



agenda

**COASTAL
SAN PEDRO
NEIGHBORHOOD COUNCIL**

locally listening & leading ... 

CSPNC | Planning, Land Use & Transportation Committee Meeting MINUTES

Saturday January 9, 2021 2:30 p.m.

- 1) The meeting was called to order at 2:38 pm
- 2) In attendance:
Robin Rudisill, Chair
Allen Franz
Adele Healy
John Kopczynski
Greg Ellis
Noel Gould
- 3) Approval of Minutes – December 12th meeting
- 4) Announcements
- 5) Public Comment on Non-Agenda Items
- 6) Chair Update--new & current projects and land use policy issues.
- 7) Committee member training required – all completed!
- 8) State Housing Legislation – update (Chair)
- 9) Review of Coastal Act Section 8. Ports and Port Master Plan excerpts--Chair
- 10) HACLA's West Harbor Boulevard Improvement Project and Amphitheater – update, discussion & possible Motion (Chair)
- 11) LOTS E + F, 22nd Street- POLA – update (Chair)
- 12) ADUs – update on September motion and discussion & possible new Motion (Chair) – continued discussion so that we can have an ADU “crash course” at the next meeting from Greg Ellis
- 13) Draft Mello Act Ordinance – the following motion was approved 6-0-0:

Whereas the Coastal San Pedro Neighborhood Council submitted its recommendations to the City Planning Department on the initial draft Mello Act Ordinance, which stated that we generally supported the draft Mello Act Ordinance except that we strongly recommended: 1) against any provisions that would allow for the demolition of 100% residential structures for purposes of a nonresidential/commercial mixed use project; and 2) against all feasibility analyses except for when the City may be required to determine whether a residential use is still feasible;

Whereas the updated draft Mello Act Ordinance does not reflect our recommendations;

Whereas the updated draft Mello Act Ordinance removed many of the provisions that we had previously stated we generally support for our community and that many other affordable housing organizations supported;

Whereas we do not understand why City Planning removed numerous provisions that the community supported that offered protections for affordable housing in the Coastal Zone and that were supported by both the intent and the letter of the Mello Act law;

Therefore Be It Resolved that the Coastal San Pedro Neighborhood Council calls on the City Planning Department to withdraw the current draft Mello Act Ordinance being submitted to the City Planning Commission and replace it with the initial January 2020 draft that was presented to

community members at community meetings in 2019-2020, incorporating community comments reflecting the call to ensure the permanent Mello Act Ordinance provides clarity and stronger provisions to create and preserve affordable housing within the Coastal Zone.

- 14) **Properties in disrepair** – discussion and possible Motion (Adele Healey)
15) **Urban Forestry Street Tree Report for Coastal San Pedro – inventory of trees in San Pedro:**
https://streetsla.lacity.org/sites/default/files/coastal_san_pedro.pdf

the following motion was approved 6-0-0 :

Urban forestry and street tree planning should be based on San Pedro Urban Greening Plan

Whereas the City of Los Angeles has launched a program—StreetsLA --to encourage planting of street trees, citing aesthetic, economic, and environmental benefits; and

Whereas San Pedro has a formally adopted urban greening plan encouraging the use of locally native plant species and citing their more efficient adaptation to local climate and soil conditions, their reduced water demand compared to most non-natives, and their superior habitat value for native species of birds, butterflies, bees, and other wildlife; and

Whereas San Pedro has a strong aversion to replacing distinctive local features with generic substitutes that erase the history, heritage, and character of the area; and

Whereas the City’s StreetsLA Urban Forestry Summary for Coastal San Pedro documents the fact that the five most common street tree species currently found in Coastal San Pedro are all non-natives, including Mexican fan palm, king palm, queen palm, Canary Island date palm, and Indian laurel fig; and

Whereas the same Urban Forestry Summary’s list of Coastal San Pedro’s top four “unique and distinct” trees also consists entirely of non-native species, including Indian laurel fig, carrotwood, jacaranda, and bottle tree; and

Whereas local suppliers including the Palos Verdes Peninsula Land Conservancy, the South Coast Chapter of the California Native Plant Society, among others, can provide locally-native plant stock (as distinct from related plant stock adapted to, and taken from, other areas such as the Central Valley or the Coachella Valley);

Therefore Be It Resolved that the Coastal San Pedro Neighborhood Council strongly encourages the City of Los Angeles to base its local urban forestry and street tree planning on the existing San Pedro Urban Greening Plan, and to give priority to locally native species, including California sycamore, Catalina cherry, coast live oak, toyon, laurel sumac, and lemonade berry, that provide the greatest ecological, environmental, and economic advantages.

- 16) **2105 Paseo del Mar** – transferred to Coastline & Parks
17) **3702 South Parker; 945 West 37th Street** – no response from planner--discussion & possible Motion (Chair)

#18 - 31 PROJECTS BEING MONITORED

- 18) **1309 Pacific appeal** --discussion and possible motion (Chair)
19) **2111 Pacific**--discussion and possible Motion (Chair)
20) **2505 Patton** – discussion & possible Motion (Chair)
21) **676 W. 38th Street** – monitor as not a duplex as owner is claiming
22) **2275 W. 25th Street/remodel of Golf Clubhouse** – discussion & possible Motion (Noel Gould)
23) **3011 Carolina** – discussion & possible Motion (Noel Gould)

- 24) **Point Fermin Lighthouse Historic Cultural Monument application** – discussion & possible Motion (Noel Gould)
- 25) **1482 Hamilton** – discussion & possible Motion (Andrea Herman)
- 26) **1486 Hamilton** – discussion & possible Motion (Andrea Herman)
- 27) **557 Shepard** – discussion & possible Motion (Noel Gould)
- 28) **1221 W. 27th St** – discussion & possible Motion (Noel Gould)
- 29) **Gaffey Overlook Crime** – item continued to consider more possible recommendations – a motion to be proposed at the next meeting
- 30) **New power poles on Parker St.** – discussion & possible Motion (Chair)
- 31) **SB 330** – discussion and possible Motion (Chair)

Text of the State law:

https://leginfo.legislature.ca.gov/faces/billTextClient.xhtml?bill_id=201920200SB330

Council File for Housing Crisis Act of 2019 (SB 330):

<https://cityclerk.lacity.org/lacityclerkconnect/index.cfm?fa=ccfi.viewrecord&cfnumber=20-0047>

Original City Council Motion January 14, 2020:

https://clkrep.lacity.org/onlinedocs/2020/20-0047_mot_01-14-2020.pdf

Planning Dept Report on Implementation:

https://clkrep.lacity.org/onlinedocs/2020/20-0047_rpt_PLAN_02-13-2020.pdf

PowerPoint presentation on same:

https://clkrep.lacity.org/onlinedocs/2020/20-0047_misc_02-18-20.pdf

Report from Planning September 9, 2020

https://clkrep.lacity.org/onlinedocs/2020/20-0047_rpt_plum_hsg_9-9-20.pdf

One opinion, from a respected source:

<https://embarcaderoinstitute.com/portfolio-items/senate-bill-330-complicates-development-but-does-not-solve-housing-challenges/>

- 32) **Joint Northwest, Central, & Coastal San Pedro NC's Planning & Land Use Committee--Update**
- 33) **Public Comment on Non-Agenda Items**
- 34) **Adjournment**