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Founded in 1964



## SHERMAN OAKS HOMEOWNERS ASSOCIATION

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## Why Are There So Many Homeless in Sherman Oaks?

**\*Increased Taxes & No Apparent Solutions**

**\*What Can The Police Do?**

**\*Ask The Experts**

**Find out answers from the LAPD, LA City Attorney's Office  
and learn how you can assist**

COMMUNITY MEETING  
WEDNESDAY, AUGUST 21, 2019 - 7:15 PM  
NOTRE DAME HIGH SCHOOL • RIVERSIDE & WOODMAN, SHERMAN OAKS

Homelessness in the United States has become an epidemic and is getting worse every year. According to the 2019 homeless count, there are 58,936 homeless in Los Angeles County, of which 36,165 resided within the City of Los Angeles. Sherman Oaks and the surrounding cities have seen an increase of homelessness over the past several years.

What is causing the increase in homelessness? Is it the lack of affordable housing? Is it the lack of employment opportunities? Is it the lack of mental health facilities for the mentally ill? Are more addiction treatment centers needed? Does the government need to provide more assistance? Are our politicians doing everything they need to do in order to help the homeless and the community?

This will be your opportunity to hear from experts who work every day with the issue of homelessness and are in positions to influence homeless policies.

SOHA's Panel members are Professor Gary Blasi (UCLA Law, Emeritus), Commander Donald Graham (LAPD Homeless Coordinator), Assistant Los Angeles City Attorney Gita O'Neill (Director, Homelessness Policies & Strategies) and Commissioner Wendy Greuel (LAHAS - Los Angeles Homeless Services Authority).

Make sure to attend this very important Meeting so we as individuals, and as a community, can find out what we can do to help reduce homelessness.

Jules Feir announces that Maria's Italian Kitchen will be the Restaurant of the Month during our Social Hour from 6:15 p.m. to 7:15 p.m. Established in Sherman Oaks in 1985 by Madelyn Alfano, this popular restaurant continues to offer delicious Italian food that has deep restaurant roots from New Jersey.

As a special treat, Menchie's Frozen Yogurt will be serving some of their delicious yogurt during our Social Hour as well.

We thank both Madelyn Alfano and Marla Halac (owner of Menchie's) for their community support.

\* \* \*

SOHA's July 29, 2019 public meeting on the Sepulveda Transit Corridor Project was a huge success. Over 225 very supportive individuals crowded the Sherman Oaks Senior Center auditorium to hear Bob Anderson and Jeff Kalban present SOHA's critical messages which included the facts to back them up. Metro's subway concepts are terrific, but where's the funding to build them? Sherman Oaks and Van Nuys will be ruined by the proposed elevated tracks above Sepulveda Boulevard. The proposed Monorail above the 405 makes the most sense and is affordable with funding that is currently available.

Meeting attendees loved the clarity and detail of the presentation. They learned that Metro will make final decisions this December – only four months away – that impact the project that Metro starts building in just a few years. We have already sent the presentation to more than 120 people who requested it.

If you were unable to attend the meeting, the presentation is available on SOHA's website at [www.shermanoaks914.com/sepulveda-transit-corridor.html](http://www.shermanoaks914.com/sepulveda-transit-corridor.html). If you would like more information or like to help, please contact Bob Anderson at [BobHillsideOrdinance@roadrunner.com](mailto:BobHillsideOrdinance@roadrunner.com). We only have a few months to stop Metro from ruining Sherman Oaks and Van Nuys.

We thank Councilman David Ryu for kicking off the meeting and supporting our concerns and recommendations. We additionally thank him for initiating a motion in the Los Angeles City Council to ban elevated train or monorail tracks above Sepulveda Boulevard and any other streets in Sherman Oaks and Van Nuys. Metro has guaranteed that the Westside gets subways. The Valley deserves subways too, not elevated tracks that increase congestion and noisy trains that take away our residents' privacy.

We also want to thank staff members from Councilman Ryu's office, Councilman Paul Koretz's office, Mayor Eric Garcetti's office, Supervisor Sheila Kuehl's office, Senator Bob Hertzberg's office, and Assemblyman Adrin Nazarian's office who attended our meeting. In fact, we have asked Senator Hertzberg and Assemblyman Nazarian to determine the possibility of transferring bullet train funds to the Sepulveda Pass project. Metro recently estimated that the subways could cost more than \$13 billion to build, and the elevated trains not much less than that – as SOHA has been telling everyone for the past five months. But voter-approved Measure M only provides \$6.5 billion from sales tax revenue and federal, state, city, and county contributions. We want to help Metro fill the \$7 billion funding shortfall that they face.

A large number of our meeting attendees also attended Metro's Valley public meeting on August 3, 2019, where there were more than 300 people on a hot Saturday morning. You could see our attendees there with their bright yellow "No Elevated Trains Above Sepulveda" SOHA badges and "No Elevated" signs. The best moment occurred when Metro mentioned that the Sherman Oaks community has proposed a monorail on the 405 and the audience gave a huge cheer!

The Sepulveda Pass is the most critically important transit project in all of Los Angeles County. We all deserve the best system possible and SOHA will fight to get it!

Bob Anderson, Jay Weitzer, and Marshall Long (the SOHA group) who are spearheading the alternative solutions for a light monorail system recently visited one manufacturer of this system, Building Your Dreams (BYD) which maintains a large manufacturing plant in Lancaster, California.

BYD is the largest manufacturer of all electric vehicles in the world. It is 10% owned by Warren Buffet and 60% by other US stockholders. The Lancaster plant is about the size of three football fields and is currently building electric buses for a number of cities in the US. The plant is clean, quiet, and orderly. BYD owns additional property about three times the size of the existing plant. The visit by the SOHA group was led by the BYD project leader and the chief engineer.

SOHA hopes Metro will allow a public/private partnership including BYD to bid on the LA project.

Maria Kalban reports that Senate Bills (SB) 592 and 330 have been approved by several Committees in the State Assembly. SB 592 is the "gut and amend" bill from Scott Wiener that will permit group style homes and mixed use housing in single-family neighborhoods. One third of mixed use housing can be commercial and with no restriction on what that commercial use might be, a nail shop, a paint store, a mini mart or a restaurant could be built next door to you.

This would be considered a "by right" project with no method for you to object. The bill applies to every neighborhood in California including gated communities. SB 330 limits the democratic process by reducing the number of Hearings a project receives to just five. Since four of those five are required government review committees that leaves the community one Hearing to voice concern. Not much reason for a developer to listen to community input. These bills do not address the real issue which is affordable housing in California.

These "minor" housing bills are dangerous because they slowly chip away at local control and single-family neighborhoods. Let your representatives know that you are upset and concerned. After August 12, 2019 SB 330 and SB 592 will go to the Appropriations committee. Two assemblymembers from this area sit on that Committee: Assemblyman Jesse Gabriel from Encino and Assemblyman Richard Bloom from Santa Monica/Beverly Hills. The next step for these bills will be a full Assembly vote so reach out to the Assemblymembers in our area.

Write to: [assemblymember.nazarian@assembly.ca.gov](mailto:assemblymember.nazarian@assembly.ca.gov)  
[assemblymember.gabriel@assembly.ca.gov](mailto:assemblymember.gabriel@assembly.ca.gov)  
[assemblymember.bloom@assembly.ca.gov](mailto:assemblymember.bloom@assembly.ca.gov)

Councilman Ryu attended the first of four Southeast Valley Community Plan Concept Workshops in July, where the Department of City Planning unveiled their general concepts for the future of the Southeast Valley. You are urged to get involved and make your priorities known to the Planning Department. Please join an upcoming meeting on Saturday, August 17, 2019 at the Marvin Braude Constituent Center or visit [www.southeastvalleyplans.org](http://www.southeastvalleyplans.org).

Milene Minassians, Deputy to our City Councilman Ryu, is now in charge of the Sherman Oaks office. Daniel Eyal has been transferred to the downtown office.

If you have any problems that the City can fix, contact Milene Minassians. The office telephone number is (818) 728-9924. Sending a picture of a problem is very helpful. Her email address is [milene.minassians@lacity.org](mailto:milene.minassians@lacity.org)

The Village at Sherman Oaks BID announced the opening of two new dining establishments:

\*The Dolly Llama: The popular dessert concept from French restaurateur and entrepreneur Samuel Baroux and real estate leader Eric Shomof have opened at 14545 Ventura Boulevard. Customers choose the waffle and optional ice cream scoop, the sauce, and toppings, ranging from fresh fruit to breakfast cereal. Signature Shakes are another over-the-top menu staple.

\*Health Nut: This family-owned business features a fast, casual and healthy menu with items ranging from salads to sandwiches to wraps and noodle dishes, as well as smoothies and refreshing homemade drinks. Produce is delivered daily and vegetarian, vegan, and gluten-free options are available. The restaurant is located at 4550 Van Nuys Boulevard.

Very truly yours,



Richard H. Close, President