

CHEVIOT HILLS HOME OWNERS' ASSOCIATION

P.O. Box 64458, Los Angeles, CA 90064 www.cheviot hills.org

Minutes for the General/Elections Meeting Thursday, June 6, 2023

Directors present: Bob Keehn (President), Jim Gilbert (Vice President), Marty Bischoff (Treasurer), Cindy Kane (Secretary), Renee Dernburg, Margaret Gillespie, Steve Herman, Eugene Izumo, Marcie Newby, Greg Pulis, Mark Sedlander, Larry Tabb

Directors not present: Mike Mandel, Andrew Oelz, Brandon Reif

Guests: Councilwoman Katy Yaroslavsky and staff, Chris Baker (LAPD SLO), Lena Wilson (Vista Del Mar), Parliamentarian James Stewart and ~ 35 neighborhood residents

Call to Order

The meeting was called to order at 7:07 p.m.

I. Welcome Remarks:

President Bob Keehn introduced himself and welcomed our speakers and neighborhood guests.

II. Councilwoman Katy Yaroslavsky, CD5

Katy thanked the group for the invitation to speak. She hopes this is a first of many interactions together. She views her teams' job to be on the ground working with our neighborhood.

She introduced our Field Deputy Vanessa Saldana and Council Aide Jocelyn Tabata.

It is important to her to be accessible to the community and a partner in problem solving.

She provided an update on her six months in office. She is the chair of the Energy Environment Committee, Vice Chair of the Olympics ad hoc Committee. She sits on the Budget Committee, Transportation Committee and the Planning and Land Use Committee.

Regarding priorities, her focus is on homelessness. CD5 does not have any interim beds. They are working hard to bring beds online (mental health beds and addiction beds). They are working on rental assistance to keep people housed.

The budget is looking at subsidized senior meals, childcare, investing in parks, park programming. There is a huge commitment to public safety. Committed to hiring 780 officers to bring the number back up to 9,500 with hiring bonuses to attract and retain officers. It is important to get enough officers on the streets. We need to have enough 911 operators. In addition to investing in armed response from LAPD they are investing in community-based unarmed response with mental health professionals/social workers to respond to calls regarding the unhoused population. The city budget includes \$1.3 billion allocation for homelessness and homelessness prevention and another \$250 million for inside safe operations. So far in CD5 they have done 2 "inside safe" on 6th street where 42 people were moved inside and on San Vicente. They will be turning their attention to the western part of the district next.

Their office has moved about 100 people in CD5 off of the streets into interim housing. At last count there were about 1,300 unhoused in CD5. We need more housing in the west side. This year

alone there will be a lot more permanent supportive housing brought online. As these projects come online, they will be thoughtfully done in partnership with communities.

The purple line will be coming through Century City. Metro is trying to get more people out of their cars. CD5 has the most jobs centered outside of DTLA with workers coming into Century City, Cedars and UCLA. This encompasses almost a half a million people, many who don't live near where they work. Metro is trying to make it easier to get to work without their cars.

School Safety: The city has committed a lot of work around the schools to slow down cars and create safe passages for students and families. They are figuring out what individual schools need by working with the schools and through parent groups. They doubled the budget for speed humps around schools. They can really accelerate that program around schools.

Upzoning: There is concern about local development and upzoning. She believes we should be putting the density where it makes sense...at job centers and along transportation corridors. She doesn't believe we should be upzoning in single family neighborhoods. We already have SB9. We don't need to do anything further to upzone what's already been upzoned. She addressed the plans that city planning put forth about upzoning big swaths of neighborhoods on the westside. She said it is just not going to happen.

Drill sites: there are drill sites nearby (park/Pico drill site). She was a climate environmental lawyer in her past work. They were able to pass legislation at the county level and are working on that in the city to phase out all drilling. As the chair of the environmental committee, she is working hard to accelerate that. Her position is that no one should live near a drill site.

Question regarding short term rental ordinances: There are limitations on how long one can rent out their residence. There are proposals in place to make sure that people who own short term rentals are complying with the ordinances. One of the challenges in the city is that there are ordinances in the books, but they are not being enforced. Really trying to find a balance of community peace and those folks that want to rent out a room. If there is an issue in the neighborhood, then residents should reach out to Field Deputy Vanessa Saldana. She is our direct conduit to city hall, city planning, police. A motion was introduced yesterday to ask the city attorney's office to draft an ordinance to provide residents with a private right of action. Also working on the back end to make sure companies like VRBO, AirBnB are complying with the law.

Question about the upzoning: Are there things that the community should be doing to help support the stance of CD5 to stop the upzoning? She spoke to Vince Bertoni (Planning Director) a few weeks ago. He understands that several councilmembers and the Mayor are not in favor of this. He also said it is not going to happen. She suggested he put out updated plans so people can stop worrying about it. There is going to be a community meeting to discuss the Housing Element in the coming weeks. She encouraged the community to stay engaged and attend that meeting or submit comments.

As a follow up to that, one resident suggested that Katy should explain what the state has mandated. She explained SB9...a blanket upzone. A resident can sell their property and subdivide a single-family dwelling into 2 parcels. One each of those parcels you can build a duplex and an ADU. There are also requirements around housing units that each city/region must provide for RHNA (regional housing needs assessment). The housing that needs to be built is geared toward job rich sites. This impacts that westside. She is not opposed to the housing. The question is where and what the process will be. She suggests it be near job centers and next to transit that

people will use. She joined the Planning and Land Use Committee to help create proactive community planning. There are ways that neighborhoods can push back on the SB9 law...HPOZ. We should have a follow up conversation about what we are seeing and how to limit it. She feels strongly that density should be around job centers (i.e., UCLA).

Question regarding Metro and Safety: The Metro board recognizes that public safety and homelessness on the Metro are unacceptable. There is a huge commitment in the budget for public safety (armed officers, ambassadors, security guards) and homeless service provisions (addiction services, mental health services). In the last couple of weeks there is a decline in incidents. They are trying to get ridership numbers up.

Question regarding the unhoused population: How are encampments cleared out? How is the trash being addressed? The decision is made based on the numbers, proximity to neighborhoods. She highlighted the San Vicente encampment. She has 3 staff members on her team that are in the field daily. Matthew Tenchavez, Lauren and Perla. They are direct service providers, social workers with a background in mental health. If you call the CD5 office, they will go out and determine the needs. Regarding the cleaning up. There is a CD5 Clean Team. Residents can call the CD5 office. Sanitation does their own clean up...Care Plus (power wash). CD5 can request their services for a particular encampment. CD5 can prioritize where the cleaning happens. Katy also highlighted the illegal dumping problem. People dump their trash next to an encampment. If residents notice a particularly bad encampment, they can call CD5 to address it. One of the problems is that there are no interim beds in CD5. Until we bring those beds online - its working with the Mayors Inside Safe program. They put people in hotel rooms which are very expensive on the westside. It's not a good use of taxpayers' money to spend \$200/night on a motel room. They are putting folks in different parts of the region. It is important to get beds in the district. One resident asked if there is a systematic approach to addressing homelessness. Katy said that LA County has 88 cities. CD5 touches West Hollywood, Beverly Hills, Culver City and touches other council districts. Each CD has their own approach to this. Each city has their own approach. There are settlements that the city is bound by. She suggests there be a regional or federal approach to this. The state and federal government needs to step up to bring more resources to our city and county.

Question regarding Development along Pico with limited parking. The planning deputy Dylan Sittig is working with neighborhoods on how to prevent overflow parking into neighborhoods due to limited parking in new buildings.

III. Crime Update from SLO Chris Baker, LAPD

Chris Baker introduced himself. His area covers Century City to Venice and LaCienega. Our area is not a violent crime area. We are at a 26% decrease in crime compared to last year. In the last year he said they were going to put resources in the area. Chris uses residential burglaries to assess true safety of an area. We had 7 last year and 7 this year. Of those residential burglaries, he has seen an increase in those (Northvale, Patricia, Lorenzo). There is a crew working in our area. A grey 4 door sedan, a white 4 door sedan. There are 4 individuals. They enter homes and pull safes out of the wall. He spoke to Detective Carillo. They were able to get a license plate from a camera in Beverlywood. They are trying to identify that crew with facial recognition.

There is a vehicle-related cluster along Bradbury and Manning (car theft, catalytic converter, car break ins). He is going to schedule a catalytic converter etching event at the park in July or August. They have seen great results with these etching events.

Last year Chris told us about a home invasion event along Patricia Ave. The homeowner was bitten in the arm. They recently put the suspect in custody and attended a court hearing. They were not able to get a sentencing on this crime because this suspect had numerous other cases against him.

A crime recently occurred on Dunleer. An elderly gentleman was approached by a woman. She asked for Band-Aid. In the process she removed his Rolex watch unbeknownst to him. There was no footage of the crime. The nearby homes did not have video. He encouraged all residents to invest in video surveillance. It may not prevent a crime, but it does help LAPD in solving crimes.

Cheviot Hills Park and Dogs Off Leash: Chris has asked CD5 to identify an area of the park for a designated dog section. If you take your dogs to the park, his advice is to keep them on leash.

Traffic: Tony Moone, traffic officer plans to do enforcement along Motor Ave. He reminded the audience to stop at the stop signs.

Putney: On Sunday night there was a report of a party house. There was a report of shots fired with shell casings found nearby. A report came in from MLK hospital of a female assaulted at that location. There was a chronic issue with this home in 2021. Officers wrote a citation that goes to the city attorney's office. A notice of violation was posted on the door for 30 days. They are working with the homeowner to control who rents the home.

Question about LAPD shortage: West LA has a shortage of about 25 officers. The problem for LAPD is recruitment and retention. The department is well below the target. Recruitment classes are much lower than years past.

Question regarding response times: Average response times is 5 minutes for an active burglary in progress. Chris pushes neighborhood watch because neighbors are the best resource.

Question about answering the door: Make it clear that someone is home. When there is no answer at the door it is a clue that no one is home.

Weekly newsletter from Chris: If residents would like to receive his weekly newsletter, reach out. The newsletter is forwarded to the block captains.

Chris closed the Q&A with his contact information: Email 39796@lapd.online; Cell phone number is 213-810-4243; Desk phone number is 310-444-0740.

- IV. Update on West Los Angeles Homeless (WLAH) Organization – Margaret Gillespie**
Margaret is on the CHHOA Board, the Westside Neighborhood Council Board and she is the Exec VP of the non-profit, West Los Angeles Homeless (WLAH). WLAH began direct outreach in 2021 whose goal is to get unhoused population into housing. They work closely with CD5. WLAH partners with CD5 on showers each Thursday in West LA, where they provide essential items and access to case workers to assist clients. She provided an anecdotal story about a client. WLAH came to his aid to help this young man get into housing.

V. Update on Vista Del Mar/Angel City Partnership – Lena Wilson

Lena Wilson, the executive director of Vista Del Mar (VDM), provided background on herself. VDM started as a Jewish Orphanage about 116 years ago. The campus has 18 acres. They are a full-service continuum for children and families in need. They have three residential treatment centers with about 60 kids in residence. A new program was added to help minors from war-torn countries with family in the US. The goal is to get them housed with local family. The average stay is 3 days to a week. They have a short-term residential treatment center focused on kids in foster care and probation, ages 13-17. There is a 24-bed secure unit for children who have experienced commercially exploited youth (sex trafficking). There is a non-public school that serves about 132 youth. This is for youth that have experienced trauma that are unable to self-regulate in a normal school setting. VDM also offers foster care, adoption, an early head start program for 0-3, and wrap around services for families. They just started a mobile crisis outreach team on the streets. They were just granted an advocacy program for criminally exploited youth that will start in October. There is also a small graduate program on campus. They provide outpatient services and are the mental health arm for Santa Monica/Malibu School District. They want to grow with affordable childcare on campus.

VDM is still in partnership with Angel City. They are working on the permit process to build their practice facility on campus.

She invited the audience to come and take a tour or volunteer on campus.

VI. Update on 2720 Monte Mar Terrace

Bob provided a brief update on the home. The home was sold to a developer. There was concern given its historic value in the neighborhood. The original demolition permit was withdrawn. It is our understanding that the construction fencing relates to an interior modification and possibly adding two ADUs.

VII. Elections

Bob explained the election process. Our Parliamentarian, James Stewart was present to oversee the process. There are seven board seats up for re-election. Each board member up for election was introduced. After candidates briefly introduced themselves, a call for nominations from the floor was made (none noted). Ballots were collected and counted. All candidates were voted in.

The meeting adjourned at 8:35 p.m.