

# CHEVIOT HILLS HOME OWNERS' ASSOCIATION

**P.O. Box 64458, Los Angeles, CA 90064**    [www.cheviot hills.org](http://www.cheviot hills.org)

## **Minutes for the Board Meeting Thursday, February 6, 2020**

Directors present: Bob Keehn (President), Jim Gilbert (Vice President), Cindy Kane (Secretary), Margaret Gillespie, Steve Herman, Andrew Oelz, Greg Pulis, Brandon Reif

Directors not present: Marty Bischoff (Treasurer), Cary Gross, Jamila Hasan, Michael Mandel, Mark Sedlander, Larry Tabb, Omar Tirmizi

Guests: Mike Eveloff (FOWLA), Dan Sherkow (Cheviot Dr.), Ely Orias (Haddington Dr.), Jeffrey Glaser, Linda Glaser (Troon Ave.)

### **Call to Order**

The meeting was called to order at 7:05 p.m.

### **I. President's Report:**

#### Update from Mike Eveloff (Friends of West Los Angeles, FOWLA)

- Police & Fire Update: LAFD Station 92 is still down 1 engine since 2008. Station 92 used to be a "Task Force" meaning a truck and two engines. This gives an important layer of protection. It is now a "Light Force" meaning a truck and only one engine. The response times suffer. He indicated that the crew is out on calls, often in other districts 4+ hours/day. Station 58 has also lost a resource which is critical as the two stations are adjacent. Response times are supposed to be within 5 minutes 90% of the time but only 54% are within 5 minutes. We need to call our council office (Greg Martayan) to put pressure on them to support our local fire station and get that engine back. A developer previously offered \$2 million to replace an engine; LAFD said yes however the city doesn't allow the money to stay at a particular station. The LAPD has 5-6 basic cars in rotation for 65 square miles resulting in longer response times despite LAPD's best efforts.
- FOWLA money: Mike suggested that our HOA board members engage and be involved in presenting facility funds awarded each year in our area. This money comes from the interest earned on FOWLA Community Benefit funds. Money is given to the following organizations: West Los Angeles Police Department; LAFD Stations 92, 37, 43 and 59; Schools - Westwood Charter Elementary, Overland Elementary, Fairburn Elementary, Castle Heights Elementary, Emerson Charter Middle School and Palms Middle School; Recreation Centers – Westwood, Palms and Cheviot Hills Park; Libraries - Palms Rancho Park Branch and Westwood Branch. FOWLA does not have any discretion on how facilities spend their money but volunteers can help the facilities determine where they can spend the money (i.e., Palms Library has \$30k to spend). Our HOA should and can help inform our neighbors what is out there in the community.
- Mike informed us that our former CD5 deputy, Joseph Galloway is now a board member of FOWLA. Our new deputy is Angel Izard.
- FOWLA is currently working on getting automated external defibrillators (AEDs) at cost for businesses and homes. (\$700 vs \$1,400). Additionally they are working on curb signs for water.

In the event of a major disaster, LAFD needs to know where they can find water (i.e. swimming pools) to fight fires.

- QUIMBY ACT money – Money is set aside each time a developer builds a large project. These fees are collected for park improvement within a 2 mile radius of the project. These fees are held by the Department of Recreation and Parks. He suggested that we ask our CD5 Deputy how much money is earmarked for Cheviot Hills Park. Perhaps this money can be used for park improvements.
- CCNTMP (Century City Neighborhood Traffic Mitigation Plan) money dedicated to reducing traffic congestion: Mike indicated that about \$900,000 is still sitting there in City of LA, Fund 47M. If it's not used there is a chance it could go back to the developer. On Motor Avenue there is a trip cap agreement with the city for the maximum car trips/hour. There is a great opportunity for our HOA to step up and do something.

A. Approval of minutes for January

The minutes were approved and will be posted on the website.

B. Revised bylaws

Andrew drafted language to address accessory dwelling units as it relates to membership and voting rights. He sent it to Bob for distribution to the board.

C. APS issues – NDA, crime reports

The crime report for January was shared with the board. Bob sent the updated NDA to APS. Vernon indicated he would sign it.

D. Rancho Park gas flare update

Bob indicated that there is a contract for inspections on the mayor's desk.

E. Proposed cell tower/new cell equipment on Motor Avenue

No current update – Jim stated that the FCC prohibits neighborhoods from objecting to the placement of equipment. He also indicated that our community prefers a decorative pole.

F. Newsletter/Use of NYT article on Cheviot

The mailing was effective. Marty indicated via email he is receiving dues envelopes. Guests present stated that the letter and article got their attention.

G. Cheviot Medians

Jim stated that he sent the plans out to the board however Bob was the only one that received them. He will send them out again to the entire board.

H. Board resignation/vacancy

Cary Gross is resigning from the board. His husband, Mark is interested in stepping in to fill the position. A vacancy can be filled with a majority vote of the board. Bob has not heard back from either one. Steve indicated he would reach out to Cary or Mark.

I. Cheviot upzoning lobby activity

California State Senators rejected SB50.

## **II. SECRETARY’S REPORT/MEMBERSHIP**

- A. Membership – membership envelopes are coming in. The discount card is finalized and at the printer. We were able to add The Six and John O’Groats.
- B. CPAB update No update
- C. Vista Del Mar No update. Officer Baker indicated that patrol car calls to Vista Del Mar continue to be inconsistent.
- D. New/revised Cheviot map Cindy sat with Colleen Mason Heller to finalize the boundary lines for our area. It will be sent to a cartographer to be updated. The updated map will be brought to the annual meeting for membership approval to include with the bylaws.

## **III. FINANCIAL REPORT**

Marty emailed the board a copy of the January financial statement. He was not present to discuss.

## **IV. OTHER BUSINESS**

- A. Cheviot Hills Tree Project – No current update. Bob indicated that the permits are coming in for the dead trees.
- B. Bike path – no update; Bob will check with CD5.

## **V. PUBLIC COMMENT**

Residents present attended the meeting after receiving the annual mailing. Some indicated they hadn’t heard much about the HOA and wanted an update. Other topics brought up included crime, homelessness, and no parking signs for large trailers. All were invited to come back and to get involved.

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The meeting adjourned at 8:30 p.m.