



Sharon Dickinson <sharon.dickinson@lacity.org>

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**BMO for Cheviot Hills council files 16-1460 and 14-0656**

1 message

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**Valerie Lezin** <valerie.lezin@gmail.com>

Wed, Feb 8, 2017 at 7:35 AM

To: shawn.bayliss@lacity.org, joan.pelico@lacity.org

Cc: sharon.dickinson@lacity.org

We are residents at 2558 Aiken Avenue in Los Angeles. We support the new BMO for Cheviot Hills. We do NOT support R1VNew. Mansionization has indeed been an issue for Cheviot Hills and R1VNew would allow it to continue.

Valerie Lezin  
Donald Goldman

## BMO SUPPORT FOR CHEVIOT HILLS

Subject: Re: Council Files 16-1460 an 14-0656  
From: "Richard Siegel" <siegel.richard@gmail.com>  
Date: Tue, January 31, 2017 11:29 am  
To: shawn.bayliss@lacity.org, sharon.dickinson@lacity.org,  
joan.pelico@lacity.org, ([more](#))  
Priority: Normal

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I am a resident of Cheviot Hills and support the BMO standards for new construction in our community.

Richard

Richard A. Siegel  
Co-chair, ChaiVillageLA  
Co-author, \*Getting Good at Getting Older\*  
\*(Behrman House, 2018)\*

10552 Putney Road  
Los Angeles, CA 90064  
310-204-3609 (H)  
917-674-0742 (C)  
[siegel.richard@gmail.com](mailto:siegel.richard@gmail.com)

Subject: BMO  
From: "Linda Figueiredo" <vidfig@aol.com>  
Date: Sun, January 29, 2017 8:20 pm  
To: shawn.bayliss@lacity.org, Sharon.Dickinson@lacity.org,  
joan.pelico@lacity.org, ([more](#))  
Priority: Normal

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As a resident of Cheviot Hills, I would like to express my strong support for BMO, rather than RIVNew. We need to keep a lid on over building in the city and our area.

BMO is reasonable and better for our neighborhood.

Thank you.

Linda Figueiredo  
10382 Rosbury Pl

Subject: Council Files: Council File 16-1460 and 14-0656  
From: "Peter Dan Levin" <peterdan@sbcglobal.net>  
Date: Sun, January 29, 2017 3:50 pm  
"shawn.bayliss@lacity.org" <shawn.bayliss@lacity.org>,  
To: "Sharon.Dickinson@lacity.org" <Sharon.Dickinson@lacity.org>,  
"joan.pelico@lacity.org" <joan.pelico@lacity.org>, ([more](#))  
Priority: Normal

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Please understand that my wife and I have lived in Cheviot Hills since 1979. We favor the BMO policy for our neighborhood. I do not think the mansionization of Cheviot Hills is in any way an improvement. In fact it has a negative impact on our streets. I hope you will see it that way.  
Thanks, Daniel and Audrey Levin  
2751 Motor Avenue

Subject: Zoning changes  
From: HNReiter@aol.com  
Date: Fri, December 2, 2016 11:03 am  
To: christine.saponara@lacity.org, shawn.bayliss@lacity.org,  
paul.koretz@lacity.org, ([more](#))  
Cc: HNReiter@aol.com  
Priority: Normal

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I am a long time resident of Cheviot Hills. I am duly disturbed that standards for new buildings have been either overlooked or not applied. Not sure which of these zone changes will help to keep the neighborhood's architectural integrity. The developers have "bastardized" the design and landscape of this beautiful neighborhood. The extremely large homes, all seemingly done in the same "Cape Cod" style are populating the neighborhood(s) and in most cases devouring the space available on the lot for which they are building.

Respectfully,

Harriet

Harriet N. Reiter, CPA  
Los Angeles, CA  
310-287-0176

Subject: Council Files: Council File 16-1460 and Council File 14-0656

From: "John Manulis" <john@manulisventures.com>

Date: Thu, January 26, 2017 6:17 pm

To: Shawn.Bayliss@lacity.org, Sharon.dickinson@lacity.org,  
Joan.Pelico@lacity.org, ([more](#))

Priority: Normal

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Dear Councilmember Koretz and City  
Planning Commission members,

I have lived in Cheviot Hills for 20 years and I am not a developer.

Understanding that the R1V2 building code is off-the-table for Cheviot Hills, I strongly urge you to embrace the R1 Variations Code Amendment (CPC-2016-2110-CA) and the Zone Change (CPC-2016-2112-ZC) for Cheviot Hills in Lower Council District 5 to the "new" BMO, which I feel provides a healthy balance between protection for the overall community and reasonable flexibility for individual homeowners.

While a great many improvements have been made to many properties in the neighborhood over the last 10-15 years, and property values have clearly increased, I feel that the character and quality of the neighborhood has been increasingly under assault, largely driven by the self-interest (often of a developer) that manifests in pushing the limits of square footage, height, mass, and encroachment on neighbors, while reducing the percentage of open space on a lot...to the detriment of all neighboring properties and all neighborhood residents.

The quality of a neighborhood is not measured solely by the quality of each homeowner's personal space, but also by that of our neighbors, and, by extension, our community. A true community recognizes and realizes the benefits of balancing self-interest with consideration of others...such as how our personal construction choices affects the sunlight, privacy and "breathing space" of our neighbors. Strong building restrictions help to prioritize community consideration and protect us from ourselves -- they are in our own (and the overall community's) best long-term interest.

Thank you, in advance, for your commitment to preserving the distinctive balance and pleasures (and resulting value) of the residential community in Cheviot Hills.

Sincerely,  
John Manulis

Cheviot Hills resident