

## NOVEMBER 16, 2022 BOARD MEETING MINUTES

1. Call to Order at  
7:06 p.m.

Roll Call (1 min)

Kim Clements:	Absent
Dean Cutler:	Present
Randall Fried:	Present
Ira Gold:	Present
Jeff Hartwick:	Present
Julie Houlihan:	Present
Scott Mandell:	Present
Chip Meehan:	Present
Brandon Morino:	Present
Richard Niederberg:	Present
Karen Sarrow:	Present
Adam Summer:	Absent
Alexa Steinberg:	Present
Abigail Velasco:	Absent

Quorum: **YES**

2. President's Comments

President made some introductory comments and mentioned an ad hoc election committee will be formed and encouraged members of the public to contact the president. A Board meeting will not be held for December. The proposed Wildlife Ordinance meeting is tomorrow. The president also urged all Board members to volunteer for the December Luminaria event.

3. Secretary's Report: Abigail Velasco is absent so the Corresponding Secretary gave a brief report. The minutes from the October Board meeting were unanimously passed.

4. Corresponding Secretary's Report: All CISs/motions have been filed and submitted to elected officials and the sole RFA has been submitted to Nithya Raman's office.

5. Treasurer's Report: Kim Clements is absent so the president moved for approval of the monthly Expenditure Report for October 2022 (**Motion 5(a)**). Richard Niederberg seconded.

Vote on 5a:

Kim Clements:	Absent
Dean Cutler:	Yes
Fiona Duffy:	Yes (advisory)
Randall Fried:	Yes

Ira Gold: Yes  
 Jeff Hartwick: Yes  
 Julie Houlihan: Yes  
 Scott Mandell: Yes  
 Chip Meehan: Yes  
 Brandon Morino: Yes  
 Richard Niederberg: Yes  
 Karen Sarrow: Yes  
 Adele Slaughter: Ineligible  
 Alexa Steinberg: Yes  
 Adam Summer: Absent  
 Abigail Velasco: Absent

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TOTAL: 11 yes, 3 absent

**MOTION: PASSES**

6. Vice President’s Report: Parking passes and election info will be passed out at the Nov. 27<sup>th</sup> Farmer’s Market. A DONE report on election rules is out. BONC will be having ad hoc committee about Code of Conduct matter.

7. Kevin Ocubillo of LADOT gave a presentation about a community survey to identify mobility investment priorities.

8. Announcements by Government Reps: CD4 Field Deputy Jorge Plascencia gave an update including dangerous traffic conditions at Coldwater Canyon near Erewhon. CD2 Field Deputy Tiffany Zeytounian also gave an update, including coordinating the Luminaria event and the Holiday food and toy drive at First Christian Church. Public comment was made by Tess Taylor and Eric Preven.

9. Public Comment on Non-Agenda Items: Tess Taylor mentioned the inoperative lighting in Toluca Lake because of copper wire theft and wondered if Studio City was having a similar problem.

10. **MOTION 10a**: The Board of the Studio City Neighborhood Council (SCNC) approves the budget for Movies in the Park: (A) Spring event on Saturday, April 8, 2023, (not to exceed \$2,500); (B) Summer event on Saturday, June 3, 2023 (not to exceed \$2,500).

Vote on 10a:

Kim Clements: Absent  
 Dean Cutler: Yes  
 Fiona Duffy: Yes (advisory)  
 Randall Fried: Yes  
 Ira Gold: Yes  
 Jeff Hartwick: Yes  
 Julie Houlihan: Yes  
 Scott Mandell: Yes  
 Chip Meehan: Yes  
 Brandon Morino: Yes  
 Richard Niederberg: Yes  
 Karen Sarrow: Yes  
 Adele Slaughter: Ineligible  
 Alexa Steinberg: Yes

Adam Summer: Absent  
Abigail Velasco: Absent

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TOTAL: 11 yes, 3 absent

**MOTION: PASSES**

11. **MOTION 11:** Budget Committee Motion by Richard Niederberg/Scott Mandell. SCBA representative Andrew Epstein answered questions about the median project. All California native plants will be planted. Public comment and Board discussion followed.

The Board of the Studio City Neighborhood Council (SCNC) approved the funding request from the SCBA for the Vineland Median Project “E” in the amount up to \$5,000.00.

Vote on 11:

Kim Clements: Absent  
Dean Cutler: Yes  
Fiona Duffy: Yes (advisory)  
Randall Fried: Yes  
Ira Gold: Yes  
Jeff Hartwick: Yes  
Julie Houlihan: Yes  
Scott Mandell: Yes  
Chip Meehan: Yes  
Brandon Morino: Yes  
Richard Niederberg: Yes  
Karen Sarrow: Yes  
Adele Slaughter: Ineligible  
Alexa Steinberg: Yes  
Adam Summer: Absent  
Abigail Velasco: Absent

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TOTAL: 11 yes, 3 absent

**MOTION: PASSES**

12. Outreach Committee. Motion by Brandon Morino: The Board of the Studio City Neighborhood Council (SCNC) approves an amount up to \$400 for flyer printing and/or stand displays to advertise SCNC at public events. Discussion.

Vote on 12:

Kim Clements: Absent  
Dean Cutler: Yes  
Fiona Duffy: Yes (advisory)  
Randall Fried: Yes  
Ira Gold: Yes  
Jeff Hartwick: Yes

Julie Houlihan: Yes  
 Scott Mandell: Yes  
 Chip Meehan: Yes  
 Brandon Morino: Yes  
 Richard Niederberg: Yes  
 Karen Sarrow: Yes  
 Adele Slaughter: Ineligible  
 Alexa Steinberg: Yes  
 Adam Summer: Absent  
 Abigail Velasco: Absent

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TOTAL: 11 yes, 3 absent

**MOTION: PASSES**

13. Ad Hoc Committee on the Residences at Sportsmen’s Project (Barry Johnson/Peter Cole). Public comment was given. Peter Cole presented a 3D rendering of the proposed project. Public comment was held. Attendee Heidi opposed the project as too large and supported the motion. Cosmo supported the motion. Eric Preven stated the project was a bait and switch and an egregious misuse of space. Teri Austin supported the motion. Joanne supported the motion. Tess Taylor supported the motion. Lauren supported the motion. Lewis supported the motion. Sari was concerned about Valley Fever in the dirt and air quality. Patrice Berlin opposed the project and supported the motion. Jesse supported the motion and suggested repurposing.

The president stated he received 95 emails opposed to the project. Board comment followed.

Ben Besley, of the developer Midwood, answered questions from the Board and stakeholders about the project. He said what people are saying is that the project is too tall. He stated that what Peter Cole presented was “grossly inaccurate.” Said it doesn’t accurately reflect set-back. Said zero set-back because of underlying zones and slope of building. Said he doesn’t know about the \$400,000 re Project Roomkey. He said tried plans over 2 years to repurpose hotel but didn’t make financial sense because no weekday business. Said designing for electric vehicles so will help air quality. Ben said there would not be a 3D model forthcoming because seeing things from an aerial view is different from street level view. He stated that he doesn’t have a set of plans for a smaller project. He mentioned that he has had conversations with Harvard Westlake about concurrent projects, including alternate truck routes in the event there is concurrency. He said he heard little from others about benefits of the project.

More Board questions followed.

**MOTION 13:**

The Board of the Studio City Neighborhood Council (SCNC) *opposes* Los Angeles City Planning Department Case Number: CPC-2021-7012-DB-MCUP-WDI-SPP-SPR-VHCA *unless* the Height is a total of the Ventura-Cahuenga Boulevard Corridor Specific Plan's (VCBCSP) by right allowable height of 30 feet, plus the Los Angeles Municipal Code Ordinance Number 179681 Density Bonus "On-Menu" (by right) Density Bonus of 11 additional feet to provide for the Density Bonus units restricted to Very Low Income households; for a total of 41 feet. Furthermore, the SCNC *opposes* requests for any "Off-Menu" waiver or modification development standard(s) that would have to be approved by the City Planning Commission (CPC), including a request for these seven (7) Off-Menu Incentives at the site:

- 1) An Off-Menu Incentive to allow a maximum Floor Area Ratio (FAR) of 2.83:1 in lieu of the otherwise permitted 1.0:1 FAR, this in excess of the 35 percent increase permitted under LAMC Section 12.25 A.25(f)(4);
- 2) An Off-Menu Incentive to allow a maximum building height of 94 feet in lieu of the otherwise permitted 30 feet plus the additional 11 feet granted by LAMC Section 12.25 A.25(f)(5) for a total of 41 feet;
- 3) An Off-Menu Incentive to allow 402 accessible standard vehicle parking stalls in lieu of the otherwise required 520 accessible standard parking stalls;
- 4) A Waiver to allow zero-foot side yard setbacks in lieu of the otherwise required 10-foot side yard setbacks as required by LAMC Section 12.22 C.20;
- 5) A Waiver to waive the otherwise required transitional height requirements as established by LAMC Section 12.21.1 A.10 for buildings in a C or M Zone within certain distances of an RW1 or more restrictive zones including OS zones;
- 6) A Waiver to allow a zero-foot distance between main buildings in lieu of the otherwise required distance;
- 7) A Waiver to allow a zero-foot rear yard setback in lieu of the otherwise required 20-foot rear yard setback as required by LAMC Section 12.11 C.3.

The "Off-Menu" items that the CPC would have to approve go completely against the Ventura-Cahuenga Boulevard Corridor Specific Plan's (VCBCSP) "Neighborhood and General Commercial Plan Designation" (the least developed of three designations within the VCBCSP; a land-use designation which is a focal point for surrounding residential neighborhoods and containing a diversity of land uses, such as restaurants, retail outlets, grocery stores, child care facilities, small professional offices, community meeting rooms, pharmacies, religious facilities and other similar services. Additionally, Ventura Boulevard has the "Boulevard II" street classification, but Coldwater Canyon Avenue has only the "Avenue II" classification, a much narrower roadway which carries the vehicle traffic between the entire Valley and Beverly Hills and beyond. This is one of the busiest intersections along the entirety of Ventura Boulevard and is on the "Critical Intersections" list of the VCBCSP. The VCBCSP has the purpose to assure a compatible and harmonious relationship between residential and commercial development where commercial areas are contiguous to residential neighborhoods, as well as, assuring that an equilibrium is maintained between the transportation infrastructure and land use development in the VCBCSP and within each separate community of the Ventura-Cahuenga Boulevard Corridor Specific Plan area.

(There is a link to additional portions of the letter not listed on the agenda because of its length.)

Vote on 13:

Kim Clements:	Absent
Dean Cutler:	Abstain
Fiona Duffy:	Yes (advisory)
Randall Fried:	No
Ira Gold:	Yes
Jeff Hartwick:	Yes
Julie Houlihan:	Yes
Scott Mandell:	Yes
Chip Meehan:	Yes
Brandon Morino:	Yes
Richard Niederberg:	Yes

Karen Sarrow: No  
Adele Slaughter: Yes  
Alexa Steinberg: No  
Adam Summer: Absent  
Abigail Velasco: Absent

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TOTAL: 8 yes, 3 no, 1 abstain, 3 absent

**MOTION: PASSES**

14. Government Affairs Committee (Barry Johnson)

**MOTION 14(a):** The Board of the Studio City Neighborhood Council (SCNC) opposes Council File 22-1196 UNLESS the new total of City Council seats does not exceed the current total City Council budget. For example, if the total number of Council seats is increased to 25, the total City Council budget would be divided by 25, instead of the current dividing by 15. This motion is also to be submitted as separate Community Impact Statements (CIS) to [CF 22-1196].

Discussion.

Vote on 14(a):

Kim Clements: Absent  
Dean Cutler: Yes  
Fiona Duffy: Yes (advisory)  
Randall Fried: Yes  
Ira Gold: Yes  
Jeff Hartwick: Yes  
Julie Houlihan: Yes  
Scott Mandell: Yes  
Chip Meehan: Yes  
Brandon Morino: Yes  
Richard Niederberg: Yes  
Karen Sarrow: Yes  
Adele Slaughter: Yes  
Alexa Steinberg: Yes  
Adam Summer: Absent  
Abigail Velasco: Absent

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TOTAL: 11 yes, 3 absent

**MOTION: PASSES**

**MOTION 14(b):**

The Board of the Studio City Neighborhood Council (SCNC) supports Council File 23-0002-S1 to create an independent, member selection process with a new redistricting commission and

new redistricting maps for the City of Los Angeles before the April 2023 special election. This would be based on the Los Angeles County model created in 2016's Senate Bill (SB) 958. This motion is also to be submitted as a Community Impact Statement (CIS) to [CF 23-0002-S1].

Discussion.

Vote on 14(b):

Kim Clements:	Absent
Dean Cutler:	Yes
Fiona Duffy:	Yes (advisory)
Randall Fried:	Yes
Ira Gold:	Yes
Jeff Hartwick:	Yes
Julie Houlihan:	Yes
Scott Mandell:	Yes
Chip Meehan:	Yes
Brandon Morino:	Yes
Richard Niederberg:	Yes
Karen Sarrow:	Yes
Adele Slaughter:	Yes
Alexa Steinberg:	Yes
Adam Summer:	Absent
Abigail Velasco:	Absent

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TOTAL: 12 yes, 3 absent

**MOTION: PASSES**

**MOTION 14(c):**

The Board of the Studio City Neighborhood Council (SCNC) opposes Council File 22-1154 in its entirety due to the kiosks being unnecessary and obsolete because of today's handheld technology. In addition, we oppose kiosks that contain any advertising, as well as being located near or facing vehicular traffic. Kiosks will be the target of vandalism and destruction just like our bus shelters, without dedicated money to make repairs. This motion is also to be submitted as a Community Impact Statement (CIS) to [CF 22-1154].

Discussion.

Vote on 14(c):

Kim Clements:	Absent
Dean Cutler:	Yes
Fiona Duffy:	Yes (advisory)
Randall Fried:	Yes
Ira Gold:	Yes
Jeff Hartwick:	Yes

Julie Houlihan: Yes  
Scott Mandell: Yes  
Chip Meehan: Yes  
Brandon Morino: Yes  
Richard Niederberg: Yes  
Karen Sarrow: Yes  
Adele Slaughter: Yes  
Alexa Steinberg: Yes  
Adam Summer: Absent  
Abigail Velasco: Absent

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TOTAL: 12 yes, 3 absent

**MOTION: PASSES**

**MOTION 15(a):**

The Board of the Studio City Neighborhood Council (SCNC) opposes Council File 22-1128 UNLESS the 100 new miles of bus-only lanes exclude Ventura Boulevard in Studio City, which cannot afford to lose one lane of traffic in each direction where Ventura Boulevard is already at its narrowest along the entirety of the 17 ½ miles of Ventura Boulevard. This motion is also to be submitted as a Community Impact Statement (CIS) to [CF 22-1128].

Discussion.

Vote on 15(a):

Kim Clements: Absent  
Dean Cutler: Yes  
Fiona Duffy: Yes (advisory)  
Randall Fried: Yes  
Ira Gold: Yes  
Jeff Hartwick: Yes  
Julie Houlihan: Yes  
Scott Mandell: Yes  
Chip Meehan: Yes  
Brandon Morino: Yes  
Richard Niederberg: Yes  
Karen Sarrow: Yes  
Adele Slaughter: Yes  
Alexa Steinberg: Yes  
Adam Summer: Absent  
Abigail Velasco: Absent

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TOTAL: 12 yes, 3 absent

**MOTION: PASSES**

16. Good of the Order. The president explained that this was the time for Board members to



bring up items of concern. Ira Gold made a comment about graffiti removal and a burned-out vehicle. Stakeholder Goat Puppet also made a public comment.

17. Adjournment by Scott Mandell.

Adjourned at 10:54 p.m.