

UNITED HOMEOWNERS' ASSOCIATION II
First General Meeting
August 13, 2016

A. Call to Order / Statement of Purpose and Principles – John Heath, Interim President - 1:05 PM

John Heath welcomed and thanked everyone in attendance. Mr. Heath called special attention to honoring and respecting the elders of our community by requesting their permission to begin the meeting. After receiving the elders approval by a show of hands, Mr. Heath officially called to order the First General Meeting of the United Homeowners Association II and introduced himself. Mr. Heath advised the purpose of the organization is very simple - to make sure we are taking care of the business and looking out for, the best interest of our community which is the unincorporated area of Los Angeles County, between Crenshaw Boulevard and La Brea Avenue. Mr. Heath further advised all residents who live in the Windsor Hills, View Park, View Heights area, are considered family, part of the organization and are welcomed. To become a voting member, residents are required to pay dues of \$50.00 per household annually, at any time. In addition, for those interested in paying today, the Treasurer Aaron Raymond was in attendance to accept their dues or dues could be paid online via the association website. Mr. Heath advised any documents discussed during the meeting could also be viewed via the association website. Mr. Heath continued by reading the Associations Principles. While reading the Principles, Mr. Heath made reference to the community's last organization that unfortunately dissipated and dissolved because of strife and stress and appealed to the attendees the need to heal from that experience and it was time to come together as a community, whether you have lived in the community for 50-60 years or just moved here, we all have a vested interest to make sure good things happen for our community.

B. Introduction of Incorporators / Interim Board Members – Mr. Heath described the duties of the fellow incorporators/Interim Board Members as responsible for making sure the association is run in a transparent, collaborative and open manner. Any information regarding the association and all association documents have been posted on the UHA website in addition to being provided at today's meeting. Mr. Heath introduced the Interim Board Members as typed below:

Ta-Lecia A. Arbor
John Heath
Michael E. Hudson, Sr.
Toni Mc Donald-Tabor
Vanita Nicholas
Aaron Raymond
Robert R. Taylor

Mr. Heath summarized details of the association, namely the association being formed by the Incorporators in June, 2016 as a non-profit mutual benefit corporation, not affiliated with any other groups or organization. The association is applying for 501(c)(4) status, a mutual benefit corporation not a charity. Which means the association can raise money for and lobby politicians, legislation, etc., anything the association needs to do in the best interest of the community, the association can do.

- C. **Presentation by the Bedford Group– “The View at Overhill” Project** – Mr. Heath introduced Charles Quarles who identified himself as President of the Bedford Group. Mr. Quarles introduced his daughter, Starlett, who identified herself as the Marketing Director of “The View at Overhill” Project, which is the proposed project to construct 88 condominium units, 5101 Overhill Drive, Windsor Hills. Ms. Quarles provided a presentation of the project utilizing a project portfolio, that was also distributed to attendees.

** For the complete presentation, the meeting audio is provided via the UHA II website, www.uhawhvp.org **

- D. **Community Members Q & A/comments regarding “The View at Overhill” Project** – Resident Alecia Molezion-Smith, identified herself as a homeowner residing in the 5100 block of Onacrest Drive, a representative of the Windsor Hills Block Club and representative of neighbors that were unable to attend today’s meeting. Ms. Molezion-Smith avowed her respect for Mr. Quarles as a businessman and a fellow congregant of their same church but feels the proposed project is not a viable, responsible and safe answer to the project site problems, therefore she does not support the Bedford Group project. She continued: the project would create a detrimental and negative impact on the neighborhood and community and the project is not mutually beneficial, nor enhance or edify our community. The project site is within 15 ft of an active fault line and the project would involve massive excavation & construction. The UHA under the leadership of Mr. Dubleklet (?) and Supervisor Yvonne Brathwaite Burke, opposed this project previously submitted over 10 years ago.

Mr. Quarles responded to Ms. Molezion-Smith’s comment regarding the project’s proximity to the fault line advising the project is more than 50 ft from the fault line, not 15 ft. Mr. Quarles also advised he did have support from past President, Mr. Tony Nicholas with UHA but did not move forward with the project because of the recession.

Unidentified resident requested information regarding an Environmental Impact Report (EIR) – Mr. Quarles advised an EIR was not required and answered another question stating that he was not requesting a variance.

** For the complete question & answer segment, please monitor the audio **

Mr. Heath conducted a straw poll re: the project - the majority of attendee’s opposed the project as presented.

- E. **Public Safety/Neighborhood Watch/Security Measures** – Mr. Heath introduced Sgt. Cody Signater, Marina del Rey Sheriff Dept. who currently is assigned to the Community Relations Unit. Sgt. Signater advised per a survey conducted regarding calls for service in our area for 3 months, there were 698 calls in the area from La Brea over to Angeles Vista covering Windsor Hills/View Park, not passed Angelus Vista - an average of 7 calls per day. In the last 3 months, Sheriff’s received 89 suspicious activity calls, 5 significant arrests were made. Sgt. Signater encouraged residents to report suspicious activity and further advised 95% of burglaries occur during the day between 11am-3pm in our community. Some suspects method of operations are “knock, knock” burglaries and some have female accomplices.

Unidentified resident questioned the legalities involved with party houses in the community that are causing a nuisance. The houses are rented out and per Sgt. Signater, it is illegal to charge for parties at a private home in the County, which could result in a Nuisance Tax charged to the owner of the property and parties could be shut down.

** For the complete segment, please monitor the audio **

Mr. Heath advised the need to work with the Sheriff's, Neighborhood Watch in addition to the possibility of private patrol.

Mr. Heath introduced Jeremy Rivera, Millennium Alarm Systems Regional Manager/ADT Representative, who discussed private security fees – armed units / \$25.00 per hour per unit - unarmed service patrol / \$21.50, service available 24 hours a day. The company is Southwest Patrol located in Culver City.

** For the complete presentation, please monitor the audio **

A View Park resident commented she doesn't see a Sheriff presence in her area and requested increased patrol and commented the arrival time was 30-35 minutes when the Sheriff's had been called. The resident was concerned about the increase in burglaries and the area possibly a target, also the impact of the Metro Rail.

Sgt. Signater advised 7 units are currently deployed (14 deputies) for the east end, which is area of Buckingham/Slauson to Valley Ridge & Crenshaw. Units response times average 5-7 ½ minutes depending on the priority of the call & deputies generally are responding from Marina del Rey.

Resident advised of 3 entrances on Onacrest Drive and asked the ADT rep if the company supplied camera lights? The rep advised ADT does supply motion sensor lighting.

Mr. Heath acknowledged our hosts Pastor and Mrs. Dove thanking both for the use of the Church meeting room and thanked Deacon Samuel Batts for his assistance.

F. Traffic Control/List of Trouble Spots

Mr. Heath requested information related to the locations/trouble spots of the speeding vehicles in our community and the need for assistance from the CHP & Public Works to address the many concerns reported by our neighbors.

G. Community Needs Assessment & List of Proposed Committees

Mr. Heath identified 6 committee's: Land Use, Nuisances, Public Safety, Communications, Community Resources, Outreach and requested everyone's participation.

H. Other Community Issues / New Business

Open Discussion - Toni Mc Donald-Tabor provided an update on the Slauson Corridor Revitalization project, the Slauson/Heatherdale car wash site and the Jet Inn.

** For the complete presentation, please monitor the audio**

Unidentified resident requested an official follow up of the community meeting or the public hearing regarding the 127 unit project on Don Felipe and Stocker. She hadn't seen any information in writing regarding the project and when residents contacted Councilman Marqueece Harris-Dawson's office, residents who advised there didn't appear to be much public concern & the calls they did receive regarding the project were from parties that live outside of the 500 mile radius.

Mr. Heath advised he doesn't have updated info regarding this project but he did speak previously with Baldwin Hills Estates members who advised they signed off on a substantially scaled down version of the project.

Unidentified resident commented that residents were opposed to the project.

Mr. Heath advised UHA II would make inquiries and post to the website.

An unidentified resident who came to the meeting late, expressed her concerns about and was opposed to, the Bedford Group project. She also requested to speak to the developer if they were still in attendance.

JoAnn Fountain advised of a Windsor Hills Block Club meeting that was held 7/9/16 to discuss the Bedford Group Project, members voted unanimously to oppose the project and a Petition was created that she and resident Alecia Molezion-Smith were going to circulate at this time of the meeting.

Unidentified resident commented the need to uplift our community's school system.

Unidentified resident advised she is an older resident who has lived in the community for many years and came today to learn about the new organization because she was happy about the reorganization. She advised she was not fulfilled today because the Bedford Group project was previously presented before the community and her interest in coming to this meeting on her Saturday afternoon was to learn about the organization.

Mr. Heath responded that UHA II is a new organization that represents the best interests of the community and provided a brief overview of the Articles and Principles.

Unidentified resident requested how many people participate in the neighborhood council, the Park Mesa Heights Neighborhood Council.

Mr. Heath reviewed the boundaries to advise the resident that location was in the City of Los Angeles.

Unidentified Resident thanked Mr. Heath for organizing the meeting but advised "we shot ourselves in the foot" by bringing the Bedford Group in first before we talked about the organization and our issues. The resident further requested everyone take an active part in the community and serve this organization to ensure that it represents the community.

Adjourn 3:02 PM

*** Next meeting scheduled for Saturday, September 10, 2016, Park Hills Community Church, 1:00 pm ***