



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, March 7, 2021 – 10:00 a.m. to 12:00 Noon

Zoom Meeting Online at <https://us02web.zoom.us/j/81981962970>

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: **819 8196 2970** and press #.
Press *9 to raise hand for public comment. The meeting has no password.

Guidelines for Conduct at WRAC LUPC Meetings: Committee Representatives and Alternates shall conduct all business in a professional and ethical manner and give respect to the views of all in attendance. Representatives and Alternates shall not engage at any time in Harassment or Bullying of Board members or guests at WRAC meetings, conveyed through physical, verbal, or technological means. Bullying and Harassment are defined as behavior that is reasonably perceived to be dehumanizing, intimidating, hostile, threatening, or otherwise likely to evoke fear of physical or emotional distress. WRAC Bylaws, Art. III, Sec. 2.

I. CALL TO ORDER AND ROLL CALL

- a. Call to order
- b. Roll call

II. COMMITTEE BUSINESS

- a. MOTION to approve the February meeting minutes.
<https://www.lawa.org/atmp/schedule>
- b. DISCUSSION AND MOTION on the WRAC LUPC Guidelines. See proposal from Steve Sann below after the agenda. (20 minutes)
- c. UPDATE. New LAX plan. Denny. (5 minutes)
https://drive.google.com/file/d/1KvD_Qj0iaCY80K1jg_ZYdac_VRV-_1eQ/view?usp=sharing
- d. WRAC update from Chris Spitz. (5 minutes)
<https://westsidecouncils.com/wp-content/uploads/2021/02/WRAC-memo-2-15-21.pdf>
- e. Reports.
 - i. Land use update from Barbara Broide. (5 minutes)
 - ii. Land use update from Stacy Shure. (5 minutes)
 - iii. Other (Reports from special land use meetings/conferences). (5 minutes)
- f. MOTION on the Specific Plan. Text below and after the agenda. (10 minutes)

- g. Round table (2 minutes per person)
- h. PRESENTATION/DISCUSSION with Capri Maddox, the Executive Director of the Civil + Human Rights and Equity Department (60 minutes)

III. Adjournment

- a. Next meeting is scheduled for April 3, 2021 at 10:00 a.m. on zoom. The Planning Department will join us for more discussion about the Westside Community Plan. Please provide agenda items by March 26.

COMMITTEE MEMBERS

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

**GUIDELINES FOR THE LAND USE & PLANNING COMMITTEE (LUPC)
OF THE WESTSIDE REGIONAL ALLIANCE OF COUNCILS (WRAC)**

1. The Land Use & Planning Committee (LUPC) of the Westside Regional Alliance of Councils (WRAC) is a standing committee whose purpose shall be to serve as a forum for the discussion and review of major land use and planning matters that are of a “regional” interest or concern, as defined in paragraphs 4 and 5 below.
2. The LUPC shall meet regularly on the first Sunday of each month, from 10:00 a.m. to 12 noon.
3. Each WRAC-member Council may designate one (1) Representative and one (1) Alternate member to serve on the LUPC, however only one (1) vote may be cast by each Council for each agenda item. All Representatives and Alternates present at a meeting shall be permitted to participate in the discussion of every agenda item considered by the LUPC.
4. A “regional” land use or planning matter shall be defined as a City, County, State, or Federal proposal, statute, amendment, bill, code, ordinance, rule, policy, public infrastructure project, transportation project, or other matter that directly or indirectly may have a significant impact on land use, planning, traffic, or other environmental concern in (2) or more WRAC-member Council areas.
5. Specific private development “projects” may be discussed by the LUPC only if the specific private development “project” meets the definition of a “regional” land use or planning matter, or has one or more “regional” policy implications that directly or indirectly may have a significant impact on land use, planning, traffic, or other environmental concern in two (2) or more WRAC-member Council areas. In such case, discussion of a private development “project” shall be limited to the “regional” land use or planning matters, and/or “regional” policy implications of that specific private development “project.”
6. If a question arises as to whether a matter meets the definition of a “regional” land use or planning matter, or in the case of a specific private development “project,” whether a “regional” policy is implicated, the issue may be placed on an agenda for the LUPC to receive a brief summary from the proposing Representative, Alternate, or member of the public on the issues arising from the matter or specific private development “project,” not to exceed ten (10) minutes, or more at the discretion of the Chair. If the WRAC-member Council where the specific private development “project” is located (the “local Council”) is not the proponent, then a representative of the local Council shall be given equal time to remark on the issues. Due consideration shall be given to the views of the local Council if that Council has taken a position on the project. After discussion, a vote by the LUPC Representatives and any voting Alternates shall be taken as to whether or not the matter or specific private development “project” shall be further considered by the LUPC. In the event of an affirmative majority vote by the LUPC voting members, the matter shall be placed on the next LUPC agenda for the LUPC members to evaluate the matter or “regional” policy implications of a specific private development “project,” for possible recommendation of a motion for consideration by the full WRAC Board.

7. Members of the public are welcome to attend, observe, and listen to all meetings and discussions of the LUPC, and shall have the right to provide Public Comment on any agenda item, as well as General Public Comment, subject to all of the rules contained in the WRAC Bylaws, Roberts Rules of Order, and these LUPC Guidelines.
8. Public Comment on each agenda item shall be permitted. Public commenters must first raise their hand to indicate they wish to speak, and shall wait to be recognized by the Chair. Each public commenter must provide their full name, affiliation, if any (i.e., Neighborhood or Community Council, other organization, or professional affiliation), and shall disclose whether or not they are a paid consultant on the matter under discussion. If a person is paid to attend, monitor, or speak at a LUPC meeting on any topic on the agenda, they must also disclose their client's full name(s) and address(es). Public comment shall be limited to two (2) minutes per commenter per agenda item. However, the Chair shall have the discretion to adjust the amount of time allotted for each public commenter, depending on the length of the agenda and the number of public commenters desiring to speak on each agenda item.
9. Comments by LUPC Representatives and Alternates shall follow public comment on each agenda item. Representatives and Alternates shall first raise their hand to indicate that they wish to speak, must wait to be recognized by the Chair, and shall refrain from interrupting another Representative, Alternate, or other speaker who has already been recognized by the Chair.
10. The LUPC adheres to the Guidelines for Conduct contained in the WRAC Bylaws (Art. III, Sec. 2), which require, in part, that all LUPC Representatives and Alternates shall conduct all LUPC business in a professional and ethical manner, give respect to the views of all in attendance, and shall strictly follow the WRAC Guidelines for Conduct and these LUPC Guidelines. These same Guidelines for Conduct shall be applied to all members of the public who attend or participate in a meeting of the LUPC.
11. While the WRAC is a private non-profit unincorporated association, and not subject to the Brown Act, the LUPC shall operate with full transparency in all of its meetings, discussions, and votes, in accordance with the WRAC Bylaws and these LUPC Guidelines. To ensure such full transparency, all LUPC Representatives, Alternates, and members of the public who attend a LUPC meeting shall provide their full name and affiliation at the beginning of the meeting. Further, to comply with City Ethics Commission requirements, all members of the public in attendance also shall state whether or not they are a paid consultant on any matter under discussion. If a person is paid to attend, monitor, or speak at a LUPC meeting on any topic on the agenda, or any matter under discussion, they must also disclose their client's full name(s) and address(es). All persons who join a LUPC meeting after the meeting has been called to Order by the Chair shall provide all of this information upon request by the Chair, any Representative, or Alternate. Anonymous attendance, monitoring, or participation in any LUPC meeting shall not be permitted, whether the meeting is conducted in person or on a virtual meeting platform.

12. During the Round Table portion of the agenda, any Representative, Alternate, or member of the public may raise their hand to ask to be recognized by the Chair. Upon the Chair's recognition, they shall have two (2) minutes to address the LUPC on any regional land use or planning issue, or regional policy implications of a specific private development "project" within the subject matter jurisdiction of the LUPC. Any member of the public who speaks during this portion of the meeting shall be required to provide the LUPC with their full name and affiliation, and must disclose whether or not they are a paid consultant on any topic under discussion. If a person is paid to attend, monitor, or speak at a LUPC meeting on any topic on the agenda, or any matter under discussion, they must also disclose their client's full name(s) and address(es).
13. In accordance with Roberts Rules of Order, any Representative or Alternate may call for a Point of Order if they believe the discussion violates the WRAC Bylaws, Guidelines for Conduct, or these LUPC Guidelines.

Adopted by the LUPC on (insert date).

Proposed WRAC Specific Plan Resolution March 2021

Whereas the General Plan “is a comprehensive policy document that informs future land use decisions. It establishes land use designations and policies that identify a range of zoning options that can be applied to property. These policies assist decision makers as they review planning approvals for a new project or consider a proposed ordinance or policy;”¹

Whereas the City’s 35 Community Plans make up the General Plan’s land use elements that “establish neighborhood-specific goals and implementation strategies to achieve the broad objectives laid out in the City’s General Plan;”²

Whereas a Specific Plan is defined by the Los Angeles Department of City Planning as “a planning document that implements the goals and policies of the General Plan” and Community Plans,³ and, “shall provide by ordinance regulatory controls or incentives for the systematic execution of the General Plan and shall provide for public needs, convenience, and general welfare;”⁴

Whereas “a Specific Plan is a popular form of a land use overlay. An overlay is an additional layer of planning control, **establishing stricter standards** that go beyond what the underlying zoning would normally regulate;”⁵ (Emphasis added.)

¹ <https://planning.lacity.org/plans-policies/general-plan-overview>

² <https://planning.lacity.org/plans-policies/community-plans>

³ Los Angeles Department of City Planning, *What is a Specific Plan?*, available at: <https://planning.lacity.org/blog/what-specific-plan>

⁴ Specific Plan Areas https://geohub.lacity.org/datasets/61ffdfc055e84fdb9b086a8bc0469134_0

⁵ Los Angeles Department of City Planning, *What is a Specific Plan?*, available at: <https://planning.lacity.org/blog/what-specific-plan>

Whereas there are over 50 Specific Plans in Los Angeles, those established in Council Districts 5 and 11 adhere to the standards set out by the Los Angeles City Planning Department to: protect scenic and/or historic resources, such as the [Venice Coastal Zone Specific Plan](https://planning.lacity.org/odocument/b76ef566-6a24-4603-a5cc-e040af8646c4/Venice_Coastal_Zone_Specific_Plan.pdf),⁶ [Mulholland Scenic Parkway Specific Plan](https://planning.lacity.org/plans-policies/overlays/mulholland-scenic-parkway),⁷ and the [Coastal Bluffs Specific Plan](https://planning.lacity.org/odocument/fe75559d-32a1-46a7-a0fb-d797f7d0cc54/Coastal_Bluffs_Specific_Plan.pdf),⁸ establish design standards for business districts such as the [Westwood Village Specific Plan](https://planning.lacity.org/plans-policies/overlays/westwood-village),⁹ and the [San Vicente Corridor Specific Plan](https://planning.lacity.org/plans-policies/overlays/san-vicente-scenic-corridor),¹⁰ to protect against adverse impacts to the residential neighborhoods, such as the [Pacific Palisades Commercial Village and Neighborhood Specific Plan](https://planning.lacity.org/odocument/b46760aa-a0ba-46d9-bdb5-7d191d4eafaa/Pacific_Palisades_Commercial_Village_and_Neighborhoods_Specific_Plan.pdf),¹¹ or to adequately buffer single-family residential uses from adjacent multiple-family residential development to the greatest extent feasible as the [Westwood Community Multi-Family Specific Plan](https://planning.lacity.org/odocument/b8c79139-fc24-41aa-95e7-141f9e854b61/Westwood_Community_Multi-Family_Residential_Specific_Plan.pdf)¹² does. None of these Specific Plans have been established for the purpose of upzoning from open space or low density residential zoning to commercial zoning;

Whereas the city has recently begun considering the establishment of three Specific Plans (Benedict Canyon [Hotel Project] Specific Plan, Berggruen Institute [Project] Specific Plan, and Reese Davidson Project amending the Venice Coastal Zone Specific Plan) allowing upzoning of open space and low density residential to intensify the use of property in both hillside and coastal communities in the Bel Air-Beverly Crest, Brentwood-Pacific Palisades, and Venice Community Plan areas within City Council Districts 5 and 11 that would circumvent well-established

⁶https://planning.lacity.org/odocument/b76ef566-6a24-4603-a5cc-e040af8646c4/Venice_Coastal_Zone_Specific_Plan.pdf

⁷ <https://planning.lacity.org/plans-policies/overlays/mulholland-scenic-parkway>

⁸ https://planning.lacity.org/odocument/fe75559d-32a1-46a7-a0fb-d797f7d0cc54/Coastal_Bluffs_Specific_Plan.pdf

⁹ <https://planning.lacity.org/plans-policies/overlays/westwood-village>

¹⁰ <https://planning.lacity.org/plans-policies/overlays/san-vicente-scenic-corridor>

¹¹ https://planning.lacity.org/odocument/b46760aa-a0ba-46d9-bdb5-7d191d4eafaa/Pacific_Palisades_Commercial_Village_and_Neighborhoods_Specific_Plan.pdf

¹² https://planning.lacity.org/odocument/b8c79139-fc24-41aa-95e7-141f9e854b61/Westwood_Community_Multi-Family_Residential_Specific_Plan.pdf

protections adopted by city ordinance such as the Baseline Hillside Ordinance and state law such as the Coastal Act;

Whereas, such actions are in conflict with the policies, procedures and goals set forth in the city's General Plan, Community Plans and Specific Plans, this inappropriate use of Specific Plans has the potential to establish negative precedent and be applied to any area on the Westside. Such city actions are particularly egregious when the result would be to reduce much needed open space and compromise sensitive natural resources;

Whereas the Specific Plan process is not and should not be used as a means to usurp the planning process or for "spot zoning," a practice that seeks to bypass traditional land use practices;

Therefore, _____ Neighborhood/Community Council opposes the use of Specific Plans to upzone and bypass protective codes that would establish dangerous precedents, failing to provide for public needs, convenience, and general welfare with resulting significant negative impacts for all residential communities, the environment and natural resources. We urge our City Councilmembers to oppose land use applications for individual development projects that abuse the Specific Plan process.