NC
Venice NC
West LA Sawtelle NC
Westside NC
Westwood CC
Westwood NC

Land Use and Planning Committee

Marlene Savage, Co-Chair
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Kay Hartman, Co-Chair
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WESTSIDE REGIONAL ALLIANCE OF COUNCILS

Land Use and Planning Committee Meeting Agenda
Sunday, November 1, 2020 – 10:00 a.m. to 12:00 Noon

Zoom Meeting Online at <https://us02web.zoom.us/j/87830019258>

or by telephone dial: + 1 669 900 6833 or one of the following toll-free telephone
Numbers: 833 548 0282, 888 475 4499, 877 853 5257, or 833 548 0276

The toll-free numbers eliminate long-distance call charges for participants although other
telephone charges may apply from a participant's phone carrier.

After connecting by telephone enter this meeting ID: 878 3001 9258 and press #.
Press *9 to raise hand for public comment. The meeting has no password.

*In conformity with the Governor's Executive Order N-29-20 (MARCH 17, 2020) and due to concerns
over COVID-19, the Westside Regional Alliance of Councils Land Use and Planning Committee meetings
will be conducted entirely electronically.*

I. CALL TO ORDER AND ROLL CALL

- a. Call to order
- b. Roll call

II. COMMITTEE BUSINESS

- a. Introducing Daniel Skolnick, CD 5's new Senior Planning Deputy
- b. MOTION to approve letter about housing, climate, and jobs from Jay Ross. See letter in supplemental materials following the agenda.
- c. DISCUSSION about West Los Angeles Civic Center project. Steve Twining
 - Project web page is <http://supervisorkuehl.com/civiccenter/>
 - Two renderings can be seen [here](#).
 - Letter from West LA Sawtelle NC to Mike Bonin and Sheila Kuehl about the project included in the supplemental materials following the agenda
- d. ANNOUNCEMENT. The WRAC website has a page titled Pending Motions that the WRAC Board has approved for communication and possible passage by the individual Councils. Please be aware of these and bring forward those that apply to your neighborhood. <https://westsidecouncils.com/pending-motions/>
- e. DISCUSSION. Do we want the February meeting on February 7 (Super Bowl Sunday) or February 14 (Valentine's Day)?
- f. Land use update from Barbara Broide
- g. Land use update from Stacy Shure
- h. Round table

III. Adjournment

- a. Next meeting is scheduled for December 6, 2020 at 10:00 a.m. on zoom.

COMMITTEE MEMBERS

<p>Bel Air-Beverly Crest NC</p> <ul style="list-style-type: none"> • Steve Twining, primary • Travis Longcore, alternate 	<p>Palms NC</p> <ul style="list-style-type: none"> • Kay Hartman, primary • Vacant, alternate
<p>Brentwood CC</p> <ul style="list-style-type: none"> • Nancy Freedman, primary • Flo Chapgier, alternate 	<p>South Robertson NC</p> <ul style="list-style-type: none"> • Vacant, primary • Vacant, alternate
<p>Del Rey NC</p> <ul style="list-style-type: none"> • Marlene Savage, primary • Vacant, alternate 	<p>Venice NC</p> <ul style="list-style-type: none"> • Alix Gucovsky, primary • Vacant, alternate
<p>Mar Vista CC</p> <ul style="list-style-type: none"> • Stacy Shure, primary • Mary Hruska, alternate 	<p>West LA-Sawtelle NC</p> <ul style="list-style-type: none"> • Jay Ross, primary • Vacant, alternate
<p>Westchester/Playa NC</p> <ul style="list-style-type: none"> • Paula Gerez, primary • George Herrera, alternate 	<p>Westside NC</p> <ul style="list-style-type: none"> • Barbara Broide, primary • Vacant, alternate
<p>North Westwood NC</p> <ul style="list-style-type: none"> • Andrew Lewis, primary • Joseph Russel, alternate 	<p>Westwood CC</p> <ul style="list-style-type: none"> • Vacant, primary • Vacant, alternate
<p>Pacific Palisades CC</p> <ul style="list-style-type: none"> • Chris Spitz, primary • Vacant, alternate 	<p>Westwood NC</p> <ul style="list-style-type: none"> • Marcello Robinson, primary • Connie Boukidis, alternate

WESTSIDE REGIONAL ALLIANCE OF COUNCILS

BEL AIR-BEVERLY CREST NEIGHBORHOOD COUNCIL
BRENTWOOD COMMUNITY COUNCIL
DEL REY NEIGHBORHOOD COUNCIL
MAR VISTA COMMUNITY COUNCIL
NEIGHBORHOOD COUNCIL OF WESTCHESTER-PLAYA
PACIFIC PALISADES COMMUNITY COUNCIL
NORTH WESTWOOD NEIGHBORHOOD COUNCIL

PALMS NEIGHBORHOOD COUNCIL
SOUTH ROBERTSON NEIGHBORHOODS COUNCIL
VENICE NEIGHBORHOOD COUNCIL
WEST LA NEIGHBORHOOD COUNCIL
WESTSIDE NEIGHBORHOOD COUNCIL
WESTWOOD COMMUNITY COUNCIL
WESTWOOD NEIGHBORHOOD COUNCIL

Land Use and Planning Committee

Co-chairs: Marlene Savage, Kay Hartman

Motion: A grand compromise is requires that addresses housing, climate change and increased income.

Housing should not be legislated separately without incorporating climate change and poverty.

The best solution to cure affordable housing is to increase incomes of poor people. This is done by increasing funding for education, increasing funding for healthcare, and strengthening unions – all of these have been cut the last 40 years.

Failure to decrease the global warming will cost more than “jobs will be lost” – sea level rise will destroy property, the huge cost of fighting fires, decreased agricultural productivity, decreased fish in the ocean, groundwater depletion, and lost productivity from traffic jams.

1. Good planning:

- a. Adaptive re-use shall be promoted (instead of more expensive and more damaging demolition), especially big box and commercial / office.
- b. Single-family housing shall be protected. Subdivisions shall be prohibited.
- c. Taller buildings on corridors shall respect the neighboring homes behind them, including green/tree buffers, setbacks and stepbacks, and breaks in the buildings (not monolithic cubes).
- d. Plenty of parking lots, empty big boxes and transit corridors with short buildings are available. Downtowns should have taller residential buildings, because of their location near jobs and transit.
- e. Allow ADUs of limited sizes (i.e. 700 sf).
- f. Penalties for failure to meet RHNA standards (especially affordable) – loss of State transportation funding, lawsuit by Attorney General. If cities must subsidize affordable housing, then they must generate funds to do so, instead of saying “it’s developers’ responsibility, it’s not ours.”

2. Reduce poverty:

- a. Industrial zoning shall be preserved to allow for good jobs close to residents.
- b. More healthcare funding (prevent medical bankruptcies, preventative medicine is cheaper than emergency treatment later).

- c. More education funding (best solution to increase income and move the most persons out of poverty).
 - d. Promote policies that increase the middle class – strengthen unions, no tax cuts for corporations and the rich.
- 3. Public safety: Development shall be limited in high-fire zones and sea-level rise zones.
- 4. Sustainability:
 - a. Tree requirements shall be increased for all parcels, including downtown commercial areas.
 - b. LEED Gold and solar panels shall be required for all new buildings.
- 5. Good government: The State's gut and amend process shall be eliminated, and local hearings shall be required for State-level laws that legislate local zoning.

City of Los Angeles: Council District #11 (Bonin), Planning Dept., HCID
County of Los Angeles: Supervisor District #1 (Kuehl), Community Development Commission.

Re: West L.A. Courthouse/Civic Center redevelopment proposals

To the City,

At the Oct. 28, 2020, meeting of the West Los Angeles Sawtelle N.C., the Board of Directors voted 8-0-0, to request the following information and provide the following suggestions for development as part of the RFP process for the redevelopment of the West Los Angeles Civic Center, and authorize the Chair to submit Community Impact Statements in the future:

1. Finance/funding:
 - a. How much does the land cost (courthouse was purchased from the State of California)?
 - b. How much rent will the city and county charge to the developer, or what will be the sale price?
 - c. What are the development and construction costs for the affordable apartments?
 - d. How much City funding (HCID, HHH) and County funding (CDC) is requested/required?
 - e. What are the other public funding sources (State HCD, IIG, NPLH, CalHFA/MHSA)?

1. Development:
 1. A Japanese aesthetic and nomenclature shall be implemented, such as a genuine Japanese garden.
 2. The height limit shall be 6 stories, inclusive of TOC and all density bonus incentives.
 3. The minimum number of affordable units shall be 350 units.
 4. Open space shall be a minimum of 4.0 acres. The Felicia Mahood Senior Center shall be expanded, possibly a new 2-story building.
 5. A cultural / educational component, such as a music school, is a good idea. If included on public land, it shall include significant funding of scholarships for low-income students and substantial free public programming and concerts.

Ex parte communications: J.Ross communicated with City and County officials and representatives from two developers regarding PLUM scheduling and requests for information.

Disclosures and conflicts of interest: None disclosed by any committee members.

To government agencies: Only the Chair and designated Boardmembers may testify to public agencies on behalf of the West L.A. Sawtelle NC. The Board requests that the Council Office and private/non-profit entities do not testify or speculate on behalf of the NC.

/s/ Jamie L. Keeton

Jamie L. Keeton, Chair WLASNC