

**Neighborhood Council  
Planning and Land Use  
Management Committee**

Neal Anderberg, Co-chair  
Kay Hartman, Co-chair  
Alex Ogle, Member  
Jamie Tully, Member

**CITY OF LOS ANGELES**  
CALIFORNIA



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**PALMS NEIGHBORHOOD COUNCIL**  
**Planning and Land Use Management Committee Meeting Agenda**  
**Wednesday, May 12, 2021 – 7:00 p.m. to 9:00 p.m.**

**Zoom Meeting Online at <https://zoom.us/j/96771635218>**

**or by telephone dial: + 1 669 900 6833 or one of the following toll-free telephone**

**Numbers: 833 548 0282, 888 475 4499, 877 853 5257, or 833 548 0276**

**The toll-free numbers eliminate long-distance charges for participants although other telephone charges may apply from a participant's phone carrier.**

**After connecting by telephone enter this meeting ID: 967 7163 5218 and press #.**

**Press \*9 to raise hand for public comment. The meeting has no password.**

*The Neighborhood Council system enables meaningful civic participation for all Angelenos and serves as a voice for improving government responsiveness to local communities and their needs. We are an advisory body to the City of Los Angeles, comprised of stakeholder volunteers who are devoted to the mission of improving our communities.*

***VIRTUAL MEETING TELECONFERENCING NUMBER FOR PUBLIC PARTICIPATION*** In conformity with the Governor's Executive Order N-29-20 (MARCH 17, 2020) and due to concerns over COVID-19, the Palms Neighborhood Council Planning and Land Use Management Committee meeting will be conducted entirely electronically.

*Every person wishing to address the Neighborhood Council Planning and Land Use Management Committee must join the zoom meeting at <https://zoom.us/j/96771635218> or dial one of the above phone numbers, and enter 967 7163 5218 and then press # to join the meeting. Instructions on how to sign up for public comment will be given to listeners at the start of the meeting.*

- I. CALL TO ORDER & ROLL CALL**
  - a. Call to Order
  - b. Roll Call
- II. INTRODUCTIONS**
  - a. Introductions and welcome (5 minutes)
- III. GENERAL PUBLIC COMMENT (10 minutes)**
  - a. Limited to non-agenda items – subjects related to planning and land use management issues (up to 2 minutes per speaker, time permitting)

#### IV. COMMITTEE BUSINESS

- a. Committee member updates (10 minutes)
- b. Daniel Skolnick will provide a PLUM update from Councilmember Paul Koretz's office.
- c. Developer presentations
  - Jason Friedman will present a project at [9958 Regent / 3710 Dunn](#).
- d. Motor Avenue Improvement update (3 minutes)
- e. The PLUM committee approved these Area Representative Activities in February (see text at the end of the agenda) and it was reviewed by the Board in March. The Board found them unclear and wants them to have more or less. Refer to the existing [Ground Rules](#) and make these more consistent.
- f. Review and update [Guidelines for Neighborhood Appropriate Development](#).
- g. DEEP DIVE AND POSSIBLE CIS OR LETTER.
  - None
- h. DECISION AND POSSIBLE CIS OR LETTER. Do we want to write a CIS for any of these motions this month or next? Which motion do we select for our next deep dive?
  - [AB-387](#) to authorize building social housing based on the model used in Vienna
  - [AB-1401](#) to prohibit a local government from setting a requirement for a minimum number of parking spaces for any parcel within 1/2 mile walking distance of public transit
  - [ACA-7](#) to make land use and zoning issues local
  - [SB-5](#) to float general obligation bonds for emergency, farmworker, and multi-family housing, home ownership for very low income and low income and down payment assistance for first time homebuyers.
  - [SB-6](#) to require each county and city to develop a comprehensive, long-term general plan. If the plan does not accommodate 100% of the need for low income and very low income housing, other sites must be rezoned to accomplish the goal.
  - [SB-477](#) to require local planning agencies to include in their annual report costs, standards, and applications for proposed housing development projects.
  - [SB-478](#) to prohibit local agencies from imposing specified standards including minimum lot size for projects
  - [11-1973-S2](#) to amend the Adaptive Reuse Ordinance to include supportive and transitional projects as eligible conversion projects.

- [12-0460-S4](#) to reorganize administrative procedures for the zoning code
  - [17-1432-S1](#) to change the Interim Motel Conversion Ordinance to convert underutilized commercial and office buildings into housing.
  - [21-0002-S18](#) to opposes [SB-9](#) that allows by-right division of parcels with a duplex on each without public hearings
  - [21-0002-S21](#) that opposes [SB-10](#) that allows the upzoning of single-family parcels for up to 10 units
  - [21-0002-S81](#) To require owning an apartment building for a minimum of 5 years before allowing Ellis Act evictions.
- i. NOTE: Council Files we're watching but not yet commenting on.
- [19-0999-S1](#) to allow micro-unit housing and hotel conversions for micro-unit housing

**V. Adjournment:**

- a. Next meeting is scheduled for June 9, 2021 at 7:00 p.m. on zoom.

Time allocations for agenda items are approximate and may be shortened or lengthened at the discretion of the President. Public comment will be taken for each motion as well as for any item in the consent agenda prior to Board action. The public is requested to fill out a "Speaker Card" to address the Assembly on any item of the agenda prior to the Assembly taking action on an item. Comments from the public on Agenda items will be heard only when the respective item is being considered. Comments from the public on other matters not appearing on the Agenda that is within the Assembly's subject matter jurisdiction will be heard during the Public Comment period. Public comment is limited to 1 to 2 minutes per speaker, at the discretion or unless waived by the Assembly. In the interest of addressing all items on the agenda, time limits for individual comments and discussion may be set at the discretion of the President. All items on the consent agenda will be determined by a single Committee vote and without Committee discussion. Committee members may request that any item be removed from the consent agenda and considered individually at any time prior to that vote.

Per Board of Neighborhood Commissioners Policy #2014-01, agendas are posted for public review at: 1) Woodbine Park Kiosk, 3409 S. Vinton Ave.; 2) Palms Neighborhood Council website, [www.palmsnc.la](http://www.palmsnc.la)

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 Woodbine Park Kiosk, 3409 S. Vinton Ave, at our website: [www.palmsnc.la](http://www.palmsnc.la) 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 the Secretary at [secretary@palmsnc.la](mailto:secretary@palmsnc.la)

Palms NC Board and Committee members abide by a code of civility (<http://empowerla.org/code-of-conduct/>). Any person who interferes with the conduct of a Neighborhood Council meeting by willfully interrupting and/or disrupting the meeting is subject to removal. A peace officer may be requested to assist with the removal should any person fail to comply with an order of removal by the Neighborhood Council. Any person who resists removal by a peace officer is subject to arrest and prosecution pursuant to California Penal Code Section 403.

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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 [secretary@palmsnc.la](mailto:secretary@palmsnc.la)

## Neighborhood Council Area Representatives PLUM Activities

When a new development is proposed, make sure the neighbors are aware of the development and invite them to the PLUM meeting where the developer is presenting. Show the development to the neighbors and collect their concerns.

Work with the Outreach committee to publicize the project early as a first step to alert the community via social media and the newsletter.

Attend the PLUM meeting where the developer is presenting. Invite the neighbors to attend the meeting where the developer is presenting. Represent the views of the neighbors at the PLUM meeting.

Be aware of developments in your area. Are the developers keeping the development site safe and clean? Is the sidewalk remaining usable? Are the tree canopies being maintained. Are the contractors abusing parking? Does its neighbors need intervention?