



Etta Armstrong <etta.armstrong@lacity.org>

Amendment to the Baseline Mansionization Ordinance (Council File 14-0656)

1 message

Robin Bissiri-Lewis <robinwing5@msn.com>

Sun, Oct 5, 2014 at 12:32 PM

To: "ouncilmember.huizar@lacity.org" <ouncilmember.huizar@lacity.org>, "councilmember.cedillo@lacity.org" <councilmember.cedillo@lacity.org>, "councilmember.englander@lacity.org" <councilmember.englander@lacity.org>, "sharon.gin@lacity.org" <sharon.gin@lacity.org>, "etta.armstrong@lacity.org" <etta.armstrong@lacity.org>, "jordan.beroukhim@lacity.org" <jordan.beroukhim@lacity.org>, "elizabeth.carlin@lacity.org" <elizabeth.carlin@lacity.org>, "andrew.westall@lacity.org" <andrew.westall@lacity.org>, "paul.koretz@lacity.org" <paul.koretz@lacity.org>, "joan.pelico@lacity.org" <joan.pelico@lacity.org>, "shawn.bayliss@lacity.org" <shawn.bayliss@lacity.org>, "john.darnell@lacity.org" <john.darnell@lacity.org>, "mayor.garcetti@lacity.org" <mayor.garcetti@lacity.org>

RE: Council File 14-0656

Dear members of the Planning & Land Use Management Committee,

As you know, the [Baseline Mansionization Ordinance](#) (BMO) has failed miserably. Councilmember Koretz's smart and sensible [motion to amend the BMO](#) would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

On July 29, you acknowledged that it was time to address the deficiencies in the current mansionization ordinance, and asked City Planning to report back in 30 days. Their [Report](#), which proposes **an 18 month timeline for amending the BMO, is UNACCEPTABLE. Thousands of single family homes could be demolished - and hundreds of neighborhoods destroyed - during this timeframe.**

We understand that Councilmember Koretz's staff has a redlined version of the Baseline Mansionization Ordinance, developed in consultation with community leaders, showing possible language changes that are straight forward, clear, doable, meaningful, and which align with the motion to amend the BMO. These changes could be discussed and adopted quickly, and there is absolutely no legitimate reason that this process should be delayed 18 months.

At your meeting this Tuesday, I urge you to push-back on the stall tactics (18 months is unnecessary and unacceptable) and limit time spent on the diversionary recommendation that select neighborhoods get ICO's (while a good idea perhaps, it does not address the motion on the table, and puts unprotected neighborhoods at even greater risk).

Refocus your attention on amending the BMO:

- Decrease the base floor area ratio for R-1 lots.
- Eliminate the pointless 'green' building bonus.

- Eliminate the attached garage exemption and count this square footage. Attached garages add 400 square feet of bloat and eliminate driveways that provide an essential buffer between lots.
- Eliminate the other self-defeating design bonuses for items like double-height entryways and balconies, which add hundreds of square feet of uncounted bulk and still leave us with McMansions that loom over neighbors' homes.

These simple amendments could be adopted quickly, to protect our treasured neighborhoods from being ravaged by unchecked, short-term real estate speculation and reckless development. They will allow renovations, expansions, and new construction that can accommodate modern family life while respecting the scale and character of established neighborhoods.

Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,

Robin & Owen Lewis
Glendale 91206
Represented by Mitch O'Farrell District 13



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Melissa Brody <brodymel@gmail.com>

Sun, Oct 5, 2014 at 12:21 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

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Sincerely,

Melissa Brody

Pico Park

CD10 Taxpayer and Voter



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Sarah Newman <newmanasarah@gmail.com>

Sun, Oct 5, 2014 at 12:01 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

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Sincerely,

Sarah Newman
PicFair Neighborhood
1561 Carmona Ave 90019

SARAH NEWMAN
[FOOD * YOGA * FILM](#)

[@ANewSarah](#) * [415.531.6426](tel:415.531.6426)
NewmanASarah@gmail.com

Follow out my new blog!
[NEESH NOOSH: A Jewish Woman's Year](#)
[Long Journey to Discover Faith in Food](#)



Etta Armstrong <etta.armstrong@lacity.org>

Please Amend the Baseline Mansionization Ordinance (Council File 14-0656)

1 message

billcohen11@ca.rr.com <billcohen11@ca.rr.com>

Sun, Oct 5, 2014 at 11:16 AM

To: etta.armstrong@lacity.org

Please Amend the Baseline Mansionization Ordinance

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Sincerely,

Bill Cohen
1515 South Point View St.
Los Angeles, CA 90035
billcohen11@ca.rr.com

 **Please Amend the Baseline Mansionization Ordinance (Council File 14-0656)**

7K



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

SUMMER JENSEN <summer@hawkandco.com>

Sun, Oct 5, 2014 at 7:41 AM

To: "councilmember.huizar@lacity.org" <councilmember.huizar@lacity.org>, "councilmember.cedillo@lacity.org" <councilmember.cedillo@lacity.org>, "councilmember.englander@lacity.org" <councilmember.englander@lacity.org>, "sharon.gin@lacity.org" <sharon.gin@lacity.org>, "etta.armstrong@lacity.org" <etta.armstrong@lacity.org>

Cc: "councilmember.wesson@lacity.org" <councilmember.wesson@lacity.org>, "jordan.beroukhim@lacity.org" <jordan.beroukhim@lacity.org>, "elizabeth.carlin@lacity.org" <elizabeth.carlin@lacity.org>, "andrew.westall@lacity.org" <andrew.westall@lacity.org>, "paul.koretz@lacity.org" <paul.koretz@lacity.org>, "joan.pelico@lacity.org" <joan.pelico@lacity.org>, "shawn.bayliss@lacity.org" <shawn.bayliss@lacity.org>, "john.darnell@lacity.org" <john.darnell@lacity.org>, "mayor.garcetti@lacity.org" <mayor.garcetti@lacity.org>

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I know first hand the destruction that this can lead to as the home I was renting in this neighborhood and my home was sold to one of these developers and I was given 30 days to move me and my 6 month old daughter to a new location as I saw the home she was born in, destroyed. In its place, they built the tallest house on the block. They removed all of the hedging, lemon, lime, and fig trees from the property in favor of maxing out the property easements.

I am an interior and architectural designer, making this a product of my industry. However it needs to be

controlled before our neighborhoods are lost. The land in these parts are already too arid and the removal of so much flora and fauna will result in even less nurturing soil for our future generations. Welcome global warming. In addition, the developers that are coming into the neighborhood often times have no understanding of impact to the neighbors. Not to mention the historical preservation of what makes some of these older homes charming. The 1920's batchelder fireplace was demolished. The original matchstick oak floors obliterated. These are historical markers of what and how Los Angeles came to be.

Please reform the mansionization laws immediately and let's preserve what historical relevance we can before it's too late.

Sincerely,
Summer Jensen
Ex-622 North Edinburgh Ave
Los Angeles, CA 90046
CD5

Sent from my iPhone



Etta Armstrong <etta.armstrong@lacity.org>

AMEND THE BASELINE MASONIZATION ORDINANCE NOW (COUNCIL FILE 14-0656)

1 message

Julie Goldman <jgoldman25@mac.com>

Sat, Oct 4, 2014 at 10:03 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.engladner@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, John Darnell <john.darnell@lacity.org>, mayor.garcetti@lacity.org

Dear Members of the Planning and Land Use Management Committee,

I implore you to amend Councilmember Koretz's motion to amend the current BMO. On our single block over the last 10 months, FOUR monstrosities have been erected, blocking the view and adding nothing positive to our family friendly neighborhood. There is absolutely NO reason to further delay the adoption of Koretz's amendment. For every week this amendment is delayed, dozens of style and size appropriate homes are being demolished and replaced by oversized structures with attached garages and towering vertical heights. I urge you to push back on all of the stall tactics and send a message to these developers that we will no longer tolerate such monstrous "homes" in our neighborhoods. Please shepherd the BMO amendments through the Council review process and include an urgency clause with the adoption of the amendments so that no further destruction will happen to our beloved neighborhood.

Sincerely,

Julie and Gary Goldman

CD5 (Koretz)



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Lorraine Kirsten <lorrainekirsten@gmail.com>

Sat, Oct 4, 2014 at 7:56 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

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Sincerely,

Lorraine Kirsten

Faircrest Heights

CD10



Etta Armstrong <etta.armstrong@lacity.org>

PLEASE!!...Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

David Kaufman <davidkaufman23@mac.com>

Sat, Oct 4, 2014 at 5:44 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, Joan Pelico <joan.pelico@lacity.org>, shawn.bayliss@lacity.org, John Darnell <john.darnell@lacity.org>, mayor.garcetti@lacity.org

October 4, 2014

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Hundreds of homeowners, who have their ENTIRE LIFE SAVINGS invested in their homes, are being subjected to an onslaught of towering monstrosities NEXT DOOR to their properties -- depriving them of sunlight, privacy, and the right to enjoy their homes. This is having a DIRECT effect of **destroying the property values** of these homes -- in effect, making the homes WORTHLESS other than to sign them over to yet another developer with intentions of razing it and building yet ANOTHER "McMansion" that destroys the rights of surrounding homeowners and whose design is completely out of line with the neighborhood's character of California & Spanish architectural charm.

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Sincerely,

David Kaufman

Melrose Village neighborhood
(Fairfax/Melrose)
Council District 5



Etta Armstrong <etta.armstrong@lacity.org>

Amend the BMO now (Council File 14-0656)

1 message

Joseph Steins <joseph@steins.org>

Sat, Oct 4, 2014 at 5:31 PM

To: councilmember.huizar@lacity.org, councilmember.cedilio@lacity.org, councilmemberenglander@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, Elizabeth Carlin <elizabeth.carlin@lacity.org>, paul.koretz@lacity.org

October 4, 2014

RE: **Council File 14-0656**

Dear Members of the Planning & Land Use Management Committee,

As a homeowner and voter at 1052 South Sierra Bonita Avenue, Los Angeles, 90019, for 44 years, it staggers the imagination that Los Angeles City Planning would have the audacity to present to you their Report which proposes an 18 month timeline for amending the BMO! That is totally unacceptable. All you have to do, members of PLUM Committee, is drive to Drexel, between Orlando and La Jolla Avenue in the Beverly Wilshire area to see the devastation that has occurred on that street within just the last 8 months. Or drive by Ridgeley in the Miracle Mile, just south of 8th street, second house on the east side of the street, to see the outsized monstrosity that has gone up there within the last 3 months. Then think what could happen within 18 months! It is entire nonsense and one wonders where you folks drive that you don't see this yourself - if you did, you wouldn't even have to consider this for a second time - once would have been enough.

As each of you must inherently know if you drive around the City at all, the **Baseline Mansionization Ordinance** (BMO) has failed miserably. OVER AND OVER AGAIN!! Councilmember Koretz's smart and sensible **motion to amend the BMO** would bring much-needed relief to the City of Los Angeles. City Planning has again and again demonstrated its inability to comply with adopted Community Plans so their latest attempt to avoid doing anything is simply a continuation of what that department has been doing for the last 15 years.

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Ask yourself: Would you like to live next door to one of these Persian Palaces (no disrespect meant but that seems to be the reference term) that stand out like a sore thumb and destroy the character of the block?

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Please: Expedite and shepherd the BMO amendments through the Council review process. Please: include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend to our neighborhoods.

Sincerely,

Joseph Steins, 1052 South Sierra Bonita, Los Angeles, CA 90019, 4th Council District
joseph@steins.org



Etta Armstrong <etta.armstrong@lacity.org>

NOW! Amend Baseline Mansionization Ordinance (Council File 14-0656)

1 message

Princess of EVERYTHING <everythingprincess@gmail.com>

Sat, Oct 4, 2014 at 5:11 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: COUNCILMEMBER.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, johm.darnell@lacity.org, mayor.garcetti@lacity.org

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On July 29, you acknowledged that it was time to address the deficiencies in the current mansionization ordinance, and asked City Planning to report back in 30 days. Their Report, which proposes an 18 month timeline for amending the BMO, is UNACCEPTABLE. Thousands of single family homes could be demolished - and hundreds of neighborhoods destroyed - during this timeframe.

We understand that Councilmember Koretz's staff has a redlined version of the Baseline Mansionization Ordinance, developed in consultation with community leaders, showing possible language changes that are straight forward, clear, doable, meaningful, and which align with the motion to amend the BMO. These changes could be discussed and adopted quickly, and there is absolutely no legitimate reason that this process should be delayed 18 months.

At your meeting this Tuesday, I urge you to push-back on the stall tactics (18 months is unnecessary and unacceptable) and limit time spent on the diversionary recommendation that select neighborhoods get ICO's (while a good idea perhaps, it does not address the motion on the table, and puts unprotected neighborhoods at even greater risk).

Refocus your attention on amending the BMO:

- Decrease the base floor area ratio for R-1 lots.
- Eliminate the pointless 'green' building bonus.
- Eliminate the attached garage exemption and count this square footage. Attached garages add 400 square feet of bloat and eliminate driveways that provide an essential buffer between lots.
- Eliminate the other self-defeating design bonuses for items like double-height entryways and balconies, which add hundreds of square feet of uncounted bulk and still leave us with McMansions that loom over neighbors' homes.

These simple amendments could be adopted quickly, to protect our treasured neighborhoods from being ravaged by unchecked, short-term real estate speculation and reckless development. They will allow renovations, expansions, and new construction that can accommodate modern family life while respecting the scale and character of established neighborhoods.

Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,

Christine Offutt
431 N Gardner St
LA, CA 90036

CD5



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Felicity Palmer <fjpalmer@gmail.com>

Sat, Oct 4, 2014 at 4:08 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, Paul Koretz <paul.koretz@lacity.org>, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: Council File 14-0656

Dear members of the Planning & Land Use Management Committee,
As you know, the Baseline Mansionization Ordinance (BMO) has failed miserably. Councilmember Koretz's smart and sensible motion to amend the BMO would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

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Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,

Michael Goldenberg and Felicity Palmer
6437 Drexel Ave
Los Angeles, CA 90048
Council District 5



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656) - 18 month delay endangers LA's residential neighborhoods.

1 message

Beth Marlis <bethnic@me.com>

Sat, Oct 4, 2014 at 3:55 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: Council File 14-0656

Dear Members of the Planning & Land Use Management Committee,

As you know, the **Baseline Mansionization Ordinance** (BMO) has failed miserably. Councilmember Koretz's smart and sensible **motion to amend the BMO** would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

On July 29, you acknowledged that it was time to address the deficiencies in the current mansionization ordinance, and asked City Planning to report back in 30 days. Their **Report**, which proposes **an 18 month timeline for amending the BMO, is UNACCEPTABLE. Thousands of single family homes could be demolished - and hundreds of neighborhoods destroyed - during this timeframe.**

We understand that Councilmember Koretz's staff has a redlined version of the Baseline Mansionization Ordinance, developed in consultation with community leaders, showing possible language changes that are straight forward, clear, doable, meaningful, and which align with the motion to amend the BMO. These changes could be discussed and adopted quickly, and there is absolutely no legitimate reason that this process should be delayed 18 months.

At your meeting this Tuesday (October 7th), I urge you to push-back on the stall tactics (an 18 month delay is unacceptable). Valuable time will be wasted spent on the diversionary recommendation that select neighborhoods get ICO's (while a good idea perhaps, it does not address the citywide motion on the table, and puts unprotected neighborhoods at even greater risk).

Refocus your attention on amending the BMO:

- Decrease the base floor area ratio for R-1 lots.
- Eliminate the pointless and unenforced 'green' building bonus.
- Eliminate the attached garage exemption and count this square footage. Attached garages add 400 square feet of bloat and eliminate driveways that provide an essential buffer between lots.
- Eliminate the other self-defeating design bonuses for items like double-height entryways and balconies, which add hundreds of square feet of uncounted bulk and still leave us with McMansions that loom over neighbors' homes.

These simple amendments could be adopted quickly, to protect our treasured neighborhoods from being ravaged by unchecked, short-term real estate speculation and reckless development. They will allow renovations, expansions, and new construction that can accommodate modern family life while respecting the scale and character of established neighborhoods.

Please, I urge you to:

- 1) Expedite and shepherd the BMO amendments through the Council review process**
- 2) Include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.**

Sincerely,

Beth Marlis | 10 year Resident, CD10 Faircrest Heights



Faircrest Heights Mansionization Example Pointview.pdf

584K



Etta Armstrong <etta.armstrong@lacity.org>

Motion to amend the BMO

1 message

Kathleen Clark <katclarkfoto@aol.com>

Sat, Oct 4, 2014 at 3:50 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: Council File 14-0656

Dear members of the Planning & Land Use Management Committee,

As you know, the [Baseline Mansionization Ordinance](#) (BMO) has failed miserably. Councilmember Koretz's smart and sensible [motion to amend the BMO](#) would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

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Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

10/6/2014

City of Los Angeles Mail - Motion to amend the BMO

Sincerely,

Kathleen Clark
Faircrest Heights, CD10



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Roxann Smith <roxann14@gmail.com>

Sat, Oct 4, 2014 at 3:41 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, Elizabeth Carlin <elizabeth.carlin@lacity.org>, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: [Council File 14-0656](#)

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Sincerely,

Roxann Smith
Picfair Village

CD10



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Tracy Spuehler <tracy@tracymusic.com>

Sat, Oct 4, 2014 at 3:39 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: Council File 14-0656

Dear members of the Planning & Land Use Management Committee,

I would like to address an issue I feel very strongly about. As you know, the Baseline Mansionization Ordinance (BMO) has failed miserably. Councilmember Koretz's smart and sensible motion to amend the BMO would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

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respecting the scale and character of established neighborhoods.

Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,

Tracy Spuehler Dickerson

Beverly Grove

CD 5



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

brandt <brandtee@yahoo.com>

Sat, Oct 4, 2014 at 3:06 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

Dear members of the Planning & Land Use Management Committee,

RE: Council File 14-0656

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Please:

- 1) expedite and shepherd the BMO amendments through the Council review process, and

10/6/2014

City of Los Angeles Mail - Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Please help us!!

Sincerely,

Savanah Brandt
514 N. Harper Avenue
Los Angeles, CA 90048
District 5-Councilman Koretz



Elta Armstrong <elta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Pam Roberts <pamroberts1@ca.rr.com>

Sat, Oct 4, 2014 at 2:59 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: Council File 14-0656 <<http://cityclerk.lacity.org/lacityclerkconnect/index.cfm?fa=ccfi.viewrecord&cfnumber=14-0656>>

Dear members of the Planning & Land Use Management Committee,

As you know, the Baseline Mansionization Ordinance <http://cityplanning.lacity.org/Code_Studies/Housing/BaselineMansionization.pdf> (BMO) has failed miserably. Councilmember Koretz's smart and sensible motion to amend the BMO <http://clkrep.lacity.org/onlinedocs/2014/14-0656_mot_05-16-14.pdf> would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

On July 29, you acknowledged that it was time to address the deficiencies in the current mansionization ordinance, and asked City Planning to report back in 30 days. Their Report <http://clkrep.lacity.org/onlinedocs/2014/14-0656_rpt_plan_10-1-14.pdf> , which proposes an 18 month timeline for amending the BMO, is UNACCEPTABLE. Thousands of single family homes could be demolished - and hundreds of neighborhoods destroyed - during this timeframe.

We understand that Councilmember Koretz's staff has a redlined version of the Baseline Mansionization Ordinance, developed in consultation with community leaders, showing possible language changes that are straight forward, clear, doable, meaningful, and which align with the motion to amend the BMO. These changes could be discussed and adopted quickly, and there is absolutely no legitimate reason that this process should be delayed 18 months.

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Refocus your attention on amending the BMO:

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- Eliminate the attached garage exemption and count this square footage. Attached garages add 400 square feet of bloat and eliminate driveways that provide an essential buffer between lots.
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Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,
Pam Roberts Malay
Beverlywood



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Dean Perton <daperton@pacbell.net>

Sat, Oct 4, 2014 at 2:51 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: Council File 14-0656

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Refocus your attention on amending the BMO:

- Decrease the base floor area ratio for R-1 lots.
- Eliminate the pointless 'green' building bonus. In reality, these bonuses serve only to bulk up square footage without providing any measurable environmental benefit.
- Eliminate the attached garage exemption and count this square footage. Attached garages add 400 square feet of bloat and eliminate driveways that provide an essential buffer between lots.
- Eliminate the other self-defeating design bonuses for items like double-height entryways and balconies, which add hundreds of square feet of uncounted bulk and still leave us with McMansions that loom over neighbors' homes.

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Sincerely,

Dean A. Perton, Architect

1604 Hi Point Street
Los Angeles, CA 90035

CD10



Etta Armstrong <etta.armstrong@lacity.org>

PLEASE Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Frank Considine <frankconsidine@me.com>

Sat, Oct 4, 2014 at 2:49 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

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- Eliminate the other self-defeating design bonuses for items like double-height entryways and balconies, which add hundreds of square feet of uncounted bulk and still leave us with McMansions that loom over neighbors' homes.

These simple amendments could be adopted quickly, to protect our treasured neighborhoods from being ravaged by unchecked, short-term real estate speculation and reckless development. They will allow renovations, expansions, and new construction that can accommodate modern family life while respecting the scale and character of established neighborhoods.

Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,

[Name]

Faircrest Heights
CD10

Thank you,

Frank Considine
1600 Hi Point St
Los Angeles, CA 90035
[CD10 \[Wesson\]](#)



Faircrest Heights Mansionization Example Pointview.pdf

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Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1 message

Mark Langlois <markslanglois@gmail.com>

Sat, Oct 4, 2014 at 2:48 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

RE: [Council File 14-0656](#)

Dear members of the Planning & Land Use Management Committee,

As you know, the [Baseline Mansionization Ordinance](#) (BMO) has failed miserably. Councilmember Koretz's smart and sensible [motion to amend the BMO](#) would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

On July 29, you acknowledged that it was time to address the deficiencies in the current mansionization ordinance, and asked City Planning to report back in 30 days. Their [Report](#), which proposes **an 18 month timeline for amending the BMO, is UNACCEPTABLE. Thousands of single family homes could be demolished - and hundreds of neighborhoods destroyed - during this timeframe.**

We understand that Councilmember Koretz's staff has a redlined version of the Baseline Mansionization Ordinance, developed in consultation with community leaders, showing possible language changes that are straight forward, clear, doable, meaningful, and which align with the motion to amend the BMO. These changes could be discussed and adopted quickly, and there is absolutely no legitimate reason that this process should be delayed 18 months.

At your meeting this Tuesday, I urge you to push-back on the stall tactics (18 months is unnecessary and unacceptable) and limit time spent on the diversionary recommendation that select neighborhoods get ICO's (while a good idea perhaps, it does not address the motion on the table, and puts unprotected neighborhoods at even greater risk).

Refocus your attention on amending the BMO:

- Decrease the base floor area ratio for R-1 lots.
- Eliminate the pointless 'green' building bonus.
- Eliminate the attached garage exemption and count this square footage. Attached garages add 400 square feet of bloat and eliminate driveways that provide an essential buffer between lots.
- Eliminate the other self-defeating design bonuses for items like double-height entryways and balconies, which add hundreds of square feet of uncounted bulk and still leave us with McMansions that loom over neighbors' homes.

These simple amendments could be adopted quickly, to protect our treasured neighborhoods from being ravaged by unchecked, short-term real estate speculation and reckless development. They will allow renovations, expansions, and new construction that can accommodate modern family life while respecting the scale and character of established neighborhoods.

Please, 1) expedite and shepherd the BMO amendments through the Council review process, and 2) include an urgency clause with the adoption of the amendments, to provide desperately-needed relief from this destructive trend.

Sincerely,

Mark Langlois and Aaron Reza

10/6/2014

City of Los Angeles Mail - Amend the Baseline Mansionization Ordinance NOW (Council File 14-0656)

1569 S. Hayworth Ave
Los Angeles CA 90035

Faircrest Heights
CD10



Etta Armstrong <etta.armstrong@lacity.org>

Please amend the Baseline Mansionization ordinance (Council File 14-0656)

1 message

Muriel C. McClendon <mcm5341@gmail.com>

Sat, Oct 4, 2014 at 2:35 PM

To: councilmember.huizar@lacity.org, councilmember.cedillo@lacity.org, councilmember.englander@lacity.org, sharon.gin@lacity.org, etta.armstrong@lacity.org

Cc: councilmember.wesson@lacity.org, jordan.beroukhim@lacity.org, elizabeth.carlin@lacity.org, andrew.westall@lacity.org, paul.koretz@lacity.org, joan.pelico@lacity.org, shawn.bayliss@lacity.org, john.darnell@lacity.org, mayor.garcetti@lacity.org

Dear members of the Planning & Land Use Management Committee,

The **Baseline Mansionization Ordinance** (BMO) has failed miserably. Councilmember Koretz's excellent **motion to amend the BMO** would bring much-needed relief to constituents citywide, and would also relieve city agencies from the burdens associated with implementing and enforcing a patchwork of overlays.

On July 29, you acknowledged that it was time to address the deficiencies in the current mansionization ordinance, and asked City Planning to report back in 30 days. Their report, which proposes an 18 month timeline for amending the BMO, is simply unacceptable. It would leave thousands of single-family homes vulnerable to demolition and with that, the destruction of neighborhoods.

I understand that Councilmember Koretz's staff has a redlined version of the Baseline Mansionization Ordinance, developed in consultation with community leaders. It offers possible language changes that are straight forward, clear, doable, meaningful, and which align with the motion to amend the BMO. These changes could be discussed and adopted quickly, and there is absolutely no legitimate reason that this process should be delayed 18 months.

At your meeting this Tuesday, I urge you to reject the stall tactics (18 months is unnecessary and unacceptable) and limit time spent on the diversionary recommendation that select neighborhoods get ICOs.

Please refocus your attention on amending the BMO:

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These simple amendments could be adopted quickly, to protect our treasured neighborhoods from being ravaged by unchecked, short-term real estate speculation and reckless development. They will allow renovations, expansions, and new construction that can accommodate modern family life while respecting the scale and character of established neighborhoods.

Let me close in urging you to expedite the BMO amendments through the Council review process and to include with it, an urgency clause with the adoption of the amendments, which will help to halt the destruction of neighborhoods.

Thank you for your consideration,

Muriel C. McClendon
Faircrest Heights
Council District 10



Etta Armstrong <etta.armstrong@lacity.org>

Amend the Baseline Mansionization Ordinance NOW Council File 14-0656

1 message

Ed <edwardlehman@yahoo.com> Sat, Oct 4, 2014 at 2:28 PM
 To: "councilmember.huizar@lacity.org" <councilmember.huizar@lacity.org>, "councilmember.cedillo@lacity.org" <councilmember.cedillo@lacity.org>, "councilmember.englander@lacity.org" <councilmember.englander@lacity.org>, "sharon.gin@lacity.org" <sharon.gin@lacity.org>, "etta.armstrong@lacity.org" <etta.armstrong@lacity.org>
 Cc: "councilmember.wesson@lacity.org" <councilmember.wesson@lacity.org>, "jordan.beroukhim@lacity.org" <jordan.beroukhim@lacity.org>, "elizabeth.carlin@lacity.org" <elizabeth.carlin@lacity.org>, "andrew.westall@lacity.org" <andrew.westall@lacity.org>, "paul.koretz@lacity.org" <paul.koretz@lacity.org>, "joan.pelico@lacity.org" <joan.pelico@lacity.org>, "shawn.bayliss@lacity.org" <shawn.bayliss@lacity.org>, "john.darnell@lacity.org" <john.darnell@lacity.org>, "mayor.garcetti@lacity.org" <mayor.garcetti@lacity.org>

Dear members of the Planning & Land Use Management Committee,

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Sincerely,

Edward Lehman
1807 S. Hayworth Av
Los Angeles, CA 90035

Faircrest Heights
CD10

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