

Central San Pedro Neighborhood Council
Land Use and Public Works Committee
August Stakeholder Meeting Report

On July 26, 2012, the Land Use & Public Works Committee met in the upstairs meeting room of the Whale and Ale. In attendance were: Castillo, Alexander, Anderson, Scoville, Silber, Trigas, Meredith and Vought. The following agenda items were discussed:

Great Streets/Great Neighborhoods Survey

The survey forms provided by the City Planning Dept were discussed, with an emphasis placed on providing comments that pertain to the Mobility Element (aka Transportation Element) of the City General Plan. Completed survey forms can be mailed directly to the City or returned to Sue Castillo for mailing as a batch (comments must be received at the City by Sept 1). Comments are being collected for posting on the community map provided by the City for this survey. Map comments provided at the meeting included:

- Sidewalks on the west side of Centre Street and the west side of Harbor Blvd are inadequate and need widening, both between 6th and 7th Streets. Sidewalks are needed along North Gaffey St north of First Street (Leland Park vicinity), where none now exists.
- Street parking on the west side of Gaffey north of 6th Street creates a bottleneck as the freeway terminates at Gaffey and should be eliminated.
- Pedestrian access along Channel Street as it passes under the Harbor Fwy needs to be improved.
- There is a dangerously banked curve on Pacific Avenue adjacent to the Harbor Occupational Center, just south of its intersection with Front Street.
- There is no pedestrian access to the top of Knoll Hill (the narrow roadbed accommodates only vehicles) and a pedestrian trail is needed.
- A pedestrian connection is needed from Sepulveda St to North Palos Verdes Avenue (in unimproved street ROW).

New development and permit proposal comments:

311 N. Gaffey

1. Vehicle access to this site looks problematic. The fuel truck access from Sepulveda is challenging due to the steep roadway grade, and we note that the truck path overlaps the market building. There is also concern that regular vehicles turning into the gas station on Gaffey will cause southbound traffic to back up or otherwise cause a hazard. The City Traffic Engineer should review the site plan and make recommendations.

2. Landscaping along Gaffey should be high quality, carrying on the planting scheme of the Entrance Park just north of this site. Canopy-style (not palm) street trees should be provided (and the sidewalk widened if necessary to accommodate trees).

Note: Notify adjacent property owner of this agenda item on our Aug stakeholder meeting. Ask Alison Becker whether the CD office has any concerns re this development.

837 N. Pacific

1. No permit should be granted or expanded until illegal uses are discontinued here. Nearby residents have concerns that people are illegally living on this commercial site and that guard dogs create a noise nuisance and are a hazard to passers-by. New screening fencing and attractive, code-compliant signage should be installed. The new fencing should be set back sufficiently to add vine cover or other landscaping in front of the fencing.

After the creation of the agenda for this meeting, a land use permit application was received for a conditional use permit to add addition space to Off the Vine at 600 S. Pacific (and possibly other entitlements or permit modification not immediately obvious on the application). **A letter of support should be considered at the August stakeholder meeting for direct board action without committee review.**

Forwarded to the agenda-setting meeting for the August stakeholder meeting agenda: Set aside up to \$4,000 for the Keep LA Beautiful Grant Opportunity (proposal for boardwalk sidewalk extension along Centre St between 6th & 7th St), and authorize grant application submission.