

CITY OF LOS ANGELES

Land Use and Housing Committee

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CALIFORNIA



GREATER CYPRESS PARK NEIGHBORHOOD COUNCIL

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Greater Cypress Park Neighborhood Council
Land Use and Housing
Joint Committee Meeting (Board and Land Use Housing)

Agenda

WEDNESDAY, February 5, 2019 — 6 PM

*****NEW DAY & LOCATION*****

Cypress Park Branch Library
1150 Cypress Ave, 90065

SI REQUIERE SERVICIOS DE TRADUCCION, FAVOR DE NOTIFICAR A LA OFICINA 3 dias de trabajo (72 horas) ANTES DEL EVENTO. SI NECESITA AYUDA CON ESTA AGENDA, POR FAVOR ESCRIBE ash.gcpnc@gmail.com

- 1. Call to Order, Committee Roll Call, Welcome Stakeholders (5 minutes)**
Land Use and Housing Committee Meeting has been called in an abundance of caution to satisfy the Ralph M. Brown Act. The PLUE Committee is a standing committee of the GCPNC and is advisory in nature to the Board. Any decisions made at this joint meeting are not considered Board actions and shall go back as recommendations to the GCPNC Board for a final vote at a regular or special Board meeting.
- 2. Public Comments (10 minutes)**
Comments from the public on non-agenda items within the committee's subject matter jurisdiction. Comments outside of the committee's subject matter jurisdiction will be limited to 1 minute.
- 3. Discussion and Possible Action: Wingstop (15 minutes)**
Conditional Use Permit (CUP) to allow the sale and dispensing of beer and wine for on-site consumption in conjunction with a proposed 1,770sf restaurant with 32 seats, hours of operation from 10:30am-12:00am daily at the Proposed Wingstop - 2629 North Figueroa Street, Unit C
Sheryl Brady to present.
- 4. Discussion and Possible Action: NELA Plaza Development (10 minutes)**
NELA Plaza, a proposed development at 3836 N Figueroa (currently a recycling center): 100 residential condominium units on 5 levels over 2 level podium including 99 parking & 14 bi-level commercial units and resident amenities including communal kitchen and dining, pool, sundeck, roof deck, solar panels.
Case Number: DIR-2018-4190-TOC-SPR
CONSIDER: letter of opposition, coordination with Arroyo Seco PLUM,
- 5. Discussion and Possible Action: Issue for LASAN (5 minutes)**
LASAN will be at the general board meeting in March. The committee seeks community input on issues you would like to see addressed, such as:
 - illegal dumping (\$1000 fine signs on empty lots)
 - placing trash cans on busy sidewalks/streets\
 - Public portable restrooms

6. **Discussion and Possible Action: CIS/Letter of Support – CD1 request for increased funding for support for unhoused neighbors. (10 minutes)**
Recommend a letter of support and CIS to encourage support of Councilmember Cedillo’s request for increased funding for support for unhoused neighbors. (see attached letter). Council File 20-0195

7. **Discussion and Possible Action: CF 19-1127 Ellis Act (5 minutes)**
Recommend a supportive CIS: This Motion is being studied and instructs the Housing, Community and Investment Department (HCID), with assistance from the City Attorney, to prepare and present an Ordinance that would give the City of Los Angeles. mission- driven affordable housing developers, non-profit affordable housing entities and tenants Right-of-Refusal to purchase apartment buildings and property that initiate Ellis Act proceedings. Allowing these entities Right-of-Refusal will help to stem the loss of affordable, rent-controlled buildings in Los Angeles, may act as a deterrent to developers initiating Ellis Act proceedings, and may prevent no-fault tenant evictions.

8. **Discussion and Possible Action: Retail in Cypress Park (10 minutes)**
Consider language for advocating for the continuance of retail space in commercially zoned areas in Cypress Park. For instance: the buildings on Cypress Ave between Alice and Granada compose 15 commercial units, at a high block concentration than anywhere other than Figueroa. How can we work to prevent inward-facing office uses from occupying them? How can we help advocate for businesses that serve the community?

9. **Updates and Continuing Business (10 minutes)**
 - a. Taylor Yard Updates
 - b. Casitas Lofts – Draft Environmental Impact Report

10. Review of prior month’s minutes: Jan 2020 (5 minutes)

11. **Mail Call** from Department of Planning (5 minutes)

12. New Business/Items for Next Agenda (5 minutes)

13. Discuss Future Agenda Items and other Calendar Events:
 - a. NEXT MEETING: April 1, 6pm Cypress Park Library
 - b. Adjournment

The public is requested to fill out a “**Speaker Card**” to address the Committee on any agenda item before the Committee takes an action. Public comment is limited to 2 minutes per speaker, but the Committee has the discretion to modify the amount of time for any speaker.

The public may comment on a specific item listed on this agenda when the Committee considers that item. When the Committee considers the agenda item entitled “Public Comments,” the public has the right to comment on any matter that is within the Committee’s jurisdiction. In addition, the members of the public may request and receive copies without undue delay of any documents that are distributed to the Board, unless there is a specific exemption under the Public Records Act that prevents the disclosure of the record. (Govt. Code § 54957.5)

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 can be viewed at our website cypressparknc.com/meetings and at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact Ash Kramer: ash.gcpnc@gmail.com

The Greater Cypress Park Neighborhood Council complies with Title II of the Americans with Disabilities Act and does not discriminate on the basis of any disability. Upon request, the Greater Cypress Park Neighborhood Council will provide reasonable accommodations to ensure equal access to its programs, services, and activities. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request. To ensure the availability of services, please make your request at least 3 business days (72 hours) prior to the meeting you wish to attend by contacting the PLUE Committee Chair by sending an e-mail that states the accommodations that you are requesting to ash.gcpnc@gmail.com