



Sharon Dickinson <sharon.dickinson@lacity.org>

Council File #15-0183-S1

K. Taylor Britton <k.taylor.britton@gmail.com>

Tue, Feb 7, 2017 at 12:07 AM

To: david.ryu@lacity.org

Cc: sharon.dickinson@lacity.org, councilmember.wesson@lacity.org

Dear Councilman Ryu,

We are tenants in a rent stabilized apartment within the original boundaries of the Miracle Mile Historic Preservation Overlay Zone. Our building is along Olympic Boulevard, in the area now being excluded in the rewrite of the HPOZ boundaries.

Without HPOZ, there is no way to preserve the Miracle Mile's historic apartments and rent stabilized homes. The exclusion of buildings along Olympic Avenue means that developers will continue to evict residents and demolish our historic neighborhood to make way for soulless luxury-market apartment complexes. There is no reason for the Planning Commission to arbitrarily exclude our apartments, which qualify for the same protections as the rest of the Miracle Mile.

Our historic apartments form a core to the Miracle Mile by providing affordable middle- and working-class house in one of the most unique and diverse neighborhoods in all of Los Angeles. Our understanding is that the only reason the Planning Commission has taken our building and others on our street out of the HPOZ was to make way for more of the high-rent housing that is forcing out affordable housing all over Los Angeles. The stability and security of hundreds of Miracle Mile renters like ourselves are in jeopardy.

We and our neighborhood will be left unprotected if you don't take action to undo the revised boundaries of the HPOZ, unjustifiably drawn and adopted by the Planning Commission. We rely upon your promises to protect our neighborhood and your vow to ensure that multifamily residents- especially rent stabilized apartment dwellers- are not displaced by rampant development.

We love the charm and character of the historic Miracle Mile and want to remain here, and we hope that you will think long and hard about all of the Miracle Mile residents that will be displaced and priced out of the neighborhood if we are no longer protected by the Historic Preservation Overlay Zone. We were unfortunately not able to attend the neighborhood meeting tonight, but are interested in hearing why you have allowed the Planning Commission to redraw the boundaries to exclude more than 500 historic rent stabilized units that should have been protected, and whether you plan to do anything about to rectify the situation moving forward.

Thank you,

Taylor Britton
Annette Fasone
Eric Carreiro



Sharon Dickinson <sharon.dickinson@lacity.org>

Big YES for Miracle Mile HPOZ -- Please Read

Lon Andre <info@lonandre.com>

Tue, Feb 7, 2017 at 10:01 AM

To: mayor.garcetti@lacity.org, council.member.englander@lacity.org, councilmember.price@lacity.org, councilmember.harris-dawson@lacity.org, councilmember.cedillo@lacity.org, councilmember.huizar@lacity.org, sharon.dickinson@lacity.org, david.ryu@lacity.org

Council File #15-0183-S1

My name is Lon Andre, and I've had the unique opportunity of living in the Miracle Mile area at 1045 S. Sierra Bonita Street for the past 26 years. What makes my experience here special is that I'm living in a duplex upstairs as a renter and the owner lives downstairs in this beautiful Miracle Mile home. I'm originally from Chicago and living in Los Angeles provides so many different and distinctive areas where one can reside. The home I live in was built in the 1920's, like many others in the neighborhood. When they say "They don't build them like this anymore," that statement is true and it's true in a good way! When I've had visitors come to see me from outside of Los Angeles, most people have told me how beautiful the area is and how the homes here show a lot of harmonious unity – one after another. I love living in the Miracle Mile and hope that this area can be preserved well into the future.

I've become aware of HPOZ and that it opposes what I've learned as "Mansionization," which I believe should not be allowed in this area. I understand that my small block on Sierra Bonita of 20 single family homes, which has 1.5% of the total structures in the proposed Miracle Mile HPOZ, has raised 7.5% of the \$70,000 – including \$60,000 for the architectural historical study – budgeted for this HPOZ process. A majority of residents on the block has financially supported the HPOZ, with an average contribution of \$262.00.

I'm very concerned that the City of Los Angeles currently has a sizable shortage of affordable housing of which I and others like me, need to have in order to live a quality lifestyle here. In other words, affordable housing is very important for a large part of the residents of Los Angeles, the many people who work a middle class job for a fair day's wage.

When I discovered the City Planning Commission has removed all of Olympic Boulevard, north of 8th Street to Wilshire from the proposed HPOZ – eliminating approximately 600 rent stabilized residences in order to build high rises with much higher rents, I reflected on how much this area would change and not for the better in my view. The area would not only become more congested in regard to traffic and parking, but would change the fabric and feel of the neighborhoods that makes living in the Miracle Mile area so attractive.

What I do know about the HPOZ is that it does not stop change, but it manages it, which would require new structures to be in conformity and to preserve the great history of this area in metropolitan Los Angeles.

Thank you very much for listening to my voice and concerns in this matter.



Sharon Dickinson <sharon.dickinson@lacity.org>

Keep historically significant buildings on 700 S. Block of Detroit Street within the boundaries of the originally endorsed Miracle Mile HPOZ

1 message

James Pelk <jpelk1957@gmail.com>

Tue, Feb 7, 2017 at 1:47 PM

To: David Ryu <david.ryu@lacity.org>, sharon.dickinson@lacity.org, councilmember.wesson@lacity.org, councilmember.cedillo@lacity.org, councilmember.harris-dawson@lacity.org, councilmember.price@lacity.org, councilmember.huizar@lacity.org, councilmember.englander@lacity.org, HPOZ@miraclemilela.com, Ken Hixon <kenhixon@pacbell.net>, James O'Sullivan <jamesos@aol.com>, Alice Cassidy <phoenix38@attn.ne>, Michael Corbett <michael@michaelcorbett.com>

RE: Council File # 15-0183-S1

Keep historically significant buildings on 700 S. Block of Detroit Street within the boundaries of the originally endorsed Miracle Mile HPOZ

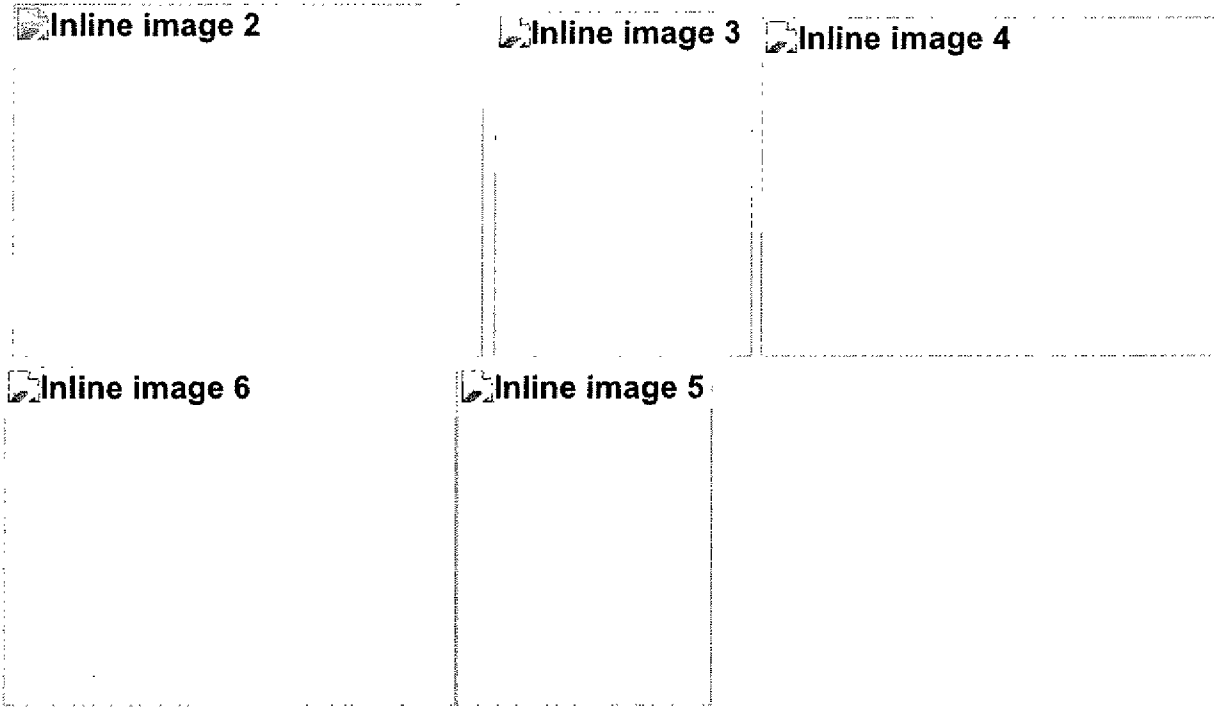
I am a resident of an architecturally significant Spanish four-plex at 741 S Detroit St. unit 1, located within the original boundaries of the Miracle Mile Historic Preservation Overlay Zone as adopted by the city's Cultural Heritage Commission.

On December 8, 2016, the City Planning Commission endorsed the Miracle Mile Historic Preservation Overlay Zone (HPOZ).

Then, at the last minute, the Planning Commission, acting on its own and in contradiction of recommendations of the Planning Department and the Cultural Heritage Commission, rewrote the Miracle Mile HPOZ boundaries. As a result, the 700 S block of Detroit St, including my property located at 741 S. Detroit (Detroit St between 8th St and Wilshire) was excluded from the endorsed HPOZ coverage area.

YOU ARE ENDORSING THE REMOVAL OF HPOZ PROTECTION AND ULTIMATE DESTRUCTION OF 10 HISTORIC BUILDINGS ON S DETROIT ST:

Here are 2 examples: 741 S Detroit, 747 S. Detroit



I am writing to strongly protest this last minute change, especially targeting 700 S block of Detroit St from 8th St to Wilshire, and I insist the lines be redrawn to re-include the original planned blocks for HPOZ .

Mr. Ryu, I voted for you and supported your campaign. When you ran for city council one of your platforms was to limit the adding of more large scale residential apartment developments Los Angeles.

The last thing needed are more huge residential monstrosities to destroy our limited supply of historic architecture. LA's beautiful history is being bulldozed and we can't stand by while it keeps happening.

Here is your opportunity to stand up for the residents that supported, voted for and believed your campaign promises.

We all look forward to seeing you at the meeting to discuss our concerns:
February 6, 2017, at 7 PM, at 745 S. Genesee Avenue, Los Angeles, CA 90036

Sincerely,
James Pelk



Sharon Dickinson <sharon.dickinson@lacity.org>

YES for Miracle Mile HPOZ - File # 15-0183-S1

1 message

Claudia Lewis <claudialewis1019@gmail.com>
To: sharon.dickinson@lacity.org

Tue, Feb 7, 2017 at 4:28 PM

Dear Councilmember Dickinson:

As a long-term resident of the Miracle Mile neighborhood, I strongly urge you to support the HPOZ designation.

It is a beautiful neighborhood, redolent of Los Angeles's proud architectural and cultural diversity. We simply must preserve our history. Let's resist over-development, excessive density and the loss of trees/green spaces, identity and our roots. This area has always been a home for families, small businesses, our exceptional artistic institutions and the special multiculturalism that Los Angeles represents.

Please help us maintain the Miracle Mile's unique character and integrity.

Thank you for listening.

Respectfully,

Claudia Lewis



Sharon Dickinson <sharon.dickinson@lacity.org>

YES! FOR MIRACLE MILE HPOZ

1 message

Rhonda Hayter <rhondahayter1@sbcglobal.net>

Tue, Feb 7, 2017 at 11:05 PM

Reply-To: Rhonda Hayter <rhondahayter1@sbcglobal.net>

To: "sharon.dickinson@lacity.org" <sharon.dickinson@lacity.org>

My husband and I have owned a duplex on Meadowbrook Avenue for seventeen years and we are in full support of the HPOZ to preserve our beautiful neighborhood, which is so unique to Los Angeles.

Rhonda Hayter

THE WITCHY WORRIES OF ABBIE ADAMS (Penguin Group)

www.rhondahayter.com