



**Central Avenue Historic Business Improvement District
Board and Committee Meeting Agendas**

Serving Properties on Central Avenue from Vernon Avenue to Washington Boulevard
New 9th Constituent Service Center - 4301 S. Central Avenue, Los Angeles, CA 90011

323-230-7070 p | bid@centralavenuehistoricaldistrict.org

Posted January 26, 2017

Board Meeting conference line call in number: (408) 650-3123 | Access Code: 687-833-333

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Owner, Bowers & Sons Cleaners

Dani Shaker, Treasurer

People's Union, LLC, Historic Lincoln Savings Property

Jonathan Zeichner, Vice President

Executive Director, A Place Called Home

Grant Sunoo, Secretary

Coalition for Responsible Community Development

Members

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Clara Muhammad School
National Alumni Association

Noreen McClendon, Member

Executive Director, Concerned Citizens
of South Central Los Angeles

Clent Bowers, Member

Trustee, Bowers Retail Complex

Councilman Curren D. Price, Jr., Member

The New 9th

Monica Mbeguere, Member

Alfred Smith Property

Jerrel Abdul Salaam, Member

Masjid Bilal Islamic Center

Monthly Board Meeting Agenda

NEW MEETING TIME! February 1, 2017– 10:30 am to 12:30 pm

Location: New 9th Constituent Service Center - 4301 S. Central Avenue, Los Angeles, CA 90011

- I. Welcome: Vivian Bowers, President (2 min)
- II. To-do list update from previous month's work efforts (5 min)
- III. Public Comments – 6 minutes with 2 minutes maximum per presenter. No Board action taken unless item is included on the Board agenda.
- IV. Review and Approve January 4, 2017 Board Meeting Minutes: Grant Sunoo, Secretary (5 min) – From now on the Board will be asked to review minutes prior to meetings so we are ready to approve or discuss salient points without delay.
- V. Review and Approve Financial Report: Dani Shaker, Treasurer (10 min)
 - a. Total Expenditures as of December 31, 2016
 - b. Assessment fees invoiced and received to date
 - c. Discussion on 2017 program budget priorities and the prorated budget line item allocations based on assessment fees received to date

- d. Review and vote to transfer an amount not to exceed \$19,500 from Clean Streets line item to the Management line item to cover 2017 management cost through to March
- e. Review and vote to transfer an amount not to exceed \$22,000 from the Clean Streets line item to the Safety Ambassador line item to cover 2017 cost through to March
- f. Update on credit card, debit card or pre-paid card account opening

VI. Review and Approve Board Management and Operations Action Items: Jonathan Zeichner, Vice President (65 min)

A. Ad hoc committee updates from January 12th and 20th meetings:

i. **Central Avenue Resiliency Committee** - 8 min

- 1. Street Banners and Word Art – Buildings, Fences, Light Poles, Street and Billboards
- 2. Mural Art Project Buildings - Role down doors, Fences, Alleys and Interior buildings
- 3. Air BnB Promotion and Management Program
- 4. Streetscape Improvements
- 5. Building and Site Design Guidelines
- 6. District Newspaper
- 7. Resolution to authorize CAHD to apply for, receive and administer grant funds from the following proposed sources for the Mural Art Project: West Bank for an amount not to exceed \$5,000 and the City of Los Angeles Department of Cultural Affairs Art Active Program for an amount no to exceed \$12,000 - VOTE. Note we are tracking several other grants that can be submitted.

Members: Vivian, Dani, Noreen, Clent, Monica, Sherri and Griffin

ii. **Illegal Street Vending Committee** – Noreen – 5 min

- 1. Business & Property Owner Survey from Washington Boulevard to Slauson Avenue
- 2. Elect to Opt Out of allowing vending in the District - Facilitate a moratorium on street vending and truck vending
- 3. Citywide policy and enforcement particularly regarding crime indicators
- 4. Assist businesses in renovating or retrofitting their businesses to meet code and licensing requirements
- 5. Investigate creation of authorized Street and truck vending opportunities
- 6. Letter outlining CAHD position to be submitted to the BID consortium

Members: Vivian, Priscilla, Noreen, Griffin, Allen from Able and Felix from CRCD

iii. **Homeless Response Committee** – Jonathan - 5 min

- 1. Street Cleaning
- 2. Partnerships - City Attorney, LAPD, LAHSA, NAMI
- 3. Research and guest experts for March meeting

Members: Jonathan, CD9, CRCD, Carlos, Allen and Felix

iv. **Parking Demand Management** – Sherri – 5 min

1. Advocate for road diet plan that includes diagonal parking, single lane in each direction, segregated bicycle lane, sidewalk bulb outs
2. Review curb red stripping and vestigial driveways
3. Eliminate restricted 7-9 am and 4-6 pm parking
4. Synchronize lighting
5. Survey property and business owners re bicycle lane

Members: Vivian, Dani, Clent, Monica, James, Sherri and Griffin

v. **Safety Ambassadors Committee** – Dani – 20 min

1. Proposed name change from Safety Ambassadors to Community Ambassadors or Ambassadors - VOTE
2. Presentation, discussion and VOTE to approve either an extension of the Able Solutions contract for a period and scope of services not to exceed the funding available in the 2017 prorated and amended budget line for Safety Ambassador Program or to approve an alternative program based on the following contract and report requirements:
 - a. Payment terms
 - b. Insurance - Worker's Compensation, general liability and non-owned hired auto insurance
 - c. Live Scan background checks
 - d. Business and resident engagement strategy and training including social media outreach and talking points for the Ambassadors
 - e. Collateral material distribution strategy
 - f. District-wide safety implementation and coordination plan with Los Angeles Police Department and security officers including an assessment of the level of service that would be best for the District to provide.
 - g. Monthly reports including:
 - Incident reports on the type and number of incidents and follow-up provided
 - Property and Business Information Survey Database management
 - Business and property owner request and comment documentation
 - Types and amounts of collateral distributed
 - Meetings attended
 - h. Documentation of property and business owner security, camera and WiFi systems
 - i. Site and District inspection for graffiti and cleaning needs
 - j. Uniform and communication tool needs
 - k. Management and Operations manual to guide them on how to implement their work efforts on a daily basis, particularly on rainy days, for events and during emergency responses.

Members: Jonathan, Grant, Dani, James, Priscilla, Clent, Sherri and Griffin

vi. **Board Nominations Committee** – Jonathan – 10 min

1. Vote to approve Bylaws amendment language regarding requirements for nominee involvement with CAHD prior to being voted onto the board. - Sherri
2. Letter to former board members - Sherri
3. Nomination process and procedures - Jonathan
4. Outreach Strategy – Jonathan

Members: Jonathan, Monica, Clent and Carlos from UDC

B. Review and approve 1-Year BID Management Contract with Urban Design Center - Vivian 12 min

1. Review contract elements – Presentation by Sherri
2. VOTE

VII. Review and Approve Management Reports, Presentations and Partnerships: Sherri Franklin, Urban Design Center (15 min)

- A. Debriefing on Clean Streets Contract with CRCD Enterprises, Inc. and discuss system for ongoing performance feedback - Joe Gamez, CRCD Enterprises
- B. Debriefing on Branding, Business Develop and Marketing strategies - Shop & Visit Central
- C. Outreach letters to new businesses, affordable housing developments and apartment buildings
- D. Letters to property and business owners regarding existing camera and WiFi documentation
- E. Donation letters
- F. Website and Social Media Performance
- G. 4th Quarter Report and Newsletter
- H. Discuss comments and feedback from property owners and reply status (5 min)

VIII. Review New To-Do List and confirm deadlines/who is responsible (2 min)

IX. Meeting Schedule: Next Board Meeting: March 1, 2017 @ 10:30 am

X. Adjourn – Promptly at 12:30 pm

Monthly Branding, Business Development and Events Committee Meeting Agenda

February 1, 2017 – 12:45 pm to 2:00 pm

Location: New 9th Constituent Service Center - 4301 S. Central Avenue, Los Angeles, CA 90011

- I. Collaboration with Priscilla's Bistro Taco Tuesday @ Fernando's Restaurant & Bar to network with legacy organizations and discuss innovative ways to honor Central Avenue and its historical elements
- II. Multicultural Film & Theatre Festival planning discussions lead by Clent
- III. District newspaper themes, content, business highlights and articles to be finalized by February 8th

Members: Priscilla Al Uqdah, Clent Bowers, Monica and Sherri Franklin

Monthly Executive Committee Meeting Agenda

February 21, 2017– 9:30 am to 11:00 am

Location: A Place Called Home – 2830 S. Central Avenue, Los Angeles, CA 90011

- I. Finalize Board Meeting Agenda
- II. Discuss operations management matters
- III. Discuss and review contract proposals, amendments and terminations
- IV. Review partnership and Board presentation request

Members: Vivian Bowers, Jonathan Zeichner, Dani Shaker and Grant Sunoo