



Land Use and Economic Development Meeting Minutes

Wednesday, October 10, 2019; 7:00 p.m.

Meetings end at 8:00 p.m. unless the committee votes to end earlier or extend the time.

Simon Wiesenthal Center, 3rd Floor

1399 S. Roxbury Dr., Los Angeles, CA 90035 (northwest corner of Pico)

I. **Call to Order and Roll Call**

- a. Krystal called the meeting to order at 7:10 p.m.
- b. Committee members present: Barry Levine, Krystal Navar, Linda Theung.
- c. Committee members absent: Ken Blaker, Richard Bloom, Susan Burden, Steve Chocron, Gloria Dioum, Martin Epstein, Ellen Lanet, Jon Liberman, Paula Peng, David Reiman, Charlie Stein.

II. **General Public Comment**

- a. Resident who represented a group of about 50 people who live along Roxbury and Bedford remarked on a project that the committee and board approved. She attended the public hearing in which the senior housing project that came before the LUED committee and the board was denied by the zoning administrator. The resident wanted to know why the committee and council approved the project. Krystal said that the project was supported because it was a better use of the ToD/ToC bonuses. Board shared information about how to engage with the committee and board on similar future matters.
- b. Baila Romm: There is an issue with the dog park. Committee recommended that she bring the issue before the Parks and Rec Committee.

III. **Unfinished business**

- a. Draft meeting minutes of March 05, 2019 (Návar / LUED101019-1)
 1. Minutes were not yet completed. Committee tabled for next meeting.
- b. Draft meeting minutes of August 06, 2019 (Stein / LUED101019-2)
 1. Krystal moved to approve; Linda seconded. Minutes are approved **(3-Y, 0-N, 0-A)**.

III. **New Business**

- a. Discussion and possible action on the Los Angeles Municipal Code sections regulating Residential Parkways, as it relates to the safety of pedestrians. (LUED101019-4)
 1. Member of public (Baila of Crestview) stated that some residents in Crestview have drought-tolerant landscaping in their greenways/public right of way but aren't following the regulations with regard to plants and ground cover. She queried about who was responsible for enforcing regulations. Krystal answered that Public Works was responsible for the greenways. Baila stated that there was also an issue with the use of weed killer chemicals, which is currently allowed in greenways and unregulated. She said that there are known issues for specific greenways on Airdrome and Bedford. She suggested that SORO NC send letter to neighbors about addressing issues in greenways. Barry moved to send a letter to neighbors. Krystal moved to recommend that the board send FYI

Krystal Návar
President

Ken Blaker
Vice President

Jon Liberman
Treasurer

Martin Epstein
Secretary

Charlie Stein
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- letters to neighbors who are in violation of parkway regulations. Idea to send letters to offenders is approved **(3-Y, 0-N, 0-A)**.
- b. Discussion and possible action on proposed Tentative Tract Map to create 12 lots and build a 12-home Small Lot Subdivision project at 2641–2647 S Garth Ave. The subject property is zoned R3. (LUED101019-3) VTT-82134-SL
1. Matthew Hayden, consultant on the project, presented. Current property is two single-family lots that will be converted into the project, which consists of 12 small-lot subdivision residences. The project is at the city for a vesting tentative tract review as of April 2018; public hearing is tentative in December 2019/January 2020. Hayden is requesting reduced setback at front: From 20 feet to 15 feet. Member of the public asked about the design of the common living areas being on the third floor. Another neighbor asked about the provided parking and noted that the street is often impacted by street-parking limitations. Barry moved to support. Krystal seconded. Committee voted to recommend support to board **(3-Y, 0-N, 0-A)**.

V. Adjournment

- a. Meeting adjourned at 8:06 p.m.

Special thanks to our official posting locations:

Demers & Associates, The Robertson Blvd Library, The Robertson Recreation Center, The Office of Councilmember Paul Koretz, Malcolm Brown Insurance Co., Hamilton High School, and the SORO NC and DONE websites.

In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the Board in advance of a meeting may be viewed at our website (soronc.org) or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact us via phone at (310) 295-9920 or via email at info@soronc.org.

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SI REQUIERE SERVICIOS DE TRADUCCION, FAVOR DE NOTIFICAR A LA OFICINA 3 dias de trabajo (72 horas) ANTES DEL EVENTO. SI NECESITA ASISTENCIA CON ESTA NOTIFICACION, POR FAVOR LLAME A NUESTRA OFICINA AL (213) 978-1551.

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