

NCWP Board Meeting
DRAFT MINUTES
Submitted by Geoff Maleman

Tuesday, February 4, 2014 – 6:30 p.m.
Westchester Council Community Room
7166 Manchester Avenue, Westchester, CA 90045

Present: Sibyl Buchanan, Cheryl Burnett, Scott Carni, Craig Eggers, Kathryn Evans, Alex Eychis, Tom Flintoft, Gregory Heffernan, Cyndi Hensch, Ted Kroeber, Pat Lyon, Nora MacLellan, Geoff Maleman, Matthew Parrish, Booker Pearson, Alan Quon, Mark Redick, Denny Schneider, Jack Topal, David Voss, Lance Williams, Grace Yao

Absent: John Casey, John David Webster,

Excused: Andrew Kamm, John Loizeaux, Sheryl Thomas-Perkins,

1. **Call to Order – President Hensch called the meeting to order at 6:37 p.m.**
2. **Introductions**
3. **Approval of Minutes of previous Board meetings – Approved by acclamation**
4. **Announcements from Governmental Representatives:**
 1. **Nate Kaplan**, Councilman Mike Bonin's Office, spoke re: LAX ultrafine particles (UFP) study, requested LAWA to work with local public health agencies to look at long-term health impacts of UFP, provided an update on LAX actions, updated the Safe Routes to School program on Sepulveda Boulevard, Councilman put in a motion to establish a cost-recovery field inspection program to establish a system to enforce compliance with CUP requirements of various projects, announced Feb. 8 Ballona Creek clean-up effort, open house regarding the future of Marina del Rey from 10am -12 pm on Feb. 15 and 6-8 pm, on Feb. 18 at Burton Chace Park, a Budget 101 presentation will be held on Feb. 26, 6-8 pm at Mar Vista Recreation Center (www.lamayor.org/westsidebudget101).
 2. **Daniel Tam**, May Eric Garcetti's Office, spoke re: new head of DWP (Marcy Edwards), Lucy Jones brought on from the US Geological Society to discuss earthquake preparedness.
5. **Presentations - Manchester Avenue Bike Lanes and Island Reduction** – Abbass Vajar, Steve Gaur and Ferdinand Chan from the city's Bureau of Street Services, spoke re: sidewalk improvements on Sepulveda between 83rd and 80th Streets as well as a new bike lane project on Manchester Avenue from La Tijera Boulevard to the City of Inglewood. Existing travel lanes will remain the same, but new landscaping and bike lane in each direction will be added by reducing width and length of the current medians. Work will be done in stages – first stage will be Bellanca to Belford.
6. **Public Comment** - non-agenda items
 1. **Scott Carni** spoke re: Westchester Park, Trask/Lagoon Parks in Playa del Rey ... Mark Rose will take over oversight of these projects for the city. Construction will begin in three weeks – new lighting, skateboard park upgrade, 20-camera security system, addition of batting cages.
 2. **Charlotte Lee Gunter** spoke re: Community Connections event on January 26
 3. **Marquis Olison** spoke re: Nextdoor.com
7. **Motions/Actions Items and Related Public Comment**
 1. **Consent Calendar:** (*The following items will be treated as one item and enacted with one vote unless a Board member or a stakeholder requests that an item be placed on the Discussion Calendar.*)
 1. Approval of Minutes of previous Board meeting
 2. Approval of Proposed Revised Budget to provide funding for election outreach. (Budget/Finance)

3. Approval of Outreach expenditure not to exceed \$500 for an outreach booth at Race for Success (Outreach)

M/S Schneider/Eychis to approve the items on the Consent Calendar. Motion passes unanimously.

4. Approval of request to Councilman Bonin to intervene to help find a resolution to the parking concerns of residents in the community adjacent to LAWA Parking Lot C and Neilsen Youth Park. (ARC) **This item was removed from the agenda.**

2. Discussion Calendar

1. Presentation by Dreyfus Construction and motion to support the proposed development of 12 single-family residences at Manchester and Emerson provided that the project include a Homeowners Association or a Common Area Maintenance Agreement as a condition of approval.

Tommy Roys spoke against the proposed project – units are too narrow, too dark, not enough parking per unit, garages are too small for two full-size cars, no community benefits for neighbors, traffic safety concerns, need to remediate any former gas station tanks/pollution

Bob DeYoung spoke against the proposed project – expressed safety concerns at that intersection, too tall, shade impacts on neighbors, parking concerns, wants ground contamination study, wants to be sure there's no conflict of interest among any NCWP board members

Ellie Holm spoke against the proposed project – suggested a community committee be put in place to review this project

Lori Erlendsson spoke against the proposed project

Vince Bertolini spoke against the proposed project – too tall, too dense a project and does not comply with the city's Small Lot Ordinance, prepared a report to share with the NCWP board

M/S Evans/Redick to approve.

M/S Quon/Pearson to table this motion until after Kentwood Home Guardians group weighs in. Motion passes 14-7 (Nays: Buchanan, Flintoft, Maleman, Redick, Voss, Williams, Yao)

2. Motion to support the proposed revised 138 Culver Blvd, Playa del Rey (Legado) project subject to the following conditions:
 1. That the "recommendations" contained in paragraph "E" of the LADOT letter dated November 15, 2013 amending the traffic assessment regarding Construction Impacts be made mandatory; and
 1. (Paragraph "E": Construction Impacts - DOT recommends that a construction worksite traffic control plan be submitted to DOT's Western District Office for review and approval prior to the start of any construction work. The plan should show the location of any roadway or sidewalk closures, traffic detours, haul routes, hours of operation, protective devices, warning signs and access to abutting properties. DOT also recommends that construction related traffic be restricted to off-peak hours.)
 2. That the developer remove the "towers" from the design to reduce the overall height of the project.

3. That the developer provide a Community Benefits Package that is legally enforceable through a Development Agreement that includes the following:
 1. Tree Canopy - Plant 20, 36" base trees in the Lagoon Park that will initiate the "tree canopy" from the beach to the Wetlands, as designed by LMU's school of Urban Resilience.
 2. Remove Utility Poles on Culver: from Nicholson to Pacific. Approx. 25 poles
 3. Resurface Sidewalks: Expand the presented design elements from the 138 Culver Project's sidewalk treatment from Nicholson to Pacific.
 4. Install new street lighting poles and elements (design to be determined) on Culver from Nicholson to Pacific.
 5. Install Traffic Calming Elements:
 1. A Zebra striped, crosswalk at the base of the Pershing Stairs. This shall include overhead dual flashing lights (both ways) activated by crosswalk use.
 2. Install a "Smart" Crosswalk at Pershing and Nicholson: In-street flashing crosswalk needed to abate dangerous intersection
 3. Install a "Smart" Crosswalk at Pershing and Manitoba: In-street flashing crosswalk needed to abate dangerous intersection
 4. Install lighted median on Culver Blvd. at westbound entrance to Playa del Rey. Signage to include: "Welcome to Playa del Rey" Median should be designed to bifurcate both eastbound and westbound traffic flow.
4. And recommend that an EIR be considered for the environmental impacts of the three (3) properties in Playa del Rey that are owned by The Legado Companies.

Prior to discussion and public comment Flintoft recused himself and left the room.

Robert Krauch spoke against the proposed project – wants project to be 50% of proposed size (density and height)

Richard Austin spoke against the proposed project – traffic concerns, lack of parking

Allen Pacheco spoke against the proposed project – presented petition signed by 500 people opposed to the project, businesses do not support Legado, discrepancies in the zoning heights for the Jake's lot

Adam Haussman spoke against the proposed project – concerns about subterranean parking and flooding in Playa del Rey, upset Legado sent in a letter asking for the NCWP not to consider the project

Kathy Schwertfeger spoke against the proposed project – concerns about the Coastal Act restrictions on building heights, Coastal Act requires more parking than the city requires and this project does not meet that requirement

Jeffrey Otto spoke against the proposed project – concerned about height and density, public does not know enough about this project, unaware of the heights proposed

Elise Slifkin McClure spoke against the proposed project – concerned about Toe’s Beach project ad that suggested that project could include hotels, condos, 37-foot buildings; Legado project will turn our community into horrible place, this will change the character of PdR, wants an EIR

Ruth Lansford spoke against the proposed project – concerns about traffic, height, parking, but the big issue is that the community is an island – cannot expand in any direction

Julie Ross spoke against the proposed project – the project is not “by-right,” concerned about heights, subterranean parking in a liquefaction zone, “I can live with a 37-foot tall building,” wants the NCWP board to listen to the community

Sharon Stoltzman spoke against the proposed project – gave a historic recap of the Playa del Rey area’s history

Voss asked for the NCWP to agendize a letter to Councilman Bonin to address SB1818’s unintended consequences

M/S Schneider/Williams to support Legado project with the conditions as listed above. Motion fails unanimously.

8. Treasurer’s Report

M/S Eychis/Voss to receive and file the Treasurer’s Report. Approved by acclamation.

9. Committee Reports

Lyon reported that the **PLUC Committee** is dealing with a variety of issues, spoke re: Councilman Bonin’s letter re: the City Council’s position on the 74th/La Tijera development that congratulated NCWP for its efforts in securing concessions from the developer that will improve the neighborhood

Buchanan reported that **Outreach Committee** will have tables at several upcoming events and passed around information about the upcoming NCWP election and the latest Hometown News ad

Eggers reported that in March the **Airport Relations Committee** will get presentation from Southwest Airlines regarding renovations to Terminal 1 and 2

Redick reported that **Government Affairs Committee** met in January re: irrigation systems in medians, February meeting will not be held due to a conflict with Presidents Day

10. Committee Assignments

11. Announcements

12. Adjournment – President Hench adjourned the meeting at 9:16 p.m.

Next Meeting: Tuesday, March 4, 2014 – 6:30 p.m.