



# NORTHWEST SAN PEDRO NEIGHBORHOOD COUNCIL

## Planning and Land Use Committee Report

Meeting Held March 18, 2016 at the San Pedro Municipal Building.

### Committee Members:

- Diana Nave, Present
- Carolyn Grayson, Present
- Chuck Hart - Present
- David Rivera, Present
- Jason Herring, Present
- Bob Garcia - Present
- Lee Williams, Present

**Quorum?** Yes

**Non-Committee Member Attendees:** Peter Burmeister (Board Member); Elizabeth Hoffman (Rolling Hills Rivera HOA), Port of LA staff

### N. Gaffey Beautification Plans

Port staff presented the 85% Plan for the continuation of the North Gaffey Beautification from Gatun to Channel Street. In addition to the multipurpose path and landscaping, including 40 trees, the port is installing security cameras and lighting. They are using drought tolerant plants and a smart irrigation system. The police will be able to drive through the area. There will be no tables or benches in this area. A “barbed wire” fence will be installed between the green belt and the existing buildings. In follow up discussion the staff assured us that it is not conventional barbed wire, rather it is the type of fence with a slanted top. The area under the tunnel behind the skate park will be completely fenced off.

100% design is expected for July. Bid and Award Phase from Aug 2016 to Jan 2017; Construction from Feb 2017 to Sept 2017.

They indicated two potential snags.

1. When the 100% design plans are completed they will need to be submitted to CalTrans for approval of the portion that goes through the Park and Ride Lot where the plan is to install lights, new fencing, landscaping, and a painted path. So far Cal Trans has seemed supportive but this will be the first time they have ever entered into such an arrangement.
2. Chevron said no to beautifying their portion of the property so there will be a dirt area on the Gaffey side of the beautification. The Port estimates that it would cost \$40,000 to \$80,000 to clean it up and beautify it and that they could not use the China Shipping Mitigation Funds for that purpose. Even if Chevron does not beautify it, they should be encouraged to remove the trees that constitute hiding areas. Augie suggested we discuss this with the Council Office.

We raised the possibility of naming it after John Greenwood and installing a plaque. Augie said he would need to check to see what their current policy is. He requested a letter from the Council. Pete will raise it at the Issues Committee meeting.

### **Front Street/Harbor Blvd Update**

Augie provided a brief update on the beautification of both sides of Front Street/Harbor Blvd from Pacific to the Vincent Thomas Bridge. They are anticipating going to bid in a couple of weeks and if there are no environmental problems, work should be completed by July 2017. There is a possibility that there may be some environmental issues in the China Shipping area.

The freeway soundwalls should be finished by the end of March, and all freeway construction completed by Mid-April. Augie will get information regarding the landscaping plans for the John S. Gibson side and the schedule for the reopening of the skate park. The Port is doing a permit for the skate park.

### **Red Car Service**

Jason raised a concern about the removal of the cross arms from the red car tracks and questions about the possible future expansion of the red car beyond Ports O'Call/San Pedro Public Market. Augie stated that the plan had always been to remove the cross arms as they were not needed for the Red Car. The Port is removing some rail but only the unused portion that runs along the bluff across from Ports O'Call and a few rails needed for the realignment of Sampson Way and the Harbor Blvd Beautification. This should not impact any future extension of the Red Car. He also indicated that the plan for the Red Car past Swinford has always been to place rails in the street. It cannot run on the existing rails past that point since those are used commercially.

*It was moved, seconded, and unanimously carried to draft a letter to the Port requesting that once the Public Market is built and the Sampson Way Realignment completed, the existing red car be extended at least to the fanfare fountain and that a plan be developed for further expansion after that.*

### **Community Beautification**

- **Corner of Gaffey & 47-on-ramp.** The Council Office is arranging for General Services to clean this up.
- **Rose Garden at Averill Park** - The Board approved the expenditure of funds. Carolyn will work with the NWSPNC Treasurer on how the funds get transferred and with Rec and Parks on the next steps for getting them planted. It is possible that there will be a community planting event. Lee suggested that he is willing to make a video promoting the event. Diana recommended that we find a way to put a sign up giving NWSPNC some credit and also that we take photos of the planting.
- **Peck Park Canyon Clean Up and Trail Maintenance**– Recreation and Park staff responded to our letter and indicated they will be following up with us.
- **North Gaffey Clean Up – Channel to Anaheim** – Diana recommended that we contract with Beacon House for general community clean up. The cost is \$8/man hour and they work in three member teams. Funds could be used for a variety of clean up activities including litter removal and tree trimming.

*It was moved, seconded, and unanimously carried to recommend setting aside \$500 in a drawn down account for Beacon House for Community Clean up*

Pete recommended that we contact the Soft Ball Team and ask them to pick up the litter along their property. He will try to get contact information.

- **Tree Trimming (4 trees at the corner of Westmont & Amelia & 1 tree at the corner of 15<sup>th</sup> & Leland)**- If the funds for Beacon House are approved, they can be directed to trim these trees.

### **Proposed Conditional Use Permit at 1214 W. 8<sup>th</sup> Street**

After a brief discussion, the Committee decided not to further review this proposal unless a resident or property owner approaches us.

### **DFSP Update**

The DFSP released their Final Environmental Document. They Chose Option 4, partial closure. Some, but not all, of the underground tanks and pipes will be filled. The remaining pipes and tanks, including both underground and above ground, will remain usable. While disappointing, it is unclear what recourse, if any, is available to us.

### **Mitigation Fund**

Diana reported that it is challenging at best to get information regarding how the Stream Mitigation Bank works. She did find out that the mitigation for Ponte Vista is nowhere near here. She recommended that the Sierra Club be approached about looking into the fund/s.

### **Accessory Dwelling Units** 14-057-S1

Council has directed that the City Attorney prepare an Ordinance. Diana recommended waiting to see what is in the ordinance before commenting. It is likely that the Planning Department will hold hearings on the development of the Ordinance. If so, we should insist that one be held in the Harbor Area. We will discuss this issue with Dave Roberts.

### **Items for Meeting with David Roberts**

David Roberts will attend our April Meeting along with the new Planning Deputy for San Pedro. The following is a list of possible items for discussion with him: San Pedro Public Market – update on lease signing & any Anchor Tenants, Accessory Dwelling Units, Plans for development on property adjacent to the Vue, Rancho San Pedro, Waterfront Feasibility Development Study, Science Center, Acquisition of Leland Park, 335 N. Gaffey, sign ordinance, tracking mitigation of Ponte Vista/Highpark, Court House, Gaffey Implementation Plan, replacement for Albertson's.

### **Next Meeting**

The next regular meeting is scheduled for Wed. April 20 at 6:00 pm. Main Agenda item will be discussion/updates with David Roberts.