



Greater Wilshire Neighborhood Council General Meeting
July 10, 2013
Approved by the Board, August 14, 2013

1. Call to Order (Owen Smith)

A duly noticed Meeting of the Greater Wilshire Neighborhood Council (“GWNC”) Board of Directors was held on Wednesday, July 10, 2013, at the Ebell of Los Angeles, 743 S. Lucerne Blvd., Los Angeles. President Owen Smith called the meeting to order at 7:03 p. m.

2. Roll Call (Jeffry Carpenter)

Secretary Jeffry Carpenter called the roll. All 21 Board Seats were filled. No Board Seats were vacant (some Alternate Seats were vacant). Eighteen of the 21 Board Members or their Alternates were present at the beginning of the Meeting: Jeffry Carpenter, Patricia Carroll, Betty Fox, Michael Genewick, John Gresham, Jack Humphreville, Fred Mariscal, Frances McFall, Jeff McManus, Clinton Oie, Jason Peers, Joane Pickett, Barbara Savage (Alternate for Bill Funderburk), Owen Smith, Jane Usher, Daniel Whitley, Greg Wittmann and James Wolf. Board Members absent and not represented by an Alternate: Ann Eggleston, Patricia Lombard and Briana Valdez. The GWNC quorum (the minimum number of Board Members needing to be present to take binding votes on Agendized Items) is 13, so the Board could take such votes. Also attending: 22 Stakeholders and guests.

3. Approval of the Minutes (Jeffry Carpenter)

Mr. Humphreville requested the following correction on page 3 of the June 12, 2013 General Meeting Minutes:

That “Mr. Humphreville pointed out that some City costs, such as City employee pensions, recently have greatly increased.”

Be replaced with:

“Mr. Humphreville pointed out the \$1.4 billion increase in salaries, benefits and pension contributions over the last seven years has exceeded the growth in revenues by \$575 million. This difference was financed by transfers of City employees to DWP and other special revenue and proprietary departments and the elimination of the necessary funding to repair and maintain our streets and alleys.”

MOTION (by Mr. Gresham, seconded by Mr. Genewick): The Greater Wilshire Neighborhood Council approves the Minutes of its June 12, 2013 General Meeting as corrected.

MOTION PASSED unanimously by a voice vote.

The following correction to the June 12, 2013 Special Meeting Minutes was requested:

Page one, Item #2: “Secretary Jeffry Carpenter called the roll.” should read “Assistant Secretary Greg Wittmann called the roll.”

MOTION (by Mr. Genewick, seconded by Mr. Gresham): The Greater Wilshire Neighborhood Council approves the Minutes of its June 12, 2013 Special Meeting as corrected.

MOTION PASSED unanimously by a voice vote.

4. President’s Report (Owen Smith)

Mr. Smith reported that he attended a DWP Meeting.

A. Board Vacancies.

Alternates still needed for: Area 2 (Citrus Square); Area 9 (Oakwood-Maplewood-St. Andrews); Area 12 (We-Wil); Other Non-Profit; and Religion. Mr. Smith noted the vacancies.

B. Ethics Training

All new Board Members and alternates (along with returning Board Members whose certification is more than two years old) must complete the course at <http://ethics.lacity.org/education/ethics2007/?audience=done>
Mr. Smith noted the above.

5. Local Government Updates

A. Eric Garcetti Chief of Staff Introduction (Ana Guerrero)

Ms. Guerrero was unable to attend.

B. CD4 Update (Ben Seinfeld)

Ben Seinfeld, Field Deputy for L.A. City District Four Councilman Tom LaBonge (213-485-3337; cell 213-804-2388; Ben.Seinfeld@LACity.org), reported on the June 23rd CycLAvia event. Also, there will be street repaving on 3rd St. between Highland and Rossmore, and on Olympic between Crenshaw and Rimpau. He urged contacting him if you see mosquitos. CD4 will communicate with the L.A. Times about their map boundary between Hancock Park and Koreatown.

C. CD5 Update (John Darnell)

Mr. Darnell could not attend and there was no report at this time.

6. Presentation of Citizen Recognition Award: Margaret Sowma

Mr. Mariscal described Ms. Sowma’s community service and presented her with the award.

7. Community Concerns / Public Comments

There were no public comments at this time.

8. Treasurer's Report and Budget Items (Patti Carroll)

A. Monthly Budget Report/approval

Ms. Carroll distributed copies of and reviewed the Monthly Spending Report.

FUNDING MOTION (by Mr. Gresham, seconded by Mr. Carpenter): The Greater Wilshire Neighborhood Council approves its "Monthly Spending Report – Fiscal Year 2012-2013, as of 6/30/13."

FUNDING MOTION PASSED without any objections.

B. Materials Required by DONE for Budget Submission:

i. Proposed Budget for FY 2013-2014

Ms. Carroll distributed copies of and reviewed the proposed Budget.

FUNDING MOTION (by Ms. Usher, seconded by Mr. Gresham): The Greater Wilshire Neighborhood Council approves its Fiscal Year 2013-2014 Budget.

FUNDING MOTION PASSED unanimously by a hand vote of all 18 Board Members present.

ii. 2013-2014 Strategic Plan (drafted in cooperation with the Outreach Committee)
Stakeholder Elizabeth Fuller explained the Plan; "the Budget aligns with the goals."

FUNDING MOTION (by Ms. Usher, seconded by Mr. Humphreville): The Greater Wilshire Neighborhood Council approves its Fiscal Year 2013-2014 Strategic Plan.

FUNDING MOTION PASSED unanimously by a hand vote of all 18 Board Members present.

iii. NC Election Outreach Survey

Ms. Fuller explained the Survey.

iv. DONE-Format Board Roster (circulate)

Ms. Fuller explained the Roster. There was discussion that Board Members could provide a business address instead of their home address.

B. YTD Budget Report.

Ms. Carroll distributed and reviewed the Budget.

9. DWP Oversight (Jack Humphreville)

Mr. Humphreville described expenses of Owens Valley water source maintenance. He supports the City re-appointing Ron Nichols as the DWP General Manager.

MOTION (by Mr. Humphreville, seconded by Ms. McFall):

“The Greater Wilshire Neighborhood Council supports the request by the Ratepayers’ Advocate, Dr. Fred Pickel, that DWP’s FIT-100 Program (Solar Feed in Tariff) be suspended and support the subsequent reevaluation of the FIT-100 Program as suggest by the Office of Public Accountability. This motion was passed by LANCC with 29 Yes votes, 0 No votes, and 1 Abstention.”

MOTION PASSED by a hand vote without any objections.

10. City Budget Issues (Humphreville)

Mr. Humphreville reported that the City still has to work with employee unions about the unions increasing their health benefits contributions.

11. Old Business

There was no old business at this time.

12. New Business

There was no new business at this time.

13. Transportation Committee (Gerda McDonough)

Ms. McDonough was not able to attend and there was no report.

14. Outreach Committee (Fred Mariscal)

A. Recommendation [see the below Motion].

FUNDING MOTION (by Mr. Mariscal, seconded by Mr. Whitley): The Greater Wilshire Neighborhood Council approves a \$300 expenditure for a congratulatory ad in the Larchmont Chronicle 50th Anniversary Edition.

DISCUSSION: Mr. Smith indicated that Mr. Carpenter will draft the ad.

FUNDING MOTION PASSED unanimously by a hand vote of all 18 members present.

B. Citizen Recognition Award – next month: Chickie Byrne

Mr. Mariscal explained the above.

C. CicLAvia wrap-up

Mr. Mariscal reviewed the event. Patty Lombard set up the booth and others also volunteered.

D. New outreach ideas (to align with Strategic Plan) for further discussion at August Outreach meeting:

i. GWNC local merchant discount cards (for Stakeholders who provide us with their e-mail addresses for mailing list and/or “like” us on FB)

Mr. Mariscal explained the above.

ii. Community open house with tables/info/resources on zoning, HPOZ/historic preservation, community safety, emergency preparedness, etc.
Mr. Mariscal explained the above.

iii. Series of public discussions on things like Larchmont zoning revisions, urbanism/livability, Park Mile Plan, etc.
Mr. Mariscal explained the above.

E. Change in Outreach Committee meeting date/time: 1st Saturdays, 10 a.m.
Mr. Mariscal announced the above.

15. Board Member Reports Comments

A. NC Plan Review Issues/Motions (Jeffrey Carpenter)

Mr. Carpenter explained the above. Mr. Smith, Ms. Usher, Mr. Carpenter and Mr. Gresham volunteered to work on this.

16. Public Comments

There were no public comments at this time.

Board Member Jane Usher recused from discussing or voting on the following Items and left the Meeting at this time. Karen Gilman (Alternate for Jane Usher) took her place.

17. Land Use Committee (LUC) (James Wolf)

[Each Item's first paragraph is directly from the Agenda.]

A. Flywheel Variance Application (147 N. Larchmont)

Issue: Business was permitted as a retail store and bike testing facility before opening recently, but filed for a Variance for use as a gym/fitness studio after being cited by the City for violation of its original permit. Representatives, landlords and a large number of clients testified at the recent GWNC Land Use Committee meeting that the business is a good fit for the neighborhood and the Variance should be granted. Land Use Committee Members had no specific objections to the gym use, but were concerned that the business is still operating illegally while the Variance application is pending. The Committee said the Variance request should not be granted unless the business first comes into compliance (by ceasing operation as a gym) under current zoning restrictions. Recommended MOTION: [see below]. (Note: The LUC's Motion vote on this Motion was 7 in favor and 3 opposed.)

Mr. Wolf explained the issue.

MOTION (by Mr. Wolf, seconded by Ms. Savage): The Greater Wilshire Neighborhood Council opposes the Variance request of Flywheel Retail Store and Testing Room at 147 N. Larchmont.

DISCUSSION: There was very extensive discussion of the Variance request and related issues. Opinions in support of and opposition to the request were expressed, and there was discussion of a new offer by Flywheel owners to suspend classes during the variance application process after completing their two weeks of current bookings.

AMENDED MOTION (by Mr. Gresham, seconded by Mr. Whitley, accepted by Mr. Wolf): The Greater Wilshire Neighborhood Council understands that nonconforming uses will not be taking place while the Variance application is pending and supports granting Flywheel Retail Store and Testing Room a Variance from the Larchmont "Q" Condition Ordinance to allow stadium cycling and yoga uses at 147 N. Larchmont Blvd.

MOTION PASSED by a hand vote with 14 in favor; three abstained.

B. Small Lot Subdivision at 806 N. Las Palmas

Issue: Applicants are requesting a small lot subdivision to build four residential units on an R1.5-zoned lot, as well as a Variance to allow a height increase, and an early start (after tract map approval but before filing) for construction. Several neighbors testified at the recent Land Use Committee meeting that the building is too large and too modern in style for the historic area of mostly small single-family homes.

Recommended MOTION: [see below]. (Note: the LUC's vote on this item was 8 in favor of the Motion, 1 opposed and 1 abstention.)

Stakeholder Esther Eisenstein opposed the Variance request, saying the project would reduce light and privacy.

MOTION (by Mr. Wolf, seconded by Mr. Gresham): The Greater Wilshire Neighborhood Council opposes the application for a small-lot subdivision, height increase and early start at 806 N. Las Palmas.

DISCUSSION: Ms. Fuller noted that the Applicant requested the City to separately consider an early start Permit and Parcel Map. Mr. Wittmann supported the project.

MOTION to DIVIDE the MOTION (by Mr. Wittmann).

MOTION to DIVIDE the MOTION FAILED for lack of a second.

DISCUSSION: Ms. McFall opposed the Variance request. Mr. Oie indicated that the area is "predominantly single-family homes." Stakeholder and next-door-neighbor Gerhard said "we have a real strong leadership against this project."

MOTION PASSED by a hand vote; one opposed.

C. Maintenance Concerns for Property Owned by ACE Gallery on 400 Block of S. Sycamore

Issue: Neighbors have been complaining for several years about litter, graffiti, vagrants, prostitution and other maintenance issues on the western side of the 400 S. Sycamore block, which is controlled by ACE Gallery. The property owners recently did some cleanup, but neighbors are searching for longer-term solutions and enforcement of Section 56.08 of the municipal code, which governs removal of obstructions on City streets and sidewalks.

Recommended MOTION: [see below].
Mr. Wolf explained the issue.

MOTION (by Mr. Wolf, seconded by Mr. Carpenter): The Greater Wilshire Neighborhood Council will send a letter to the City Council District 4 office and other City agencies to ask for increased enforcement against ACE, the property owner and property manager, of section 56.08 of the LA municipal code by Bureau of Street Services or other City agencies, and the GWNC will request of the LA Police Commission neighbor notification 1 week prior to any event or party being held at ACE which involves the closure or partial closure of the alley behind ACE or any other public right of way.

DISCUSSION: Ms. Savage said the owner said he “would regularly maintain” the property. Stakeholder Fred Pickel said “this property has been a problem for . . . 28 years” and explained the need to prohibit unpermitted uses.

MOTION PASSED unanimously by a hand vote.

D. LA Times “Koreatown” neighborhood Map Boundaries

Issue: The Los Angeles Times map for the Koreatown neighborhood shows its western boundaries at Wilton and Crenshaw, instead of the west side of Western Ave., as formally recognized by the City of Los Angeles. Realtors and others are using the Times’ description with increasing frequency to label property listings and other kinds of information. Committee Members and Stakeholders present at the Land Use Committee meeting felt that it is imperative to protect the historic integrity of Greater Wilshire Neighborhoods by advocating to have the map changed.

Recommended MOTION: [see below].
Mr. Wolf explained the issue.

MOTION (by Mr. Wolf, seconded by Mr. Oie): The Greater Wilshire Neighborhood Council will work with our City Council office to urge the Los Angeles Times to accurately reflect the City-recognized boundary of Koreatown at the western side of Western Ave.

MOTION PASSED unanimously by a hand vote.

Mr. Wolf noted that the following items were presented for information only. No action was requested or required at this time.

E. Pinches Tacos Variance Application (203 N. Larchmont)

Issue: Pinches Tacos, which now occupies the old Bottega Marino space on Larchmont Blvd., is permitted as a take-out establishment, but is interested in applying for a Variance to be a legal sit-down restaurant. (Or at least to legalize in some way the use of tables and chairs for its take-out customers.) The applicants, Committee Members and Stakeholders discussed a possible Variance application, why it might not be approvable under current Larchmont zoning (which specifies a maximum number of

restaurants allowed), and whether the previous establishment, which did have table service at that location, was in compliance. The applicants have not yet filed any applications and are still exploring their options.

Mr. Wolf indicated that the Committee has not yet made a recommendation.

Mr. Wolf reviewed other Potential Agenda Items for the July 23 LUC Meeting:

- Application for parcel map to divide a lot into two lots at 800 N. Sycamore
- Zoning adjustment at Marlborough School
- Presentation on plans for mixed-use development at 5100 Wilshire Blvd. (Oasis Church site)
- CUB renewal for 3Twenty Wine Lounge (320 S. La Brea)
- CUP application for Hollywood Historic Hotel
- Setback elimination for 4113 W. Olympic Blvd.
- 853 S. Lucerne
- Variance and CUB application for Larchmont Bungalow
- 807 N. Hudson
- 851 N. Cherokee
- Proposed AGF Ordinance Revisions

18. Announcements and Adjournment

A. Next meeting: Wednesday, August 14, 7:00 p.m.

Mr. Smith noted the next General Board Meeting date. Mr. Smith declared and the Board agreed to **ADJOURN** the Meeting at 8:33 p.m.

Respectfully submitted,
David Levin
Minutes Writer