



**BOARD OF DIRECTORS MEETING
July 11, 2017**

MINUTES

A regular monthly meeting of the BHA Board of Directors was called to order at 7:40 p.m. on Tuesday, July 11, 2017 at the Brentwood School, 100 S. Barrington Place, Los Angeles, CA 90049.

DIRECTORS PRESENT: Marc Fishman, Kathleen Flanagan, Said Jabbari, Ray Klein, Rod Liber, Marjorie Platzker, Richard Stein, Robin Stevens.

DIRECTORS EXCUSED: Erica Broido, Dan Halsted, Scott Kaufman, Donald Keller, Robert Rene and Thelma Waxman.

GUESTS: Officer Brian Espin (LAPD), Earl Goldberg (member), Debbie Ream (MSMU), Joanne Solov (member), Zofia Wright (member) and David Wright (member).

APPROVAL OF MAY AND JUNE MINUTES

Motion to approve May and June monthly meeting minutes was seconded and approved.

CD 11 REPORT

Lisa Cahill, CD-11 representative, was unable to attend due to conflicting meetings, but sent a brief report. Councilmember Mike Bonin will be hosting several tree giveaways at local farmer markets during August as part of his inauguration. The dates and locations are yet to be decided. Lisa also would like to meet with BHA board members to learn about top priorities that need to be addressed or help that is needed from the councilman's office. Said Jabbari and Kathleen Flanagan indicated their interest in attending along with President Ray Klein. Ray will arrange a meeting for the week of July 17th. Richard Stein would like board members to raise the issue of SB 649 (Wireless and Small Cell Telecommunications Facilities), legislation concerning the permitting process and placement of cell towers which was passed by the CA State Senate on May 31, 2017. The bill is currently pending in the State Assembly Committee on Local Government. Richard will draft a letter opposing the legislation.

Metro was required by a federal judge's court order to have supplemental hearings about the Purple Line Extension, which were held on June 22, 2017. The deadline for comments is July 17. Kathleen Flanagan spoke with a representative at Metro, and was told the request for public comments only pertains to the stops at Wilshire/Rodeo and Century City/Constellation. There are no plans for further hearings related to stops in Westwood and at the VA. Nonetheless, the lack of plans for parking at the VA stop will be brought up with Lisa Cahill in the upcoming meeting.

LAPD REPORT

Officer Brian Espin reported that Officer Marie Gray hopes to be back at work next month. In the meantime, burglaries last month have declined from two months ago when there was a 40% increase; last week there were only one or two reported. Detectives have observed a crew of three to four African American men from unknown areas drive to the neighborhood in expensive autos to blend in, and then drop one person off as a lookout while the others canvas for easy targets. Officers have been surveilling

the area in unmarked cars, and believe the group has left. Suggestions to safe-guard homes and property include having activated alarms on second story doors and windows in addition to the first floor; keep autos locked at all times, even if on the driveway; use a stick or broom handle on sliding doors and windows; and mount video cameras and have one that will capture street activity.

Officer Espin encouraged formation of neighborhood watch programs with block captains, which are very helpful in getting to know your neighbors and alerting each other about suspicious activities. The South Brentwood Residents Association has a watch program, which they consider effective.

Rod Liber recounted his experience with an auto burglary, that despite having a car description, license plate number, suspect's name and a video showing him approaching his car, the district attorney refused to prosecute. And, if the suspect was prosecuted, the burglary is only classified as a misdemeanor. He questions why anyone should bother to report these types of crimes? It was suggested there needs to be a groundswell of community members and homeowners, from across different neighborhoods that are interested in security, brought together for proactive involvement and maximum impact.

Ray Klein asked if it was a crime to take something out of another's trash. Officer Espin said, much like a speeding violation, the trash theft must be committed in the presence of police in order to make an arrest or give a ticket.

Marc Fishman asked about reinstating monthly crime reports. Officer Espin said the reports are too time-consuming, but he is willing to report trends that surface over time. He suggested the most accurate crime information can be found online at LAPD Crime Mapping, which has crime statistics for neighborhoods throughout Los Angeles.

TREASURER'S REPORT

There is nothing new to report; everything on par with last year at this time.

SECURITY COMPANIES UPDATE; MEETING WITH LAFD; EMERGENCY VOICE BROADCASTING

There is no new information on security companies. Rod Liber said it doesn't look optimistic for finding a company that could protect the community the way it would want. The best approach would be for everyone to sign with the same company, but coverage with dedicated vehicles will be more expensive and residents are reticent to change companies.

Mandeville Canyon Association and Brentwood Hills Homeowners Association will meet with LAFD Deputy Chief Charles Butler to review what worked and what didn't work during the Mandeville Canyon fire. Ray Klein will attend the meeting on July 21. He brought to their attention the company, Database Systems Corp., which provides 911 reverse calling during emergencies. Brentwood Hills will research the company and report back on costs, which include a monthly fee and usage charge when activated, which is based on the number of participants. MountainGate currently uses the system and loves it.

MOTION TO ADOPT POLICY REGARDING VARIANCES

The policy on variances has been out for review and discussion for several months. The variance policy is not a change in the bylaws, but a written statement expressing BHA's longstanding opposition to most variances. It does not, however, rule out any variance. Ray Klein pointed out that a policy would be advantageous to reference at public hearings. The word "generally" was deleted in paragraphs three

and four. A motion to approve the amended policy was seconded and approved with 7 votes and one abstention. The approved policy will be added to the BHA website.

LUXE HOTEL SIGN

Joanne Solov has brought to the BHA's attention the new, bigger and brighter sign on the Luxe Hotel at Sunset and Church. A conditional use permit regulates the signage, which was adopted in 2005 after opposition from BHA for a requested variance on the monument sign by the current owner. At the time, Ray Klein opposed the size, lighting and advertising on it. A compromise was worked out, and approved by the Zoning Administrator to become part of the CUP. A similar lighting/signage issue with the Holiday Inn/Angelino was taken on by the Brentwood Community Council a few years ago and stopped as well. The permit for the Luxe sign was issued by the Department of Building and Safety on March 29, 2017, but violates the CUP. It was agreed that Joanne will pursue the issue with the Department of Building & Safety. The permit should not have been issued, and indirectly penalizes the Angelino and Mount Saint Mary's University, which have complied with signage restrictions. The Luxe sign in question is 77 square feet.

REVISIT CONDO OWNERS AS BHA MEMBERS

The topic of allowing condo owners to be BHA members was discussed at a South Brentwood Homeowners Association meeting and raised at the June BHA meeting. BHA articles don't address the topic, and the bylaws state members have to be a single family homeowner, which could be changed. More information and discussion are needed around topics of allowing one membership per condo association, limiting their issues to those beyond the condo association's purview, and knowing how many condos are in BHA territory (Richard Stein). BCC has a slot on its board for multiple residential buildings. The ongoing Airbnb issues and new regulations under consideration by the L.A. City Council would be one reason to offer membership. Earl Goldberg expressed concern that if condos on Barrington were BHA members, they could outvote single family homeowners on Westgate. The board will continue the discussion using email.

NEW DIRECTORS

Ray Klein contacted the Santa Monica Canyon Association, which has a smaller population and territory but has more directors, and members that show up at meetings. Lisa Cahill is attending that meeting tonight. It does continual outreach for directors, mails a newsletter with reply envelope if interest in being a director, publicizes all meetings and has printed ballots for paid members at its annual meeting. A director's term is for two years, which overlap for continuity. If a director misses two or three meetings without an excuse, they are off the board. The Santa Monica contact said that it does not matter if a director has a different point of view as diversity builds strength and credibility. It was suggested the monthly agenda and meeting minutes have a link to the website in the weekly email update.

Ray Klein said that Zo Wright is still interested in being on the board. She applied last year, but there was an identified conflict and consideration was put on hold. It was pointed out that in terms of conflict, the Sunset Coalition is an activist group concerned with select issues, not a homeowners group. If someone belongs to two groups and an issue that comes up is a conflict or appears to be a conflict, the member must disclose it and the Bylaws discuss participation in voting or deliberations.

A motion was made to elect Zo as a director, which was approved unanimously 8-0.

ARCHER SCHOOL CONSTRUCTION

A letter under Ray Klein's signature was sent by certified mail to Archer School, notifying them that BHA considers construction started on its 36-month construction project. It was received by the school on June 28, 2017. The letter was also sent to the city planning office overseeing the CUP. David Wright will send BHA his photos for the file, showing current construction work. BHA has a private covenant with Archer School stipulating that construction, from start to finish, must be completed in 36 months. The school has recently demolished two homes and is moving earth to make room for temporary classrooms, but does not consider this work the start of construction.

MSMU

Debbie Ream, director of communications and marketing, said she will set up a meeting for September to continue discussions on the university's proposed Wellness Center.

ST. MARTIN OF TOURS

Thelma Waxman has scheduled a meeting with Debbie Dyner Harris of Councilman Mike Bonin's office on Thursday, July 13 at 1:00 p.m., to discuss the schools noncompliance with its CUP.

501 – 515 S. BARRINGTON/WESTGATE

Earl Goldberg reported that his attorney received a call last week from a new attorney representing the developer, Raymond Saviss. There was no news as a result of the call, but Earl's attorney did express his opinion about protecting the homeowners on Westgate.

NEW BUSINESS

Richard Stein will contact the Getty Center to ask its help with Google and other digital driving assistants, such as Waze, in correcting maps and driving directions that show Bundy as an entrance/access point to the Getty. NOTE: Rod Liber sent an email to Maya Zutter at the Getty, making the request on July 13, 2017.

Meeting was adjourned at 9:50 pm.