

Hillside Federation Newsletter May, 2016



www.hillsidefederation.org

Hillside Federation Welcomes Director of Planning Vince Bertoni

The Hillside Federation welcomes Los Angeles Director of Planning Vince Bertoni this month. Director Bertoni will preside over the installation of the Federation's officers for the coming year.



Bertoni heads one of the City's busiest departments. Planning's Re:Code LA process is ongoing, and the department is responsible for numerous proposed planning code updates, including a new Home-Sharing Ordinance, revisions to the Small Lot Ordinance, Baseline Mansionization and Baseline Hillside Ordinances, and a major revision of the Citywide Sign Ordinance. In addition, the department is reviewing and revising a number of its 35 community plans.

Regarding the proposed Home Sharing (aka Short Term Rental) Ordinance, we will also hear a presentation from Planning's Matthew Glesne. The proposed ordinance language is available at: <http://tinyurl.com/zfdnurv>. A "quick guide" is available at: <http://tinyurl.com/zzfh84d>. A hearing is scheduled at City Hall for May 12, at 8:30am.

Agenda

May 4, 2016

7:00 pm

Pinz Bowling Center, 2nd Floor
12655 Ventura Blvd., Studio City

I. Call to Order

Installation of Officers

Vince Bertoni – Director of Planning

Guests:

Lila Kalaf – Sen. Ben Allen's office
Short-Term Rentals – Matt Glesne

II. Approval of minutes

III. Officers' Reports

- A. President's Report
- B. Treasurer's Report

IV. Old Business

- A. BHO Amendments - Carol Sidlow
- B. LA-RICS - John Given
- C. Re:codeLA update - Carol Sidlow

IV. New Business

- A. Second Unit Ordinance - Carlyle Hall

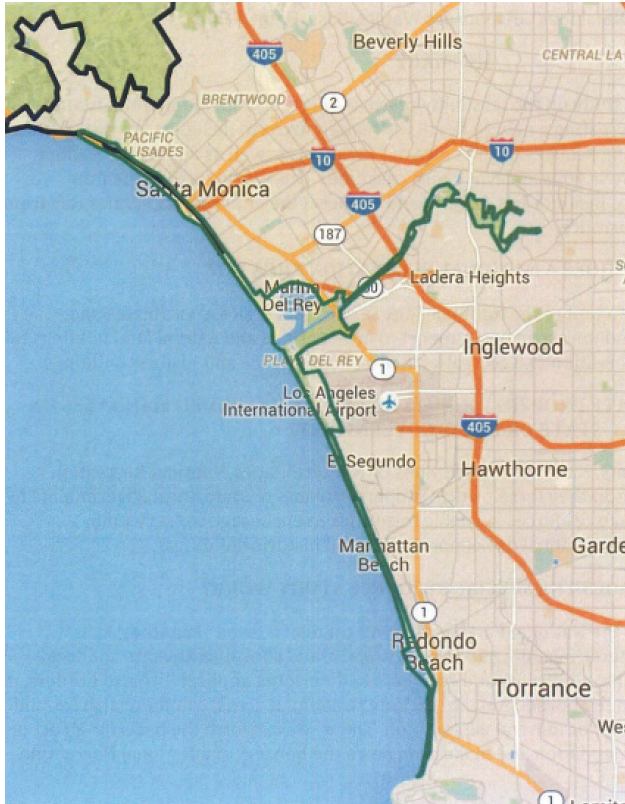
VI. Adjournment

Next meeting - June 1, 2016

Hillside Federation mission: *To protect the property and the quality of life of the residents of the Santa Monica Mountains and other hillside areas of Los Angeles and its environs, and to encourage and promote those policies and programs which will best preserve the natural topography and wildlife of the mountains and hillsides for the benefit of all the people of Los Angeles.*

Congressman Lieu Proposes Expansion of Santa Monica Mountains National Recreation Area

Congressman Ted Lieu has announced H.R. 4871, the Santa Monica Mountains National Recreation Area Boundary Adjustment Study Act.



The Act, co-sponsored by Representatives Waters, Bass, Hahn, and Schiff, would authorize a 3-year study on the feasibility of expanding the Santa Monica Mountains National Recreation Area to include all of the beaches of the Santa Monica Bay (from Venice to Torrance) as well as adding Ballona Creek Wetlands, Ballona Creek, Baldwin Hills, and the San Pedro



coastline.

The designation would not affect property rights or create unfunded mandates for state or local governments, but would make resources available to encourage conservation, preservation, expansion and recreational uses of open spaces and historic buildings.

City Council Passes Councilmember Koretz's Wildlife Corridor Motion

In April 2014, Councilmember Paul Koretz introduced a motion (CF 14-0518) calling for establishment of the Regional Wildlife Habitat Linkage Zone in the City's Hillside Zone. The motion was met with broad support, but was not scheduled for hearing by the Planning and Land Use Management committee until this April, where it was recommended for approval with a friendly amendment offered by Councilmember Krekorian to expand the wildlife linkage zone to include areas in or within 500 feet of the Rim of the Valley Corridor Special Resources Study Area. The full City Council passed the motion by a 12-0 vote on April 20.

Citizens for Los Angeles Wildlife strongly promoted the motion, generating many letters in favor. Notable supporters included the Hillside Federation and the National Park Service. In its April 19 letter NPS noted that in 15 years of research in the Santa Monica Mountains it "identified increasing urbanization and habitat fragmentation as one of the key challenges to protecting local wildlife and a functioning ecosystem."

An April 26 LA Times editorial supported the measure and called for expanding the concept to include the Santa Susana and San Gabriel Mountains.

City Planning Releases Draft BHO & BMO Revisions

The Department of City Planning released its draft revisions to the Baseline Mansionization Ordinance (BMO) and Baseline Hillside Ordinance (BHO) on April 21, and announced a series of public hearings to provide for review and public comment before the revisions are submitted to the City Planning Commission for recommendation.

The proposed revisions, a 4-page Questions and Answers document, and the public hearing notices is available at Planning's website at: http://planning.lacity.org/ordinances/docs/baseline/bmo_bho_revised.pdf.

Public hearings on the BMO/BHO Revisions are currently scheduled as follows:

- Wednesday, May 4, 7:00–9:00 pm
Ronald F. Deaton Civic Auditorium
100 W 1st St., Los Angeles
- Monday, May 9, 7:00–9:00 pm
Martin Luther King, Jr. Rec. Ctr.
3916 S. Western Ave., Los Angeles
- Tuesday, May 10, 7:00–9:00 pm
Felicia Mahood Multipurpose Center
11338 Santa Monica Blvd., Los Angeles
- Monday, May 16, 7:00–9:00 pm
Marvin Braude Constituent Service Ctr.
Conference Rooms 1a & 1b
6262 Van Nuys Blvd., Los Angeles

The new revisions supersede those proposed in late-2015, and are based on public comment and additional research and analysis performed by Planning since then.

The Hillside Federation supported the previously proposed BHO revisions, but took no position on the BMO revisions. The Federation requested that as part of the revision process the City map all hillside

areas greater than a 1:1 slope, and prohibit all development on those slopes unless a Zoning Administrator's Determination is obtained. The Federation's letter is available at: <http://www.hillsidefederation.org/newsletters/BHOCommentletter10916.pdf>.

According to Planning, the new BHO/BMO revisions eliminate all bonuses for Residential Floor Area in R1 zones, establishes an encroachment plane for buildings taller than 20 feet, and establishes a side wall articulation requirement for walls longer than 45 feet. The 20% RFA bonus is still available for a second story not in excess of 75% of the first story (Proportional Stories Option) or for a complicated front wall step back formula (Front Facade Setback Option). Several additional RFA bonuses still remain for RA, RE, and RS zones, although the green building bonus has been removed. Slope band analysis is unchanged from the existing ordinance. Zoning Administrators retain authority to grant "adjustments" (i.e., increases) to hillside area RFA of up to 10%.

Perhaps most important, the latest BHO revisions still propose elimination of the grading exemption for cut and fill underneath a structure. The loss of that exemption is now offset by doubling the "by-right" grading quantities. The "maximum grading allowed" formula also doubles, increasing from the current 500 cubic yards plus 5% of lot size in square feet, to 1,000 cubic yards plus 10% of lot size in square feet.

A new provision is limiting "by-right" grading and haul route quantities on substandard streets to no more than 75% of the values permitted for standard hillside streets, unless a Zoning Administrator's Determination is obtained.

Federation members are encouraged to attend upcoming Planning hearings to learn more and to submit comments to the record.

Hillside Federation
April 6, 2016
Draft Minutes

I. Call to Order

President Marian Dodge called the meeting to order at 7:15 pm. Members and guests introduced themselves.

Guest – Janet Turner for Congressman Lieu

Rep. Lieu is sponsoring HR 4871 to study the feasibility of adding the beaches from Santa Monica Bay south to Redondo Beach including the Ballona Wetlands and the San Pedro area to the Santa Monica Mountains National Recreational Area (SMMNRA). See handout.

There is a federal budget amendment asking for more money for inspection of water supplies, especially related to lead content. Flint Michigan is not the only city with water quality issues.

Some community groups are approaching Rep. Schiff about adding additional areas to the Rim of the Valley Corridor study. Rep. Lieu is working with Rep. Schiff's office, and they are seriously considering the requests. The measure would open up access to federal funding.

Rep. Lieu's legislation for permanent supportive housing for veterans at the West LA VA was unanimously approved by the House Veteran's Committee, a bipartisan committee. It will probably be voted on in May. Sen. Feinstein is working on getting it out of committee in the Senate. Once passed, permanent supportive housing can start (up to 1200 units, initially 400 in the first 3 years). The VA is improving every day; new Director Ann Brown is committed to making things work. The VA is now giving same day housing vouchers to veterans. They are hopeful that by end of 2016 all homeless vets who want the service will be housed.

II. Approval of Minutes

The March minutes were approved as written.

III. Officers Reports

A. President's Report – Marian Dodge

Marian submitted the Federation's previous letter on helicopter noise reduction to the City Council in support of Councilmember Koretz's motion CF 15-002-S125.

Marian read a few quotes from the Federation letter in response to the Recirculated DEIR for the Harvard-Westlake School Parking Improvement Plan and thanked Wendy-Sue Rosen and John Given for their excellent job writing the letter.

Bringing an Issue to the Federation

If your organization would like to bring an issue to the attention of the Federation, please complete a Request for Action form (available at the website www.hillsidefederation.org) and send it, along with supporting documents, to president@hillsidefederation.org no later than 10 days prior to the meeting. This will help you organize your presentation so that our meetings can flow efficiently, while providing the necessary information to allow the Federation to consider your organization's request.

The Neighborhood Integrity Initiative will no longer be on the November ballot but will be on the March 2017 ballot. Supporters have modified the initiative, which is not yet finalized. The Federation ad hoc committee will still take recommendations from our membership to present to the City.

Marian thanked our member organizations who wrote letters of support for the Rim of the Valley: Los Feliz Improvement Assn., Bel Air Skycrest POA, Brentwood Hills HOA, Oak Forest Canyon, and Tarzana.

The Citizens for Los Angeles Wildlife (CLAW) motion (CM Koretz, CF 14-0518) requiring new buildings between Griffith Park and the 405 to provide for a wildlife corridor easement will be heard before PLUM on April 19.

The SAMO Fund (Santa Monica Mountains Fund) is having a fundraiser in honor of the Centennial of the National Park Service on Sunday May 22 at King Gillette Ranch for \$125. The event will honor retired Congressman Anthony Beilenson.

Election of Officers - Nominating Committee

Barbara Dohrmann - chair (the other members of the Nomination Committee are Kit Paull and Gerry Hans). The proposed slate is:

President	Charley Mims
Chairman	Marian Dodge
Vice President	Mark Stratton
Vice President	John Given
Rec. Secretary	Carol Sidlow
Treasurer	Don Andres
Exec. Secretary	John Given

There were no nominations from the floor.

MOTION: George Abrahams moved that we approve the nominations by acclamation. The motion passed.

B. Treasurer's report – Don Andres

As of the end of March, 41 of our 45 member organizations have paid their dues which were due March 1. All of our bills have been paid. Don explained the Federation's major budget items.

IV. New Business - none

V. Old Business

A. High-Speed Rail project – Kit Paull

The Federation wrote a letter in 2015 asking that the three East Corridor alternatives that run through the Angeles National Forest be removed from consideration. Since then much has changed. The High-Speed Rail project was originally to have begun in Los Angeles and gone north. Instead they are starting with a section from Madera (north of Fresno) to San Jose because that is the cheapest section to build.

Save Angeles Forest for Everyone (SAFE) was formed to keep the route from being tunneled through the Angeles National Forest. <https://www.dontrailroad.us>. SAFE held a fundraiser attended by 2,000 people. SAFE asked for equine and geological studies; however the organization that performed the studies had several members from the High-Speed Rail project on their board. In preparation for tunneling, the Forest Service is drilling deep cores in the mountains for seismology and hydrology.

At the SCAG meeting for the San Fernando Valley a couple weeks ago SAFE was told that the SR14 route had been removed, and all the remaining routes are tunneling, exactly the opposite of what Rep. Adam Schiff and the Federation had requested. The Supplemental Alternatives Analysis (SAA) report is due soon. It will identify the routes being pursued. The anticipated private money for the project has not materialized. Even the state legislature has questioned the business plan.

Many who are fed up with the High-Speed Rail project are circulating petitions to get the Water 4 All initiative on the ballot for November. Part of that initiative would channel money from the High-Speed Rail project to getting more water for agribusiness in the San Joaquin Valley. The initiative has been pulled, but that may be temporary while signature gathering is assessed.

Kit is personally concerned about wildlife in the mountains, how the rail line will go through

the new San Gabriel Mountains National Monument, and that development is not proceeding under the proposition's original rules.

B. 10101 Angelo View Drive - Marian Dodge

There is good news regarding the 82,000-square-foot mansion proposed in Benedict Canyon. A letter dated March 31 from the consultant handling the project for property owner Michael Scott stated that the haul route application and associated environmental are being withdrawn and will not be pursued. CM Paul Koretz had written a letter mid-March saying he would not support the project. Aaron Green thanked the Federation profusely for our letter.

C. LA-RICS Telecommunications Towers – John Given

The San Vicente tower that originally concerned the Federation was removed from the project, but two other towers proposed in the Santa Monica Mountains are still a concern. The FEIR has been approved so there is a deadline by the end of April for filing a law suit. Michael Leslie of Brentwood Hills has been following the project carefully. Brentwood Hills HA community members are exploring their options.

D. Harvard Westlake expansion – Heidi Mackay

Save Coldwater Canyon! thanked the Federation for the great letter. Many comment letters were submitted. The Sierra Club and CLAW are now supporting Save Coldwater Canyon! They hired experts for three reports: traffic, safety, and air quality. The traffic safety report is sizable; moving students across Coldwater Canyon is unsafe. Neither the school nor the City have done health risk assessment for the 3-year project. Save Coldwater Canyon! is trying to set up a meeting with CM Krekorian, who has been noncommittal. He has friends at Harvard-Westlake which is a concern.

E. Re:Code LA public forums – Marian Dodge

Marian and George Abrahams attended the first forum downtown. The Federation has had quite a bit of input in what is happening because Federation Secretary Carol Sidlow is on the Zoning Advisory Committee.

F. Helicopter Noise update – George Abrahams

Attempts to get the helicopter pilots to self-regulate have been unsuccessful. The Los Angeles Area Helicopter Noise Coalition (LAAHNC) has

a series of four petitions to the FAA: 1) minimum altitude of 2,000 feet; 2) hovering restrictions; 3) media helicopter pooling; 4) shore line route. LAAHNC would like everyone to sign the petitions at: <http://lahelicopternoise.org/petitions/>. Marian urged members to sign the petitions.

Many cities including Los Angeles have now taken positions in support of the coalition's work. Marian reported that last night the city of Burbank voted to support the petitions.

Although there have been many problems with the FAA complaint tracking site, an increasing number of complaints have been filed. The FAA goes through the most egregious violators each month to try to get better behavior. The FAA and industry seem to be creating a shore route proposal that is far less than what the coalition requested.

Rep. Schiff has pushed to fund the study for a longer period of time, because the one-year study period should not have started until the complaint system was working.

Non-agenda Items:

Hollywood Millennium project – Steve Twining asked George Abrahams for an update. George explained that litigation is ongoing so he is unable to say much. The court granted a motion for judgement on the pleadings, which short circuits getting the pattern and practice issue before the courts, but is quicker to appeal.

Bel Air Homeowners Alliance and Bel-Air Association – Steve Twining

Officer elections were recently held for the Bel-Air Association. The former board disputes

that the election was proper, and the question is in litigation; the court will resolve the issue. Steve commented that the new officers are very much against mansionization.

VI. Adjournment

The meeting was adjourned at 8:40 pm.

Respectfully submitted,
John Given, acting Recording Secretary

Members Present:

- | | |
|----------------------|------------------|
| Beachwood Canyon | George Abrahams |
| Bel Air Skycrest | Mark Stratton |
| | Barbara Dohrmann |
| Brentwood Hills | John Given |
| Canyon Back Alliance | Lois Becker |
| Franklin Ave/Hlwd Bl | Don Andres |
| | Yvonne Hessler |
| Franklin Hills Res. | Charley Mims |
| Hollywood Dell | Mary Ledding |
| Hollywoodland | JJ Blair |
| | Jack Conrad |
| Kagel Canyon | Kit Paull |
| Los Feliz Impvmt. | Marian Dodge |
| Mt. Olympus | Serra Aladag |
| Res Beverly Glen | Stephen Benson |
| Roscomare Valley | Steve Twining |
| Save Coldwater Cyn! | Heidi Mackay |
| Studio City Res. | Claudia Freedle |

Guests:

- | | |
|---------------|------------------|
| Rep. Ted Leu | Janet Turner |
| Cahuenga Pass | Alexandra Solule |

The Federation of Hillside and Canyon Associations, Inc. P.O. Box 27404 Los Angeles, CA 90027 president@hillsidefederation.org www.hillsidefederation.org	ORGANIZATIONS Beachwood Canyon Bel-Air Association Bel Air Knolls Property Owners Bel Air Skycrest POA Benedict Canyon Association Brentwood Hills Homeowners Brentwood Residents Coalition Cahuenga Pass Property Owner Canyon Back Alliance CASM-SFV Crests Neighborhood Assn. Franklin Ave./Hollywood Bl. W. Franklin Hills Residents Assn. Highlands Owners Assn. Hollywood Dell Civic Assn. Hollywood Heights Assn. Hollywoodland Homeowners Holmby Hills HOA Kagel Canyon Civic Assn.	Lake Hollywood HOA Laurel Canyon Assn. Lookout Mountain Assn. Los Feliz Improvement Assn. Mt. Olympus Property Owners Mt. Washington Homeowners Nichols Canyon Assn. N. Beverly Dr/Franklin Canyon Oak Forest Canyon Assn. Oaks Homeowners Assn. Outpost Estates Homeowners Rancho Verdugo Estates HOA Residents of Beverly Glen Roscomare Valley Assn. Save Coldwater Canyon! Save Sunset Blvd. Shadow Hills Property Owners Sherman Oaks HOA Silver Lake Heritage Trust	Studio City Residents Assn. Sunset Hills HOA Tarzana Property Owners Assn. Torreyson Flynn Assn. Upper Mandeville Canyon Upper Nichols Canyon Whitley Heights Civic Assn. CHAIRPERSONS EMERITUS Shirley Cohen Jerome C. Daniel Patricia Bell Hearst Alan Kishbaugh Gordon Murley Steve Twining CHAIRPERSONS IN MEMORIAM Brian Moore Polly Ward
PRESIDENT Marian Dodge			
CHAIRMAN Charley Mims			
VICE PRESIDENTS Mark Stratton Wendy-Sue Rosen			
SECRETARY Carol Sidlow			
TREASURER Don Andres			
EXECUTIVE SECRETARY John Given			