



**Minutes – Annual Meeting and Election, Wednesday January 16, 2013, 6-9 pm  
Main Library**

1. The 2013 NOMA Annual Meeting and Election was called to order at 6:25 PM. A quorum was present. Attending were: Danillo Bach, Patricia Bauer, Victor Fresco, Todd James, Albin Gielicz, Carol Landsberg, Evelyn Lauchenauer, Doris Sosin, and Mary Jo Stenger.
2. Albin Gielicz, NOMA Chair and MC for the evening, gave a summary of the accomplishments of NOMA during the last year and announced that the Sponsors for this event are: The Blues Jean Bar, Caffe Luxxe, The Quilted Monkey, and To Wag For. He thanked our Sponsors and our Business Members for contributing prizes to make our raffle a great success. Our Business Members are: The Broot, Blues Jean Bar, Caffe Luxxe, John Kelly Chocolates, Kreation Café, Marmalade, Montana Mail, Platino, Pure Sense by Paula, The Quilted Monkey, SemiPrecious Bead Salon, Skincare by Gina, Swiss Miss Realtor, To Wag for, and Wynn, Sawaii, and Aston Coldwell Banker.
3. Albin Gielicz introduced our guests from the Santa Monica League of Women Voters (SMLWV) who were present to oversee our election of the NOMA Board of Directors: Joanne Leavitt, who is the president of the SMLWV and Barbara Inatsugu, vice-president and Parliamentarian for this election.
4. Guest speakers:
  - a. Police Department: **Suzie Kim**, Crime Prevention Coordinator, and Officer **Scott McGee**, our Neighborhood Resource Officer. The increase in crime in the NOMA area has been partially due to the early release of prisoners because of overcrowded county and state prisons. The department has more officers in the areas where there have been the most crime reported. Neighborhood Watch helps the police. The hot spots right now are subterranean garages on San Vicente between 4<sup>th</sup> Street and 7<sup>th</sup> Street. Bicycle thefts are also up. They may be from huge rings that work all over the country and down into Mexico. **If you have any suspicion that something is not right, call 310-458-8491. It is much better to quickly report an suspicious activity than to wait. Five minutes can make the difference between apprehending suspects and having them leave the scene.**
  - b. **Diana Gordon**, Co-Chair of Santa Monica Coalition for a Livable City (SMCLC) <http://www.smclc.net> summarized the ongoing development issues and the positive change that is starting to happen in response:
    - 1) Our City is in the midst of transformative change - partly because of the Expo line and partly because of the LUCE (the Land Use and Circulation Element of our General Plan). As a result, there is an overwhelming number of Development Agreements ("DAs") being filed (34 now in process; 8 already approved since the LUCE was adopted). The City's Planning Staff has said they cannot handle the current number of Development Agreements being filed and they expect to get more.
    - 2) Neighborhood groups, including NOMA, joined together to make recommendations about how to change the DA process. The City Council accepted most of the suggestions - these include: a) more meaningful community involvement at the very beginning of the process and throughout the process, b) important changes for better design of mixed-use projects (e.g. requiring the Architectural Review Board ("ARB") to look at projects very early

to see how they fit within their surroundings); and c) completing the special plans for the Bergamot and Downtown areas before allowing many of these DAs to be negotiated.

3) SMCLC made a presentation to the City Council about the DA process that pointed out that the LUCE has set outer limits on the rate of growth the City can handle in the 20 years of the plan and that the almost 3,000,000 square feet of pending development, including 4,400 units of housing are already at the outer limits. The City agreed that LUCE contains growth limits that must be followed; and committed to preparing an annual report to the Council summarizing what projects have been approved under LUCE. This way, the residential, commercial, retail, and hotel limits in the LUCE EIR will not be exceeded - limits under the 1984 General Plan were exceeded.

4) Individual residents, as well as community groups, can make effective contributions to making this development process better. For instance, NOMA resident Ron Goldman's slide of cookie cutter, mediocre mixed-use buildings resulted in the city requiring (a) better design of mixed-use projects through a broader range of architects; and (b) greater ARB involvement early on with these projects to achieve better designed buildings in keeping with our City's character.

5) NOMA is a valued and powerful neighborhood association that should make its voice heard and use its influence to talk to City representatives about issues important to NOMA residents.

c. **Jory Phillips**, City of Santa Monica Deputy Director, Special Projects, Planning and Community [jory.phillips@smgov.net](mailto:jory.phillips@smgov.net) 310-458-8955. Jory is responsible for updating the zoning ordinances to comply with and implement the LUCE. There are a number of goals for this project:

- 1) Implementing the LUCE. How to balance the Development Agreements with the LUCE and Zoning Ordinances. The LUCE, part of the City's General Plan, sets goals and policies the guide the future of the City and defines the areas and the 3 tiers of development in the City - such as mixed use, transit corridors, Boulevards, single family, general commercial, neighborhood commercial, etc.
  - a) Tier 1 - the smallest level of development. It does not exceed the maximum limits of base height, density and any other specifications set for that scenario. Applicants can get permits from the Planning Department.
  - b) Tier 2 - allows slightly taller and bigger buildings than the base limits set for that scenario in exchange for community benefits. Tier 2 projects must be approved by the Planning Commission. This Tier is the crux of the zoning ordinance.
  - c) Tier 3 - allows the highest level of development through a Development Agreement process which must be approved by the City Council. These projects go above the base limits set for that scenario and provide additional community benefits, some of which help ameliorate traffic and other problems anticipated by the presence of an over-size project. This Tier requires a time-consuming and uncertain Development Agreement process. Tier 3 maximums were adopted into the LUCE, except for special areas - Downtown, Bergamot, and the possible 8 opportunity sites. This Tier requires a time-consuming and uncertain Development Agreement process.
- 2) The City Council adopted standards for height, density, and Floor Area Ratio for areas other than the Bergamot and downtown areas. They are not in the LUCE and will be considered separately. These areas need guidelines. There are also 8 "opportunity" areas and streets where there may be different considerations.
- 3) The LUCE looks to focus new development along commercial boulevards where there is easy access to transit. This development will be more pedestrian, bicycle, and transit friendly to help get people out of their cars and use other transportation modes. This

- will help the sustainability goals relative to greenhouse gasses, climate change, and the rise in sea level.
- 4) Balancing housing needs with what is required.
  - 5) Improving the design. Looking at ways to include the Architecture Review Board early in the process - design guidelines, so buildings can fit into surroundings - design reflecting the surrounding context, character, and quality.
  - 6) Establishing Community Benefits for the Tier 2 and 3 projects - what are they? And how can applicants be encouraged to do Tier 2 projects?
  - 7) There are some big things coming up at the Planning Commission:
    - Jan 30- Parking Ordinance
    - Feb 6- Community Benefits
    - Feb 13- City-wide standards
- 8) MONTANA AVE. ALLOWS FOR MORE HEIGHT AND DENSITY CHANGES, TOO, BUT THE CURRENT PROPOSAL AND RECOMMENDATION IS TO NOT ACT ON THIS AT THE PRESENT TIME. PARKING IS ALSO BEING CHANGED SO BUSINESSES WILL HAVE TO PROVIDE LESS PARKING SPACES THAN BEFORE, THEREFORE POTENTIALLY ENCOURAGING PARKING ON RESIDENTIAL STREETS.**
- d. **Sam Morrissey**, City of Santa Monica Traffic Engineer, Transportation Engineering and Management [sam.morrissey@smgov.net](mailto:sam.morrissey@smgov.net) 310-458-2275
- 1) Sources of traffic. Santa Monica is a city of 8 square miles, the Santa Monica Fwy cuts it in two. It is surrounded by Los Angeles on 3 sides and the ocean on the fourth. There are 90,000 residents, 100,000 workers, and 100,000 tourists here every day. There's also 30,000 students at Santa Monica College and commercial activities, busses and taxis, bicycles, and cut-through traffic going to Malibu, Palisades, Venice, and West LA.
  - 2) Traffic signals: are one of the best tools to address vehicle congestion. The focus is timing and synchronization. There are 5 phases to the Advanced Traffic Management System (ATMS), The cameras you see on lights are monitoring cars and bikes on a closed circuit TV system. This way, real time decisions about traffic flow can be implemented. **The ATMS for Montana Ave and San Vicente is not currently funded.**
  - 3) Signs: There are lots of regulatory signs in the city- about 2,000- parking, warning, guidance, information, and illegal. There are frequent requests for stop signs. There are state requirements that are part of the plan for Santa Monica.
  - 4) Markings: this department directs the installation of markings on streets and curbs.
  - 5) Capital Projects/roadway improvement projects- will change the way streets and roads look and operate. **There's about 15 miles of new bike lanes- including Montana Avenue.** There will be peak period bus lanes on Lincoln. There will be an additional Westbound lane on Santa Monica Blvd between 4<sup>th</sup> Street and 2<sup>nd</sup> Street. The Expo will be coming and Eastbound Colorado Blvd between 4<sup>th</sup> and 5<sup>th</sup> will be closed for good in February for the Expo terminal. **The California Incline Project will start late this year and last about 12-18 months. Much of the work will be done at night. The Moomat Ahiko ramp and Lincoln will be the detours. There are about 14,000 cars using the incline per day and they will be redirected. THIS IS A CONCERN FOR NOMA RESIDENTS BECAUSE THIS TRAFFIC WILL BE CUTTING THROUGH OUR NEIGHBORHOOD STREETS AND ALLEYS.**
  - 6) Other efforts:
    - Parking policy - viable locations for parking spaces
    - Transportation demand - working on this
    - Pedestrian Action Plan - make it safer and more fun to be a pedestrian- workshops coming up. Where to put pedestrian crosswalks,

Monitoring the construction activity - 40 projects going on right now; Be Excited, Be Prepared – [www.smconstructs.com](http://www.smconstructs.com) , Sign up for SMArtists,

- 7) There's a new app to help find real time parking spaces. Go to the city web site smgov.net to get the app. Right now it is for the iPhone, but the Droid app will be out in a couple of months.

- e. **Montana Avenue Merchants:** Handouts for Montana Avenue Merchants PowerPoint presentation were distributed to everyone.
5. Comments from attending City Council members
- a. Kevin McKeown: There's lots going on in Santa Monica. As residents, we are experts in our neighborhoods. We need to get out and learn what's going on. Downtown is in belongs to all our neighborhoods. Downtown has no height and density limits. Let your NOMA voices be heard.
  - b. Ted Winterer: This is a representative democracy. It is very important for NOMA to tell the City Council your ideas about city issues, policies and community building. Reach out and get to know your neighbors
  - c. Gleam Davis: She was glad to see people who care about the neighborhood. Part of community building is continued community engagement of residents. It's important to hear all points of view so come and say your piece. Buy local is an important campaign
6. The Minutes of the December 6, 2012 meeting were approved as written.
7. Reports: Treasurer's Report: 2012 memberships brought in \$6050 and expenses were \$5,700 for insurance, membership outreach, website, community activities. We have About \$6,000 remaining which is about what we had at the beginning of the year.
8. Nominating Committee Report. The Election Committee, composed of three Board members Pat Bauer, Danilo Bach, and Evelyn Lachenauer and two NOMA members Meyera Robbins and Sherrill Kurshner established the slate as put forth in our Bylaws. Four members are seeking one-year terms: Albin Gielicz, Doris Sosin, Mary Jo Stenger, and Victor Fresco, and 5 members are seeking two-year terms: Danilo Bach, Patricia Bauer, Todd James, Carol Landsberg, and Evelyn Lauchenauer.
9. NOMA Board of Directors' Election. The membership vote was taken under the supervision of Joanne Levitt, who is Co-Chair of the SMLWV and Barbara Inatsugu, who was Parliamentarian and the slate was unanimously accepted by acclamation.
10. Questions and Answers Breakout Sessions with Speakers
11. Final raffle prizes.
12. Adjournment: The meeting was adjourned at 8:45 PM

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Carol Landsberg, Secretary