

**Griffith Park Advisory Board  
South Griffith Park Ad Hoc Committee  
Finding and Recommendations**

May 2023

# INTRODUCTION

*We are focused to restore and enhance the safety and enjoyment of park patrons; increase recreational programming; support greater park access and equity ...*

—Value statement from City of Los Angeles Department of Recreation and Parks website

The Griffith Park Advisory Board (GPAB) is a volunteer organization, seated by the City of Los Angeles Department of Recreation and Parks (RAP) to advise the department about matters pertaining to Griffith Park, the largest park in its system.

This ad hoc committee was convened by GPAB board Chair Michelle Grames in February 2023, after RAP received several letters, emails and board-meeting call-ins from neighbors in the area around the Riverside A Bridge Home site in Griffith Park about safety and other concerns. It is the practice of the board to form ad hoc committees, consisting of broad members and citizen volunteers, to investigate such matters and report back to the board with findings and recommendations.

The committee consists of two GPAB directors, Alex Crow and Chris Laib, co-chairs, and three community volunteers, Amy Gustincic, Indu Subaiya and Alexander Behar. The co-chairs considered and interviewed numerous volunteers and both agreed these were the best candidates, based on their established community work, availability and interest in the project. Mehmet Berker from City Council District 4 attended some meetings and also contributed. Each member researched and authored a section of this report, which we have published herein. While the committee members came at this project from different perspectives and life experiences, surprisingly, there was consensus on almost all of our Conclusions and Recommendations, which are in the final section of this report. Where there was disagreement, it is noted as such.



This report addresses the southernmost 8.9 acres of Griffith Park, which, at 4,200 acres, is a very large city park. While the bulk of Griffith Park is considered America's largest urban wilderness park, this southern section is isolated in the middle of a residential area. See appendix 1 for public records and satellite maps.

The south Griffith Park (SGP) area we are considering is bordered by Los Feliz Boulevard on the north, Riverside Drive on the east, a hillside ascending to Waverly Drive and Arbolada Road on the west, and the Park's southernmost border where the recently demolished LA Shares building was sited (approximately where the south bound I-5 Glendale Avenue freeway exits onto Riverside Drive). We confined the analysis to the west side of Riverside Drive, as that is the area about which we received the neighborhood complaints, and which is also substantially undeveloped and fallow, and offers RAP opportunities consistent with its charter.

There are four basic land plots:

1. LADWP: The plot at the north end of the site belongs to the Los Angeles Department of Water and Power and includes the historic Mulholland Fountain and Centennial Garden.
2. Equestrian Easement: The next plot to the south is a dedicated equestrian easement trail and fence, which circles the Mulholland Fountain.
3. SoCal Edison: To the south of that is the Southern California Edison transmission tower utility easement.
4. RAP: Finally, we come to the Recreation and Parks plots. The northern most is currently occupied by the Riverside A Bridge Home (ABH) site, a temporary transitional residential living facility, currently leased to People Assisting The Homeless (PATH). To the south are the remains of the historic Los Feliz Performing Arts/California Theatre site which was destroyed by fire in 1986. The southernmost area is where the LA Shares building existed, until recently. The western hillside rises at a steep elevation to a dense residential neighborhood above.

The RAP area south of the ABH site is fallow for the most part and populated by numerous mature older trees, some native, others not, including several highly flammable non-native eucalyptus trees. The site is unattended and not fenced. It is detached from the main part of Griffith Park to the north and does not receive the regular drive-throughs by the Park Rangers that the rest of the Park receives. The complaining neighbors have expressed concern about illegal fires here, and indeed the ultimate destruction of the LA Shares structure was determined by LAFD to be an act of arson. The entire area is rated a Los Angeles County very high severity fire area, as is all of Griffith Park.

The entirety of Griffith Park is zoned 'open space,' a Los Angeles County zoning designation that restricts its uses to recreation, reserves or water conservation. The Los Angeles City Council adopted *A Vision for Griffith Park* in 2014, to serve as the governing document for Griffith Park, in lieu of a master plan, and it makes recommendations for this area, as well as have prior City Council actions.

While the scope of this ad hoc committee has been to study the ultimate best and highest recreational uses for this specific area, our findings are also informed and influenced by the heavily used recreation and meeting spaces to the east and across Riverside Drive. We have endeavored to filter all of our findings and recommendations to adhere to RAP mission, county zoning laws, and the principles of *A Vision for Griffith Park*.

## **Public records, land use and entitlements**

The entire area is zoned Open Space (appendix 1.1). This zoning is restricted to recreation, water conservation and nature reserve uses. The DWP and SCE easements are specific and restrictive in their uses. The DWP site is occupied by the Centennial Garden, installed in 2013 to commemorate the opening of the Los Angeles aqueduct. The Mulholland Fountain, built in 1940, at the site of William Mulholland's first home in LA, is LA Historic Cultural Monument 162. The Southern California Edison easement disallows any ground improvements or activities within 40 feet of the high transmission wires. The City site (Recreation and Parks) falls under the jurisdiction of their charter and mission. The area south of the SCE easement is part of Griffith Park's historic overlay (HCM 942).

In 2019, then City Councilperson David Ryu, sponsored a motion from the Health, Education, Neighborhoods Parks, Arts and River Committee, which the city council passed unanimously (appendix 1.2) and that directed the Recreation and Parks Department to formulate a plan for a community center and permanent home for the Griffith Park Adult Activity Center (GPAAC); to be built at the site of the current Bridge Home, upon completion of its lease. GPAAC currently occupies a temporary home of several mobile structures across Riverside Dr and due east of the subject site.

At the time of this city council resolution, LA Shares was still an active entity, and that space, at the southernmost point of the park, does not have a designated replacement plan. Currently, about 3 1/2 acres of the site lie fallow and debris laden. It is populated with a number of large eucalyptus and other trees and heavy brush in the west portions, at the foot of the steep incline leading to Waverly Drive and Arbolada Road, both dense residential areas. There are fire concerns from adjacent residents, which will be discussed in another section of this analysis.

# LOS ANGELES CITY PUBLIC PARK

## EXISTING AMENITIES AND POSSIBILITIES

The City of Los Angeles Department of Recreation and Parks manages around 450 parks and public facilities throughout the City, including more than 16,000 acres of parkland. This includes neighborhood parks, regional parks, nature preserves, recreation centers, and cultural facilities.

Parks in Los Angeles offer a wide range of amenities. Some of the most common include:

- **Playgrounds:** Many parks in Los Angeles have playgrounds for children to enjoy, with swings, slides, and climbing structures.
- **Picnic Areas:** Picnic tables and benches are available in many parks, making them great spots for picnics and outdoor gatherings.
- **Sports Fields and Courts:** Many parks have sports facilities like basketball courts, soccer fields, tennis courts, and baseball diamonds.
- **Walking and Hiking Trails:** Parks in Los Angeles offer many walking and hiking trails, providing opportunities for exercise and nature appreciation.
- **Dog Parks:** Dog parks are becoming more popular in Los Angeles, and many parks have designated areas where dogs can run and play off-leash.
- **Water Features:** Some parks have water features like fountains, ponds, and lakes where visitors can enjoy boating or fishing.
- **Fitness Equipment:** Some parks have outdoor fitness equipment like pull-up bars, balance beams, and other equipment to help visitors get a workout.

One of the most well-known parks managed by Rec and Parks in Los Angeles is Griffith Park. At 4,200 acres it's one of the largest urban parks in North America. Griffith Park is a diverse and expansive park. Its natural beauty, numerous activities, and cultural attractions make it a beloved destination for residents and visitors alike.

The space at the southern end of Griffith Park affords some unique opportunities due to the availability of space within a densely populated city; accessibility to residents of the Los Feliz, Atwater Village, East Hollywood and Silver Lake neighborhoods, as it is located near major roads and public transportation; and the need for open space within a community that is densifying with the addition of multi-family buildings without much green space of their own.

Taken together, the spaces on the east and west sides of Riverside Drive could comprise a fantastic neighborhood park within the boundaries of Griffith Park. A neighborhood park is a small-scale park that is typically located within a residential community and designed to provide recreational opportunities for people of all ages and to promote a sense of community and social interaction.

One of the key features of neighborhood parks is their accessibility. They are designed to be within walking distance of nearby residents, making them easy to access and providing a convenient place for outdoor recreation.

Griffith Park and the surrounding area are missing some key amenities that are present in other Los Angeles parks/neighborhoods and could be added to this new neighborhood park, including:

1. **Basketball Courts:** Basketball is a popular sport that can be played by people of all ages and skill levels, making it a great way to promote physical activity and socialization. Basketball courts can also be used for other activities, such as roller skating and skateboarding, providing visitors with more options for outdoor recreation. Additionally, basketball courts can be relatively low-cost to build and maintain, making them an accessible and practical addition to the park.
2. **Recreation Center:** Recreation centers typically offer a range of facilities and programs that promote physical activity, socialization, and education. Some of the facilities that a recreation center could include are:
  - a) **Fitness Center:** A fitness center with exercise equipment and classes could provide visitors with a convenient and accessible way to stay fit and healthy.
  - b) **Classrooms and Meeting Rooms:** Classrooms and meeting rooms could be used for educational programs, community meetings, and social events.
  - c) **Arts and Crafts Studio:** An arts and crafts studio could provide visitors with a creative outlet and could be used for workshops and classes.
  - d) **Kitchen facilities:** Kitchen facilities can be used for classes or to support other activities happening in the recreation center or park.
  - e) **Stage:** A stage can be a versatile and valuable feature in a recreation center, providing opportunities for a variety of activities and events including performing arts, fitness classes, educational programming and community events.
  - f) **Youth Programs:** A recreation center could offer a variety of programs for youth, such as after-school programs, summer camps, and sports leagues.
3. **Skate Park:** Skate parks typically include various ramps, rails, and obstacles that can be used for skateboarding, inline skating, and BMX biking. They can also serve as a gathering place for the skating community, providing opportunities for socialization and camaraderie.
4. **Splash Pads:** Splash pads are a popular feature in many parks, especially during the hot summer months. Adding a splash pad to Griffith Park would provide visitors with a fun way to cool off and enjoy the outdoors.
5. **Outdoor Fitness Equipment:** Many parks have outdoor fitness equipment that visitors can use to exercise and stay active. Adding outdoor fitness equipment to Griffith Park would provide visitors with a free and accessible way to stay fit and healthy.
6. **Running Track:** There are currently no publicly accessible tracks in the area. While Griffith Park has many trails for runners to use, adding a track would give runners a safe place to train.

There are also many new and innovative ideas for neighborhood parks that are emerging around the world. Here are a few examples:

1. **Nature Play Spaces:** These are designed to encourage children to engage with nature and explore their surroundings. They often feature natural elements such as rocks, logs, and sand, as well as plants and water features.
2. **Urban Gardens:** Community gardens and urban farms are becoming increasingly popular in cities around the world. These can be located in small parks or other unused spaces, and provide a space for people to grow their own food, connect with nature, and build community.
3. **Outdoor Fitness Zones:** These areas are designed to encourage physical activity and provide a space for exercise and recreation. They often include features such as exercise equipment, running tracks, and sports fields.
4. **Public Art Installations:** Parks can serve as a canvas for public art installations, such as sculptures, murals, and interactive installations. These can add visual interest and create a sense of community pride in the park.

5. **Outdoor Learning Spaces:** These are designed to provide educational opportunities for visitors, such as interpretive signage, educational exhibits, and hands-on learning activities. They can also serve as a venue for community events and programming.

The Trust for Public Land's 2022 ParkScore Index, which ranks park systems in the 100 largest U.S. cities, ranked Los Angeles 78th overall and found that only about 63% of Los Angeles residents live within a 10-minute walk of a park, which is lower than the national average.

Los Feliz in particular does not have as many parks as other neighborhoods in the City. While Los Feliz residents relish the proximity to the wilderness of Griffith Park, they (and residents of the surrounding neighborhoods) desire accessible locations to recreate.

The city of Los Angeles also has a long-term goal of providing all residents with access to a park within a 10-minute walk of their home. This initiative is part of the City's larger effort to improve the quality of life for its residents and promote healthy, active lifestyles. To achieve this goal, the city of Los Angeles has been working to create and improve parks in neighborhoods that have historically lacked green spaces.

Parks provide a range of advantages for individuals and communities, including opportunities for outdoor recreation and exercise, improved mental and physical health, and social connection and community building. Parks also contribute to the quality of life in urban areas, providing a respite from the built environment and enhancing the aesthetic appeal of the City. Investing in park space is a long-term investment in the health and well-being of a community.

## SOUTH GRIFFITH PARK POTENTIAL USES

As we began this investigatory process into planning what might come next for the fallow land in SGP, what struck me most is the amount of space along each side of Riverside that is actually considered part of the park. Interestingly enough, there are several other bodies who claim strips of land in the general area— there’s an LADWP site and an equestrian easement—other than RAP. I believe the breadth and depth of our recommendations can far exceed what had been—at least for me—initially envisioned.

I surveyed the local community to get a sense of how they’d like to see the space utilized and my work yielded the below results.

1. **Adult Center:** The current Griffith Park Adult Community Center sits on the east side of SGP and is currently housed in trailers—admittedly, not the most inviting milieu. There currently are a number of activities taking place including folk singing, mahjong, line dancing, watercoloring, hula, gardening, and exercise classes. Lunch is served Monday through Friday. There is also a hiking club that is run through the center. All of the amenities are free, but the center does take donations. The membership has shrunk significantly as a result of the pandemic, but is steadily coming back. A new facility would certainly be an enticement for increased participation.
2. **Community Center:** I think this is a preferable option to the Adult Center. A Community Center could service a wider array of Angelenos and still include many components of the Adult Center (meeting space, programming, etc.). The Community Center could feature both indoor and outdoor amenities such as an assembly room, cafeteria, and basketball court.
3. **Pickleball Court:** It looks like this is being fast tracked for the Griffith Park grounds, but if that plan is thwarted for some reason we could include on the site.
4. **Community Garden:** Griffith Park is a truly beautiful place. Riverside Drive as it runs parallel to the 5 freeway is not so much. A Community Garden would serve not only to beautify the area, but also provide another gathering space providing social interaction as well as inter-generational community building. We could have options available to volunteer as well as workshops that help community members learn to compost (an initiative the City has recently undertaken), identify native and non-native plants, and grow your own fruits and vegetables. The Community Garden could also be folded into the Community Center.
5. **Skate Park:** Supposedly there is a local push for a skate park to be erected within the Barnsdall Art Park grounds, but another interesting site for such a facility is in the SGP space. Skate parks are a great place for recreation and physical exercise, but more importantly they provide young people a sense of belonging.
6. **Pump Track:** Pump tracks provide another avenue of recreation for the community. Some of the benefits include they are relatively low cost, the facility can cater to spectrum of skill levels, they are great for birthday parties, they don't emit a lot of pollution, and they are relatively quiet.
7. **Permanent Supportive Housing:** While residential accommodations are nowhere to be found in the RAP’s mission statement, Los Angeles as a city is facing an unprecedented humanitarian crisis with its unhoused community. Including a housing project in our plan I believe is a necessity. The T. Bailey Manor affordable housing complex that opened in 2017 on Eagle Rock Blvd. is a great example of the kind of project that I think would slot in nicely. These are fully furnished apartment homes with community and computer rooms, supportive services staff and on-site professional property management.



# PUBLIC SAFETY AND FIRE CONCERNS

Griffith Park—A Place for “Safe Leisure” according to the charter of RAP

SGP (SGP) is suffering significant and ongoing damage to both safety and leisure since the installation of A Bridge Home (ABH). ABH was installed in June of 2020. Since then, the below has profoundly increased or occurred for the first time at this location:

- Fire
- Crime
- Drugs
- Gangs
- Encampments
- RV's
- Threats to children and adults
- Park property destruction

## **FIRE**

There are three levels of fire hazards as ranked in California. All of Griffith Park including SGP is ranked highest as a very high fire hazard severity zone (VHFSZ) *See appendix 3*

Captain Albarran of Fire Station 56 and Chief Losorelli of SGP Rangers both recount the fires in SGP are greatly due to the installation of ABH. *See appendix 4*

The Los Angeles Fire Department (LAFD) records show ten recorded fires at ABH since its installation and none at that location for three years prior. Fires are also on record at the encampments induced by ABH that are set up along both sides and throughout SGP. Other, smaller fires as well are separately handled by SGP Rangers. Recorded fires do not include more fires also reportedly set and extinguished without calling authorities. *See appendix 5*

## **CRIME**

LAPD Crime Map shows little crime in SGP in 2019, particularly at the location where ABH will be located the following year. The next year, after the installation of ABH, a significant increase in crime is shown. *See appendix 6*

Records of SGP Park Rangers show a significant amount of crime at Friendship Auditorium, and also some crime at the Recreation Center, Adult Center, ABH and LA SHARES. *See appendix 7*

Apparently, ABH's in general do not screen for many types of (or any?) criminal records (nor sobriety). Ergo ABH here at SGP recently housed two violent sex offenders registered on the California Megan's Law Registry—one convicted of rape by force and rated 5 on the Static 99R Score, which put him at a higher-than-average risk for sexual re-offense; the other of rape by force or fear as well as two other sex crimes. In this context, note that ABH is installed across the street from the Recreation Center which include playgrounds, a nursery school, and a tennis center where very young children and women play. *See appendix 8*

After the installation of ABH there have been several occasions of electricity theft nearby, mostly done by owners of RV's who have parked along Riverside Dr. since ABH's arrival. *See appendix 9*

### **DRUGS**

Since the installation of ABH there has been significant consumption of drugs in front of and nearby ABH. *See appendix 10*

### **GANGS**

Several gangs have established their presence around ABH since its installation. *See appendix 11*

### **ENCAMPMENTS**

A significant proliferation of encampments set up next to and around ABH after its installation, and which also spread across the street to other facilities of SGP, including the Recreation Center, its nursery school and tennis courts, and surrounding grounds of Friendship Auditorium. *See appendix 12*

### **RV's**

RV's (and other larger vans and vehicles) set up along Riverside Drive in front of and around ABH after its installation. *See appendix 13*

### **THREATS TO CHILDREN AND ADULTS / PARK PROPERTY DESTRUCTION**

The transient population at the Recreation Center has peacefully coexisted for a very long time with the participants of the many leisure activities along its grounds, including the playgrounds, nursery school, and tennis center. The transient population has been a benevolent part of SGP's tapestry for several decades, perhaps 50 years or longer.

Around the same time as when ABH was installed across the street there was a very unfortunate, radical transformation of the homeless community into an aggressive, belligerent, threatening, sometimes naked, severely hyped on drugs and extremely mentally disturbed/psychotic population.

This has caused regularly occurring, quite disturbing confrontations between this new state of the transients and the very young children and adults at the recreation facilities. There is a real and present danger someone —as likely as not a very young child—will be harmed, or worse, by a significantly disturbed transient who may not even know what they are doing.

Furthermore, there is now an extreme, continuous, wanton, unrelentingly aggressive destruction, theft, and igniting on fire of park property throughout the Recreation Center at both the nursery school and tennis center. *See appendix 14*

Finally, all of the above in this report is apparently typical of ABH's in general, if we take ABH in Venice as an example. *See appendix 15*

### **POSTSCRIPT**

All of the above is not in any way, shape or form meant as an exhaustive account of every externality and damage to safety and leisure by ABH.

The above report should be taken by the community of Los Feliz as a beginning point, from which the good people must continue to make a full accounting of all externalities that have been linked to ABH and have been voiced by so many.

The limitations of this Ad Hoc Committee—due to both the allotted time and realistic scope in attaining verifiable data—made it prohibitive to broach, let alone verify, other reasonable and significant concerns from the lived experiences and traumas of many in Los Feliz over the past three years, prompting other concerns about ABH, such as its impact on the surrounding area beyond SGP. Examples:

- Waverly Drive—directly behind ABH
- Eastern hills above Los Feliz Blvd—directly north of ABH
- Los Feliz Blvd. along both sides of the boulevard— around the corner of ABH
- Hyperion, its bridge and surrounding areas—one block South of ABH
- Atwater residential streets— just across the LA River (different jurisdiction than Los Feliz notwithstanding)

It is reasonable to assume there is a likelihood, given unsavory events close to ABH listed in this report, that so too, behind, North, around the corner, one block South and just across the river, more mischief or worse has also taken place, especially given the various hues and cries expressed by residents in the above listed residential areas who have experienced various violations only after ABH was installed and they strongly believe it is due to ABH.

On the topic of the beliefs of residents, the subjects in this report which were in fact broached and verified herein were primarily first known due to awareness and notifications provided by the Los Feliz Community, and so it would be very well, indeed, that the other directions not yet explored in this report are given similar rigor of investigation and potential verification, then also made public.

And more fundamentally, Los Feliz residents need to be listened to far more than they have been by leadership.

There is a perception among adjacent and greater Los Feliz residents that the political leadership has erred in its judgment regarding the location and effectiveness of this site. And perhaps there needs to be a reassessment of the A Bridge Home concept, as it is believed has already occurred in Mayor Bass's office.

Many Los Feliz residents feel their needs and interests have been subordinated to those of the unhoused and there is unease and anger accordingly. As well, the City may have a huge responsibility and liability regarding this site, and a direct abdication of its most important obligation to those it represents—the right to peaceful and safe neighborhoods and elimination of known risks by their elected representatives.

A tragic example of such subordination is sadly exemplified by political leadership recently voted out of office in CD11. At the beginning of the first Venice ABH town hall, the new Councilmember who replaced him mentioned the many people who entirely moved away from living near the Venice ABH, some losing lifelong homes. The new Councilmember could only offer her apologies—to the people who were gone, embittered, no longer needing to be heard. It was too late for them.

Los Feliz political leadership must not commit the same egregious error with respect to our ABH.

## **CONCLUSION**

ABH must be closed as soon as possible and its occupant re-located.

According to the minutes of the first virtual town hall of the Venice ABH, this “decompression” can take up to six months.

However, SGP (and Griffith Park in general) faces several special vulnerabilities which make it especially unsuitable for ABH, as demonstrated in this report, therefore the need to close ABH far more quickly is paramount.

In the meantime, the following also must immediately be put in place:

1. **A no-tolerance policy against encampments in all of SGP, including after closure of ABH.** This will not only remove all temptations to ABH residents during the remainder of its operation, which is a significant reason special enforcement zones are legislated around homeless shelters (see below) but will better protect the operations and patrons of the Recreation Center (playground, nursery school, tennis center), and the Adult Center, Friendship Hall, and any other operations now and in the future in SGP.

Park Rangers should use the essential and highly effective assistance of the newly expanded and increasingly funded homeless outreach organization CIRCLE— which provides same-day two- to three-person specialized and professional response teams suited to elements in play during such interactions. Using CIRCLE will also significantly relieve Park Rangers and LAPD of the workload. (If necessary, Griffith Park and RAP management should work with the City of Los Angeles to immediately expand CIRCLE’s nearby and continually expanding boundaries of operation to include SGP.)

When necessary, LAPD will provide their customary support to Park Rangers and CIRCLE in removing encampments on Park grounds.

2. **The “enhanced enforcement” policy by Hollywood Division Parking Enforcement along Riverside Drive continues indefinitely,** to ensure full compliance with the “Tow-Away No Parking 10 pm to 6 am” signage all along both sides of Riverside Drive including in front of ABH.
3. **A 1,000 foot special enforcement zone (SPEZ) around ABH until ABH is quickly closed.**

CD4 Councilmember Ryu promised our community’s initial supporters of an ABH placed in SGP that there would be a SPEZ. This element, the promise of a SPEZ, gave comfort to the Los Feliz Community and was a feature which helped garner its support. While both he and now his successor have not applied that concept, the new Councilmember at C11 installed a 1,000 foot SPEZ at the Venice ABH

41.18 (c) (3) specifically provides a 1,000 foot (instead of a more typical 500 feet under 48.18) special enforcement zone for “a designated facility, opened after January 1, 2018, that provides shelter ... to homeless persons” under which all ABHs qualify.

Note ABH’s are provided a larger than usual SPEZ area. This indicates our legislators recognize how great the need for special enforcement zones around ABHs.

**4. A 500-foot special enforcement zone under SEZ Law (different from the above SPEZ Statute) is automatically available to all ABH's.**

Our Councilmember simply needs to request the signage from the CAO, and they are immediately sent. It beggars belief this has never been done. It must be immediately requested under SEZ Law, until the 41.18 1,000-foot SPEZ is installed, all while waiting for ABH to be quickly closed.

Furthermore, under this same SEZ Law, there are two other automatic benefits available to all ABH's:

- a) Extra LAPD overtime (OT) funds for extra patrols of ABH
- b) Extra LASAN funds for extra clean-ups at ABH

These funds are “use it or lose it”, given back to the community of the other ABH's around Los Angeles for them to instead spend, if not used by our ABH. In some “nearby” cases the funds can instead be diverted rather than lost. If they are being diverted this must be explained and such diversions stopped immediately and be spent on LAPD and LASAN for our ABH. It's hard to say which would be worse—having not used the funds or diverting them.

**5. LAPD presence 24 hours, 7 days a week at ABH in order to immediately and severely mitigate all of its externalities until ABH is quickly closed.**

**6. Security people and measures installed at the Recreation Center across the street from ABH which amply protects the (often very young) children and adults at the playground, nursery school and tennis center until the highly aggressive and extremely unbalanced state of the transient population returns back to normal enough it becomes reasonable to reduce or eliminate this security regime.**

# STUDYING THE IMPACT OF THE ABH RIVERSIDE HOUSING PROJECT IN SOUTH GRIFFITH PARK

## PURPOSE

As part of the GPAB Ad hoc committee's assessment of and recommendations for development of South Griffith Park, I conducted a series of interviews between 3/27/23 and 4/11/23 to learn more about the community impact of the A Bridge Home (ABH) housing project at 3210 Riverside drive.

## INTERVIEWS

### Interviewees

- Suzanne Goldish, SELAH Riverside Engagement Lead
- Jon Deutsch, President, LFNC; Community Relations Coordinator, LAHSA
- Sarah Tanberg, Senior Homelessness Deputy, CD4
- Hayes Davenport, CD4
- Neri Rivas, Associate Director, Metro LA Interim Housing, PATH

### Interview questions

- Can you tell me a bit about the history of the ABH project and how it came to be?
- What is your vision for the future of this project?
- What are the strengths of this model?
- What weaknesses/ challenges have you seen with this model? Lessons learned?
- How have residents of the ABH responded to the facility? Positives and criticisms?

## KEY FINDINGS

### Overview and Background

Per Sarah Tanberg, Senior Homelessness Deputy, CD4:

*Griffith Park has historically housed hundreds of people. There's precedent from after WWI, such as 750 huts for veterans and their families, to house people on park land.*

*Last year, there was an actual decline in unsheltered homelessness (city-wide)—approximately 1.5%. The sheltered population grew about 9%. This reversed years and years of increases.*

*Since 2018, we've gone from having zero resources to opening this ABH in July 2020. We've added Tiny Homes (which added hundreds of beds) and Project Room Key (hotel shelters). We still don't have enough. There are at least 28,000 still sleeping on the streets. In general, this ABH has been at capacity at any given time.*

*Bridge Home sites are meant to be temporary. The certificate of occupancy is up in July 2023 as part of a three-year agreement with the City. Under a state of emergency, Mayor Bass could want to keep this online till we get through the crisis.*

*No other bridge home locations in the City are timed out to serve another use.*

Per Jon Deutsch, President, LFNC; Community Relations Coordinator, LAHSA

*This goes back to 2017 when Mayor Garcetti launched ABH, A Bridge Home. These were not intended to be shelters with people coming in and out, but as bridge housing. One was meant to be in each of the 15 council districts.*

*CM Ryu had tried a similar project in Sherman Oaks and Van Nuys but it was met with opposition. CM Ryu's Chief of Staff asked us if we could do this in Los Feliz. I told him we needed to build support for this project and to give us the time to do that before bringing it to the Neighborhood Council.*

*All ABH sites were meant to be temporary (three years). The idea was to use the time to build up the Senior Center. I think most civically-engaged neighbors realized very early on in the pandemic that the three-year timeline was unrealistic. Particularly as it was very evident that a feasibility study for the new senior center would not be a priority.*

*In February 2019, we had a public meeting at the LFNC Governing Board about the project and voted unanimously in favor. All the public comments were pro. LFIA, FoGP, Griffith Park Adult Community Club (GPACC) also wrote letters in favor of the project. It was real broad-based support and engagement.*

*One of the promises made by CD4 was there would be a no-camping zone around the area. A lot of service providers will tell you they don't want people congregating in front of bridge homes. We thought it was a very modest and understandable ask.*

*In February 2020 we had the groundbreaking of the site. And then the pandemic hit. In July of 2020, before Ryu signed off on the no-camping zone, Hugo Soto-Martinez sponsored a motion at LFNC to oppose the zone. It was a close vote—11 in favor (of sending a letter opposing the zone), 7 against. [Minutes of 07.01.2020 LFNC meeting accessible as public record]. CM Ryu then did not pursue the no-camping zone.*

*The system is flawed because there is no next step. No permanent housing options. It's an incredibly complicated process. We are hundreds of thousands of units behind. We need four to five options per person for it to work smoothly. There is simply no place for people to go*

*We don't have permanent winter shelters. We have five people dying each day. There are 1.5 million people in the SPA 4 (Metro LA) and almost 18,000 unhoused people and sometimes we have just 20 beds available for winter shelters. It's a moral outrage to discuss removing any beds till we get to a better place*

*But an opportunity was missed. This was supposed to be a model for how wealthy neighborhoods can make interim housing work.*

### **Positive Outcomes and Community Benefits**

Since its opening in July 2020, ABH Riverside has offered transitional housing to more than 90 adults with a 26% transition rate to permanent housing (numbers pending verification).

- ABH Riverside has had one of the best track records for exits from homelessness out of the ABH program sites across the City. It has gotten people off the street who would otherwise be living

in encampments in Los Feliz. Impressively, it has retained residents in the program, especially individuals with a history of leaving other shelters in the City multiple times.

- The program uses a harm-reduction model and trauma-informed care and respects the agency of its residents while providing a sense of family.
- It offers storage for residents and amenities for pets including a dog run.
- Most residents feel safe, having their basic needs met and are happy to be sheltered indoors.

Per Neri Rivas, Associate Director, Metro LA Interim Housing, PATH:

*Whoever comes to the door is like family. We have to deal with them from A to Z depending on their mental state, depending on whether they're using or not. We have people coming in from different spectrums of life. Our job is not to be judgmental but to help them as much as we can. From getting an ID to getting them housed.*

*If they need counseling or rehab, we try to figure it out but we can't push it to them. We don't operate that way. A lot of people get frustrated with the program because of our harm-reduction model and our housing-first model. Harm reduction is one of our main goals—we meet them where they are at. Whatever they are doing, we make it safer not just for them but also for their environment. Sometimes our site is the last resort for them.*

*Knowing that someone cares about them, usually makes a difference. Usually, it works. I ask them: help me to help you. Many of them come with different types of traumas. One of the traumas is they don't have rapport with anyone.*

*We call them guests and we try to build that rapport with them. Some of them have been on the street for years and decades. We go with them to their meetings and appointments—not just housing—other resources. We have a ride service. It's rewarding when a guest wants the help. We try and give them a chance, an opportunity.*

Per Suzanne Goldish, SELAH Riverside Engagement Lead:

*Some people would say it's great, there's AC, they let me have my dog, there's a dog run in the back, I get free meals, my caseworker is always there. I can keep my stuff locked up.*

*We had a woman who we were seeing on our route who had struggled for years in a domestic violence situation. She would break down and say I want to get out of here. We'd get her into a shelter and she would return to the streets. About a year ago, she was at her wits end. We got her into ABH. We were all still worried but we saw her walking around a week later. She looked really well put together. We asked, "How is it in there?" She said, "It's really good. People don't realize it's not bad in there."*

*I personally think these places help as a steppingstone from not having been inside forever, to learning to live in a community, to eventually living by yourself.*

Per Sarah Tanberg, Senior Homelessness Deputy, CD4:

*What has surprised me consistently is that after months of working to get someone a bed, they are staying. Ascencia says they are getting document-ready, job-ready.*



*It's incredible what this setting is able to do for stabilizing people. The impact of sleep, shower and food has health impacts on them—their health was devastated when they were on the street.*

### **Program Challenges and Gaps**

- Longer stays than intended for some individuals in the program
- Discharge procedures without adequate follow up lead to individuals returning to living on the streets in the neighborhood
- No extra resources to monitor and provide engagement outside the walls of the ABH

Per Sarah Tanberg, Senior Homelessness Deputy, CD4:

*The weaknesses are more of a systemic issue: housing navigation personnel and dollars are not going to interim sites.*

*Even when the money and resources are there, it's very difficult to find a unit. We've dedicated staff time to help people get permanently housed, but there is a small housing stock. It takes a very long time. There are long-term stayers.*

*If the site were demobilized, we would need to get people into permanent housing. Each bed serves multiple people over the course of a year.*

Per Suzanne Goldish, SELAH Riverside Engagement Lead:

*People were there much longer than they were supposed to be. Two young guys who were there wanted permanent housing, but it went on for at least five months. One guy was very disappointed who'd been there for two years.*

*One man got kicked out and stayed on the green space outside the ABH. He was on his own. He got really sick and no one was helping him. One woman was staying on the field because her boyfriend was in the ABH.*

Per Neri Rivas, Associate Director, Metro LA Interim Housing, PATH:

*[At discharge, if] they sign paperwork, then we can help them and do a referral. We try and do our due diligence then and there. If they're upset, we can't sign papers. If there's a discharge on a night or weekend, or holiday weekend then we can't do a referral. If they're still in the area after we discharge them, we'll try and refer them out. We let the referring party know: "We saw them outside two hours ago. Could you come down and talk to them?" I don't like that [discharge] process. But sometimes it's necessary. If it's a violent act, they need to be out immediately. Our staff is our priority. Safety first.*

*Our job is the site. Whatever happens outside, we can't really monitor it, we don't have 24/7 monitors outside. We can call the Park Rangers. We can go out and ask them personally to not be there. But it's kind of hard for us to manage what's going on inside, which is a lot, and then to do everything outside—it's difficult. The inside is our priority.*

Per Sarah Tanberg, Senior Homelessness Deputy, CD4:

*If someone does an exit, they call the referring party but sometimes they don't really know where the person exiting is. People are falling through the cracks. If they call a case manager in Reseda—that case manager won't necessarily come down to Los Feliz.*

## **Negative Consequences**

While the ABH's location near the LA River has brought benefits such as helping to reduce encampments along the river, it has also brought liabilities.

- Resident reports of individuals from outside the neighborhood who engage in criminal activity out of their cars, including reports of theft and drug sales (*See appendix 16*).
- Residents of ABH have social connections to other unhoused neighbors living on the LA River and go back and forth. According to some interviewees, some residents engage in drug use outside the facility, specifically in spaces on or near the LA River and/or try and maintain a dual residence.
- The site has drawn individuals who seek housing in ABH who then encamp in the green spaces around the facility.

Per Suzanne Goldish, SELAH Riverside Engagement Lead:

*Some tents outside the housing were from people who were friends with people who were inside. Some people on the inside were keeping a tent outside to do stuff that they weren't allowed to do inside.*

*One person said there are "bad people" indoors who rob the houses nearby. Not sure if this is true. He was one of the people who complained the most.*

Per Neri Rivas, Associate Director, Metro LA Interim Housing, PATH:

*We try to crack down on dual residences. If we know that they keep an RV and they're also at our site, then it's a possible discharge. They can't have both. We give them an ultimatum. Some stay and some go. Usually when they are keeping another residence, they're hardly at our site. If they are AWOL for more than 72 hours, then we have to discharge them.*

## **Suggestions for Improvement from Interviewees**

Per Neri Rivas, Associate Director, Metro LA Interim Housing, PATH:

*I think having someone dedicated (or a team dedicated) whose sole purpose would be to look at what's going on outside. That would alleviate a lot of the stress and tension with the community. If we could have a liaison who knows how to talk to the population and empathize without being so aggressive. That comes a long way in building that trust and rapport. Then if they're discharged from our site, train [this team] to have the capacity to do referrals to other sites. CD4 is pretty big so there are a lot of shelters and hotels we can place them at.*

*There was a committee where they were planning to build a community center that could be run by the homeless. Where we select people who've gone through the program that are now housed, or who are exceptional guests, that are working or in school—and they would have this program run by them and for them.*

*Should we have an enforcement zone? I believe no, it's not a good idea. People come to us seeking information and that's how we get a lot of people. We welcome people to come in. We try to get you in or refer you somewhere else. Or we ask them to stay in the area because outreach is going to come in the next couple of hours. If it's a school or park, then yes, we should have a zone.*

Per Sarah Tanberg, Senior Homelessness Deputy, CD4:

*In the past few months, we've asked PATH to focus on "what is your exit policy." Are you referring people to other shelters before you discharge them? What we've solidified with them is a new exit policy where they have to refer people to one, two or three sites.*

*Camping in the park is not legal. Rangers need to hire up/staff up and lock fences. We have advocated for those funds but they are having a hard time recruiting and hiring for these positions. Rangers should be able to call the CIRCLE team.*

*It is not built into PATH's contract to do outreach to the surrounding area.*

*We are exploring what would it take to have exterior ambassadors for PATH who could walk around the perimeter. There is currently no funding for that. It would require programmatic policy changes.*

*The additional funding secured by Schiff and Raman is an encampment resolution grant for the LA River. It may not be possible to dedicate funds to this. But if the idea of trained ambassadors came as a proposal from the community, where there is a will there's a way.*

*A design firm was brought in to figure out what we can do to activate the space around the area. What I would love to come up with as a community is a positive vision that does integrate the bridge home site, that promotes resident ownership and stewardship.*

Per Jon Deutsch, President, LFNC; Community Relations Coordinator, LAHSA

*It's a fascinating question to consider whether interim housing can co-exist with other uses of the space including a Senior Community Center, etc. People who've been through life can help people going through life. But you could run into problem with people's rights. A lot of it has to do with the programmatic model.*

*If it were a permanent supportive housing (PSH) site, we could imagine more integration like this, with theater groups, community events etc.*

## **RECOMMENDATIONS**

We recognize the years of hard work, resources, and multi-stakeholder negotiations that went into establishing an ABH site in Los Feliz. We recognize the importance of every single shelter bed in LA City as we address our homelessness crisis with urgency and commitment. We recognize that despite new programs coming online, we are tens of thousands of units away from having the housing our City needs.

However, a number of improvements are required to ensure the sustainability and positive impacts of transitional housing.

Prior to renewing the ABH lease, we recommend the following measures:

1. Reconsider advocating for a special enforcement/no-camping zone.
2. Install an ambassador program to monitor and engage with unhoused individuals in the perimeter area outside the ABH.
3. Improve discharge procedures to ensure closed-loop referrals and avoid having individuals return to the street.

4. Increase monitoring of dual residences and eliminate the need for those who maintain them for using drugs (see #5).
5. Provide behavioral and addiction support services at the site to help residents who still use but would like to stop.
6. In parallel, evaluate sunseting this model of a congregate shelter and replacing with either motel-based non-congregate transition housing like Highland Gardens and/or Permanent Supportive Housing on South Griffith Park land, which has the support of this committee.
7. Accelerate encampment resolution along LA River.
8. Facilitate more engagement and collaboration with Park Rangers to utilize CIRCLE and provide funding and training for increased patrolling of this area of park land.
9. Facilitate more engagement and collaboration with LAPD to provide security in this area given proximity of both LA River and ABH to nursery school and recreational areas servicing children and youth in our community.
10. Consider using a portion of the new site toward demonstrating a new model of community center engagement with formerly unhoused individuals to promote shared learning and fellowship, job training, education and more.

We believe Los Feliz can lead the way in collaborative, compassionate and effective responses to ending homelessness in LA. We believe the ABH Riverside housing project has taught us a lot about what works and what doesn't work. It is time to make critical improvements to retain the support of all stakeholders so this location can best serve its residents without negatively impacting the wider community, while we plan for more innovative and sustainable models of permanent supportive housing and non-congregate housing.

We have an opportunity to redefine the narrative around high-income neighborhoods welcoming projects for the unhoused. We can engage in collaborative redesign and improvements that work for all, with strategic, targeted use of funds and transparency in planning and implementation.

## CONCLUSIONS AND RECOMMENDATIONS

There is a tremendous housing shortage in Los Angeles. And, we also have a green space deficiency. In fact, the city of Los Angeles ranks a sad 78th in the U.S. in park-to-population ratio according to the Trust for Public Land's 2022 ParkScore Index.

**One of our strongest recommendations is that this particular area of Griffith Park be considered a neighborhood park.** While the greater 4,200 acres, north of Los Feliz Boulevard, matches the concepts in the *Vision for Griffith Park* as a wilderness park, SGP distinctively presents itself as an accessible, walk-to neighborhood park.

It is uniquely segregated from the rest of Griffith Park, bifurcated by Los Feliz Boulevard and a dense residential neighborhood. There is also a burgeoning new multi-family neighborhood growing all around it, particularly along Riverside Drive, where two new four-story buildings are now tenant occupied and several more are in construction, all the way south on Riverside Drive to Fletcher Drive. There is also an established and adjacent dense apartment neighborhood for blocks along each side of Los Feliz Boulevard.

There has been much discussion about the successor use of the A Bridge Home site being a **permanent home for the Griffith Park Adult Community Center.** Promised by two prior Councilmembers and approved by the City Council (*See appendix 1*), the committee agrees this is the best and highest use of the space. The current Adult Center is heavily utilized but its structure is two side-by-side aging trailers plucked down in an asphalt parking lot. Created as a temporary space during Councilmember Tom La Bonge's administration, the center includes no green outdoor space, even though outdoor organized exercise and gardening are two of the most popular senior activities. **The model in other Los Angeles parks for adult centers often combines with a community center. This is our recommendation.** Such a venue could be used by various civic groups, for example, the Council Office, Los Feliz Neighborhood Council, Los Feliz Improvement Association, the Griffith Park Advisory Board and other entities, as approved and scheduled by RAP staff.

Due south of this adult/community center, we recommend a bio friendly permeable parking lot and south of that, a skate park. The passion for a skate park is quite strong, and there is potentially grant money available for building them, from the former *Tony Hawk Foundation*, now called *The Skate Park Project*. There is also mention of basketball courts, a running track, a community garden (which could be run by the adult center), a pump track and pickle ball courts. Pickle ball is the fastest growing sport in the U.S. However, SGP cannot accommodate all of these uses, but some combination of the adult/community center and the other choices, meet the zoning criteria and the RAP mission, and is our recommendation.

The ABH lease has an option for two one-year extensions. The original three-year lease expires in July of this year. Whether the lease is extended or not, our recommendation for the long-term use of this space in the park includes sunsetting the ABH.

When the ABH is gone, an affordable housing component should be considered when planning for the Greater Griffith Park area. As mentioned earlier, there already are numerous residential projects in construction in this corridor, and affordable supportive projects would be compatible in this area, sitting

along the southernmost edge of Griffith Park. Currently, SGPs are not zoned for permanent housing and it is not our committee's direct recommendation that it be placed here, but we do think it mandatory that an alternative site for a permanent supportive housing complex be identified in the greater LA River area, prior to the closing of ABH to ensure that beds and resources are available to fit the needs of the local community.

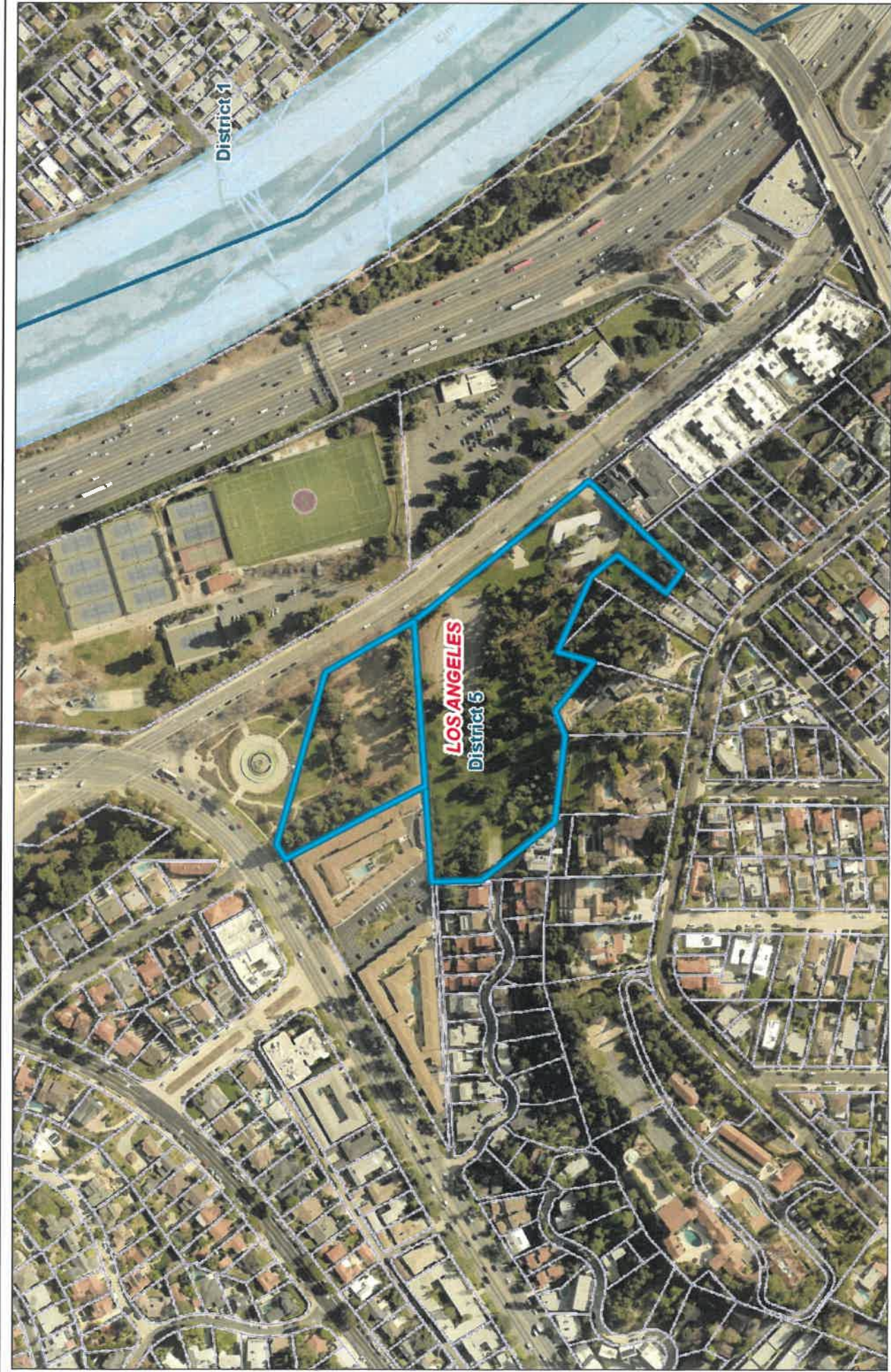
An example of a successful affordable supportive housing project is T. Bailey Manor that opened in 2017 on Eagle Rock Boulevard, not far from the river. These are fully furnished apartment homes with community and computer rooms, supportive services staff and on-site property management—a superior scenario to the ABH model.

However, should the City decide to exercise the lease options for the expiring original lease at the Riverside Drive ABH, we strongly recommend modifications:

- Ambassadors, particularly for the outside activity
- Implementation of a special enforcement zone
- Improved resident discharge and exit procedures
- Acceleration of LA River area housing
- Disallow dual housing for residents
- Megan's Law database screening of residents and prohibition of any offender residing at this location, as it is in an active area of the park.

This report and its conclusions are submitted with the express aim to serve our founding document, *A Vision for Griffith Park*, and comply with GPAB and RAP's stated missions. It is our goal to advocate for safe and accessible activities for all of the park's visitors and stakeholders, and we hope that these recommendations can be viewed and implemented to that end.

# APPENDIX 1



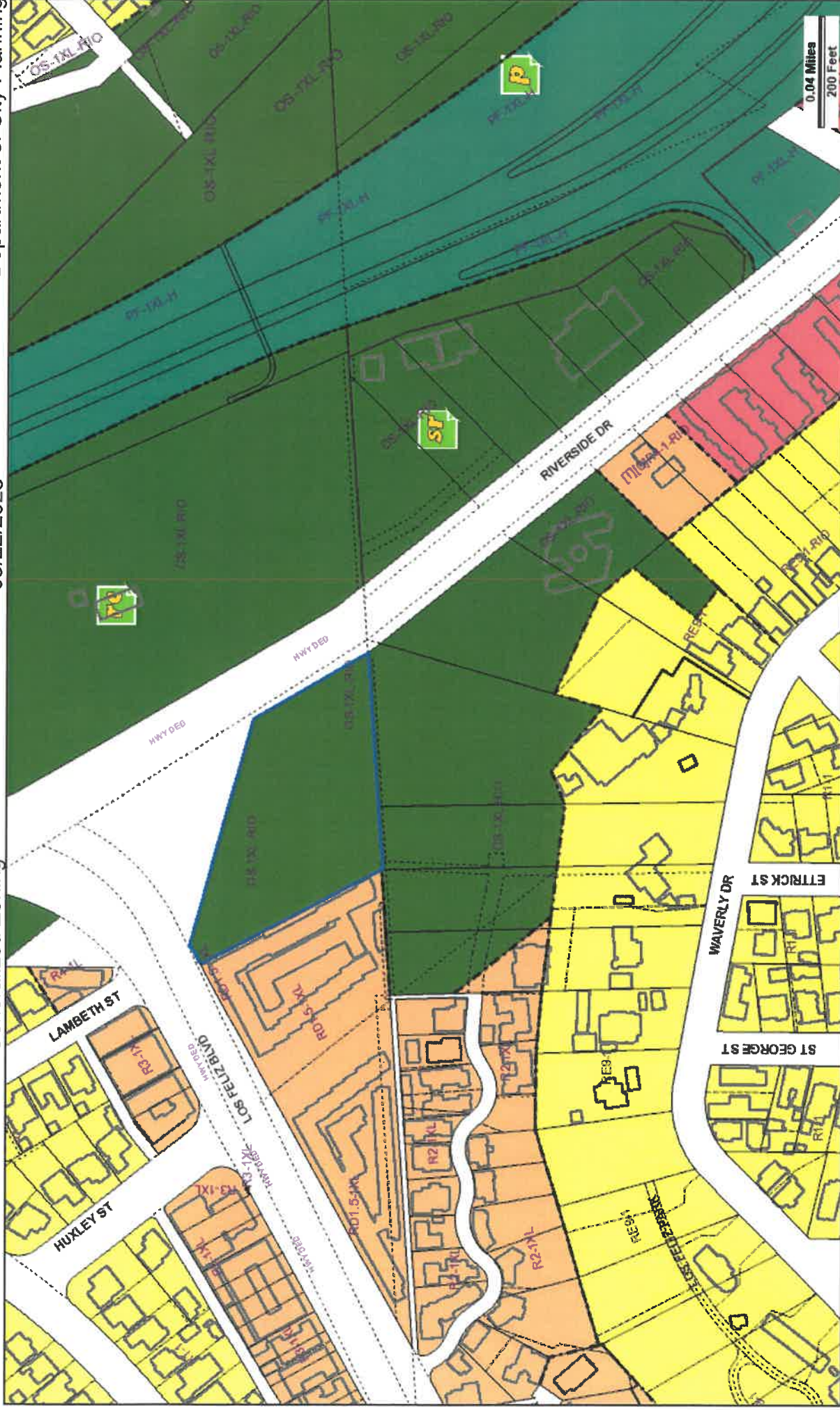
Created in GIS-NET Public

Printed: 3/22/23



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Address: 3250 W RIVERSIDE DR

Tract: GRIFFITH'S SUBDIVISION OF THE SOUTHERN SLOPE OF THE RANCHO LOS FELIS

Block: None

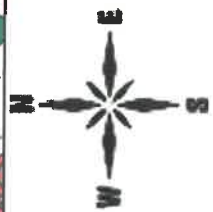
Lot: PT "UNNUMBERED LT"

Arb: 1

APN: 5434015900

PIN #: 153A205 14

General Plan: Open Space





## Property Information

**Primary Owner :** L A CITY DEPT OF WATER AND POWER  
**Secondary Owner :** N/A  
**Site Address :**  
LOS ANGELES, CA 90027-  
**Mailing Address :** PO BOX 51111  
LOS ANGELES, CA 90051  
**Assessor Parcel Number :** 5434-015-900  
**CountyName :** Los Angeles  
**Tax Account ID :**  
**Phone :** N/A  
**Census Tract :** 1882.01  
**Housing Tract Number :** 9780  
**Lot Number :** 1  
**Page Grid :** -  
**Legal Description :** Lot: 1 ; Tract No: 9780 ; Abbreviated Description: LOT:1 TR#:9780  
RANCHO LOS FELIS 2.53 MORE OR LESS ACS ON SE LINE OF LOS  
FELIZ BLVD PER CF817 COM NE THEREON 919.93 FT FROM MOST W  
COROF LOT

## Property Characteristics

<b>Bedrooms :</b> 0	<b>Year Built :</b> N/A	<b>Square Feet :</b> 0
<b>Bathrooms :</b> 0.0	<b>Garage :</b> N/A	<b>Lot size :</b> 2.552 AC
<b>Partial Bath :</b> 0	<b>Fireplace :</b> N/A	<b>Number of Units :</b> 0
<b>Total Rooms :</b> 0	<b>Pool/Spa :</b> N	<b>Use Code :</b> Government-Vacant Land
<b>Zoning :</b> LAOS		

## Sale/Loan Information

<b>Transfer Date :</b> N/A	<b>Document # :</b> N/A
<b>Transfer Value :</b> N/A	<b>Cost/Sq Feet :</b> N/A
<b>First Loan Amt :</b> N/A	<b>Lender :</b> N/A

## Assessment/Tax Information

<b>Assessed Value :</b> \$672,474	<b>Tax Amount :</b> \$0.00
<b>Land Value :</b> \$672,474	<b>Tax Status :</b> N/A
<b>Improvement Value :</b> \$0	<b>Tax Rate Area :</b> 0-013
<b>Percent Improvement :</b> 0 %	<b>Homeowner Exemption :</b> N

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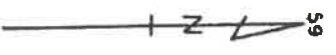
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Public Record

Page 1 of 1

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FOR NEW ASSESS'T. SEE  
5434-15

RANCHO LOS FELIS  
P. 1-164

ASSESSOR'S MAP  
COUNTY OF LOS ANGELES, CALIF.



## Property Information

**Primary Owner :** JALNA ANTOINE HOLDING COMPANY  
**Secondary Owner :** N/A  
**Site Address :** 3160 RIVERSIDE DR  
 LOS ANGELES, CA 90027-1579  
**Mailing Address :** 8383 WILSHIRE BLVD  
 BEVERLY HILLS, CA 90211  
**Assessor Parcel Number :** 5434-017-005  
**CountyName :** Los Angeles  
**Tax Account ID :**  
**Phone :** N/A  
**Census Tract :** 1882.01  
**Housing Tract Number :** N/A  
**Lot Number :** 38,41  
**Page Grid :** 594-C2  
**Legal Description :** Lot: 38,41 ; Block: 3 ; Abbreviated Description: LOT:38,41 BLK:3  
 IVANHOE EX OF ST LOT 38 AND NW 60 FT MEASURED ON NE AND SW  
 LINES EX OF ST OF LOT 41 BLK 3

## Property Characteristics

<b>Bedrooms :</b> 0	<b>Year Built :</b> 1963	<b>Square Feet :</b> 1338
<b>Bathrooms :</b> 0.0	<b>Garage :</b> N/A	<b>Lot size :</b> 28378 SF
<b>Partial Bath :</b> 0	<b>Fireplace :</b> N/A	<b>Number of Units :</b> 0
<b>Total Rooms :</b> 0	<b>Pool/Spa :</b> N	<b>Use Code :</b> Service station (full service)
<b>Zoning :</b> LAR4		

## Sale/Loan Information

<b>Transfer Date :</b> 04/05/2016	<b>Document # :</b> 16-0372833
<b>Transfer Value :</b> \$5,279,000	<b>Cost/Sq Feet :</b> \$ 3945
<b>First Loan Amt :</b> N/A	<b>Lender :</b>

## Assessment/Tax Information

<b>Assessed Value :</b> \$9,835,671	<b>Tax Amount :</b> \$117,143.00
<b>Land Value :</b> \$5,888,600	<b>Tax Status :</b> Current
<b>Improvement Value :</b> \$3,947,071	<b>Tax Rate Area :</b> 0-013
<b>Percent Improvement :</b> 40 %	<b>Homeowner Exemption :</b> N

Data Deemed Reliable, But Not Guaranteed



## Property Information

**Primary Owner :** L A CITY  
**Secondary Owner :** N/A  
**Site Address :** 3210 RIVERSIDE DR  
 LOS ANGELES, CA 90027-1415  
**Mailing Address :** 3210 RIVERSIDE DR  
 LOS ANGELES, CA 90027  
**Assessor Parcel Number :** 5434-016-902  
**CountyName :** Los Angeles  
**Tax Account ID :**  
**Phone :** N/A  
**Census Tract :** 1882.01  
**Housing Tract Number :** N/A  
**Lot Number :** 30-31  
**Page Grid :** -  
**Legal Description :** Lot: 30-31 ; Block: 3 ; Abbreviated Description: LOT:30-31 BLK:3  
 IVANHOE EX OF ST LOTS 34, 37 AND POR OF LOTS 30, 31, 32, 33 AND  
 36 BLK 3

## Property Characteristics

<b>Bedrooms :</b> 0	<b>Year Built :</b> N/A	<b>Square Feet :</b> 0
<b>Bathrooms :</b> 0.0	<b>Garage :</b> N/A	<b>Lot size :</b> 6.36 AC
<b>Partial Bath :</b> 0	<b>Fireplace :</b> N/A	<b>Number of Units :</b> 0
<b>Total Rooms :</b> 0	<b>Pool/Spa :</b> N	<b>Use Code :</b> Government-Vacant Land
<b>Zoning :</b> LAOS		

## Sale/Loan Information

<b>Transfer Date :</b> N/A	<b>Document # :</b> N/A
<b>Transfer Value :</b> N/A	<b>Cost/Sq Feet :</b> N/A
<b>First Loan Amt :</b> N/A	<b>Lender :</b> N/A

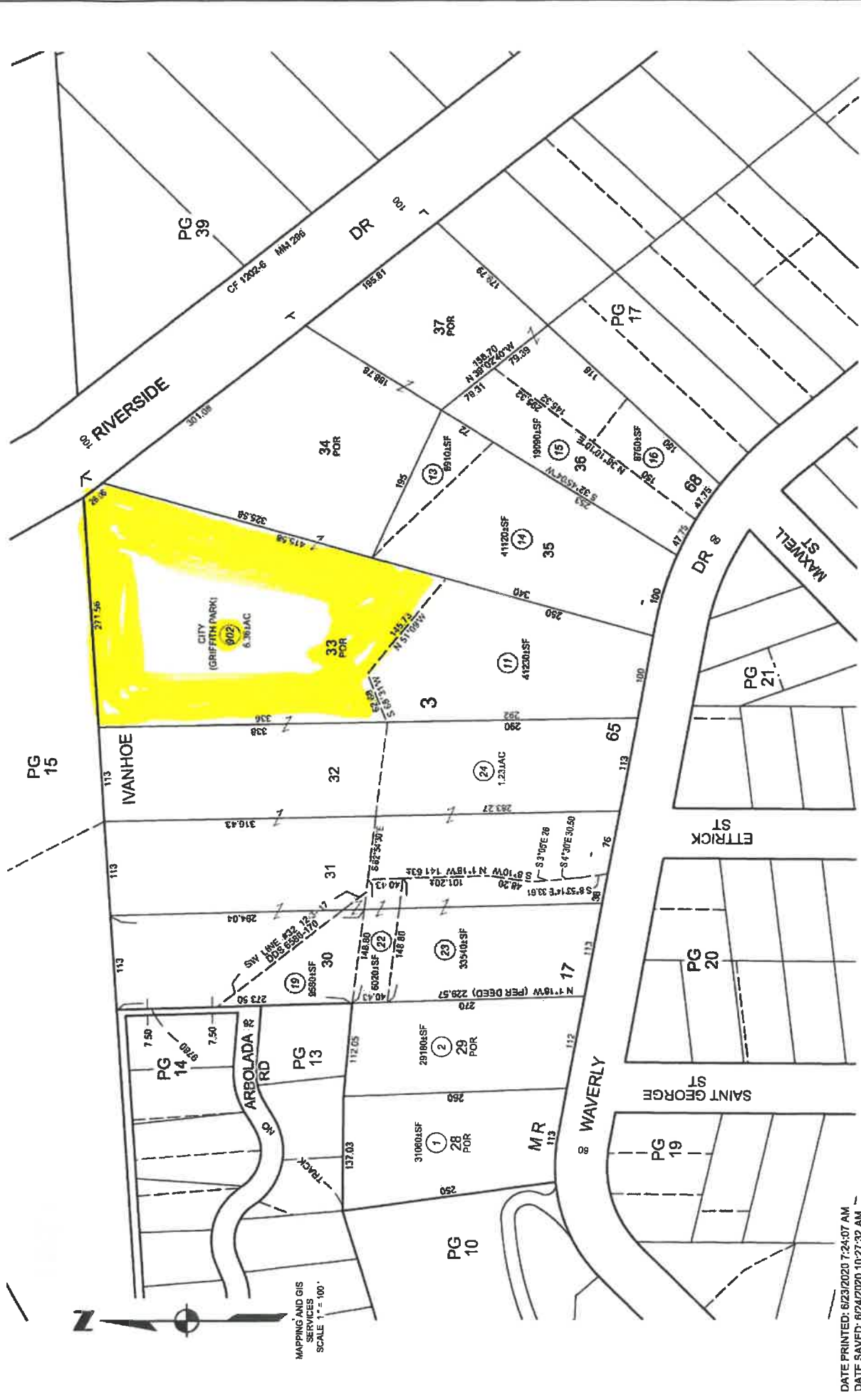
## Assessment/Tax Information

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<b>Land Value :</b> \$0	<b>Tax Status :</b> N/A
<b>Improvement Value :</b> \$0	<b>Tax Rate Area :</b> 0-013
<b>Percent Improvement :</b> 0 %	<b>Homeowner Exemption :</b> N

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Customer Service Rep: E - Juan Gonzales



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 DATE SAVED: 6/24/2020 10:27:32 AM



**DEPARTMENT OF CITY PLANNING**  
**GENERALIZED SUMMARY OF ZONING REGULATIONS**  
*Updated March 2020*

Table 1 – General Development Standards

Zone	Use	Maximum Height			Required Yards			Minimum Area		Min. Lot Width	Parking Required
		Stories	Feet	Front	Side	Rear	Per Lot	Per Dwelling Unit			
<b>Agricultural</b>											
<b>A1</b>	<b>Agriculture</b> One-Family Dwellings, Parks, Playgrounds, Community Centers, Golf Courses, Agricultural Uses	Unlimited (9)	45 or (6a), (9)	20% lot depth; 25 ft max or (6a)	10% of lot width; 25 ft max or (6a)	25% lot depth; 25 ft max	5 acres	2.5 acres	300 ft	2 spaces per dwelling unit (6a)	
<b>A2</b>	<b>Agriculture</b> A1 uses						2 acres	1 acre	150 ft	Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC	
<b>RA</b>	<b>Suburban</b> Limited Agricultural Uses, One-Family Dwellings, Home Occupations		See Table 2 below	20% lot depth; 25 ft max, but not less than prevailing (6b)	10 ft min; for lots recorded prior to 7/1/66, 10% lot width where lot is < 70 ft wide, not less than 3 ft (7); for Hillside Area lots see Sec. 12.21 C.10 of the LAMC		17,500 sq-ft (1)	17,500 sq-ft (1)	70 ft	2 covered spaces per dwelling unit (8)	
<b>Residential Estate</b>											
<b>RE40</b>	<b>Residential Estate</b> One-Family Dwellings, Parks, Playgrounds, Community Centers, Truck Gardening, Accessory Living Quarters, Home Occupations	Unlimited (9)	See Table 2 below	20% lot depth; 25 ft max, but not less than prevailing (6b)	10 ft (7)	25% lot depth; 25 ft max	40,000 sq-ft (1)	40,000 sq-ft (1)	80 ft (1)	2 covered spaces per dwelling unit (8)	
<b>RE20</b>							20,000 sq-ft (1)	20,000 sq-ft (1)			
<b>RE15</b>					10% lot width, but not less than 5 ft, 10 ft max (7)		15,000 sq-ft (1)	15,000 sq-ft (1)			
<b>RE11</b>					7 ft; or 10% lot width where lot is < 70 ft wide, not less than 3 ft (7)		11,000 sq-ft (1)	11,000 sq-ft (1)	70 ft (1)	Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC	
<b>RE9</b>							9,000 sq-ft (1)	9,000 sq-ft (1)	65 ft (1)		
<b>One-Family Residential</b>											
<b>RS</b>	<b>Suburban</b> One-Family Dwellings, Parks, Playgrounds, Community Centers, Truck Gardening, Home Occupations	Unlimited (9)	See Table 2 below	20% lot depth; 25 ft max, but not less than prevailing (6b)	5 ft; or 10% lot width < 50 ft wide, not less than 3 ft (7)	20 ft min	7,500 sq-ft	7,500 sq-ft	60 ft	2 covered spaces per dwelling unit (8)	
<b>R1 (including R1V, R1F, R1R, R1H)</b>	<b>One-Family Residential</b> RS Uses		See Table 2 below. Subject to encroachment plane (see p.15)	20% lot depth; 20 ft max, but not less than prevailing (6b)	5 ft; or 10% lot width where lot is less than 3 ft (7); additional 5 ft offset required for side walls >45 ft long & >14 ft high	15 ft min	5,000 sq-ft	5,000 sq-ft	50 ft		



**DEPARTMENT OF CITY PLANNING  
GENERALIZED SUMMARY OF ZONING REGULATIONS  
Updated March 2020**

**Table 1 – General Development Standards**

Zone	Use	Maximum Height		Required Yards			Minimum Area		Min. Lot Width	Parking Required
		Stories	Feet	Front	Side	Rear	Per Lot	Per Dwelling Unit		
<b>RU</b>	Residential Urban		30 ft	10 ft	3 ft (9)	10 ft	3,500 sq-ft	n/a	35 ft	2 covered spaces per dwelling unit
<b>RZ2.5</b>	Residential Zero Side Yard		45 ft (9)	10 ft min	Zero (3); 3 ft +1 ft for each story over 2nd	Zero (3) or 15 ft	2,500 sq-ft		30 ft, w/ driveway; 25 ft w/o driveway; 20 ft on flag, curved or cul-de-sac lot	
<b>RZ3</b>							3,000 sq-ft			
<b>RZ4</b>							4,000 sq-ft			
<b>RW1</b>	One-Family Residential Waterways One-Family Dwellings, Home Occupations (10)		30 ft		10% lot width; 3 ft min	15 ft	2,300 sq-ft		28 ft	
<b>Multiple Residential</b>										
<b>R2</b>	Two-Family Dwellings R1 Uses, Home Occupations	Unlimited (9)	45 ft or (6a), (7), (9)	20% lot depth; 20 ft max, but not less than prevailing	5 ft; or 10% lot width where lot is < 50 ft wide; 3 ft min (7); additional 5 ft offset required for side walls >45 ft long & >14 ft high	15 ft	5,000 sq-ft	2,500 sq-ft	50 ft	2 spaces, one covered
<b>RD1.5</b>	Restricted Density Multiple Dwelling			15 ft	5 ft; or 10% of lot width where lot is less than <50 ft wide; 3 ft min; +1 ft for each story over 2 <sup>nd</sup> ; not to exceed 16 ft (6a)	15 ft		1,500 sq-ft		1 space per unit < 3 habitable rooms; 1.5 spaces per unit = 3 habitable rooms; 2 spaces per unit > 3 habitable rooms.
<b>RD2</b>	One-Family Dwellings, Two-Family Dwellings, Apartment Houses, Multiple Dwellings, Home Occupations				10% of lot width, 10 ft max; 5 ft min (6a)		6,000 sq-ft	3,000 sq-ft	60 ft	uncovered (6a)
<b>RD3</b>				20 ft		25 ft	8,000 sq-ft	4,000 sq-ft	70 ft	1 space each guest room (first 30)
<b>RD4</b>							10,000 sq-ft	5,000 sq-ft		Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC
<b>RD5</b>							12,000 sq-ft	6,000 sq-ft		
<b>RD6</b>										
<b>RMP</b>	Mobile Home Park Home Occupations		45 or (9)	20% lot depth, 25 ft max	10 ft	25% lot depth, 25 ft max	20,000 sq-ft	20,000 sq-ft	80 ft	2 covered spaces per dwelling unit
<b>RW2</b>	Two-Family Residential Waterways One-Family Dwellings, Two-Family Dwellings, Home Occupations			10 ft	10% lot width; 3 ft min; +1 ft for each story over 2 <sup>nd</sup>	15 ft	2,300 sq-ft	1,150 sq-ft	28 ft	Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC





**DEPARTMENT OF CITY PLANNING  
GENERALIZED SUMMARY OF ZONING REGULATIONS  
Updated March 2020**

**Table 1 – General Development Standards**

Zone	Use	Maximum Height		Required Yards			Minimum Area		Min. Lot Width	Parking Required
		Stories	Feet	Front	Side	Rear	Per Lot	Per Dwelling Unit		
<b>R3</b>	<b>Multiple Dwelling</b> R2 Uses, Apartment Houses, Multiple Dwellings, Child Care (20 max)			15 ft; 10 ft for key lots	5 ft; 10% lot width when lot width is < 50 ft; 3 ft min; +1 ft for each story over 2nd, not to exceed 16 ft	15 ft	5,000 sq-ft	800 sq-ft; 500 sq-ft per guest room	50 ft	Same as RD Zones
				5 ft, or average of adjoining buildings	Zero ft for ground floor commercial, 5 ft for residential	15 ft adjacent to RD or more restrictive Zone; otherwise 5 ft	800 sq-ft; 200 sq-ft per guest room			
<b>RASS</b>	<b>Residential/Accessory</b> R3 uses, Limited ground floor commercial			5 ft, or average of adjoining buildings	Zero ft for ground floor commercial, 5 ft for residential	15 ft adjacent to RD or more restrictive Zone; otherwise 5 ft	5,000 sq-ft	800 sq-ft; 200 sq-ft per guest room		
<b>R4</b>	<b>Multiple Dwelling</b> R3 Uses, Churches, Schools, Childcare, Homeless Shelter	Unlimited (9)		15 ft; 10 ft for key lots	5ft; 10% lot width when lot width is < 50 ft; 3 ft min; +1 ft for each story over 2nd, not to exceed 16 ft	15 ft; +1 ft for each story over 3rd; 20 ft max	400 sq-ft; 200 sq-ft per guest room			
				5 ft, or average of adjoining buildings	Zero ft for ground floor commercial, 5 ft for residential	15 ft adjacent to RD or more restrictive Zone; otherwise 5 ft	200 sq-ft			
<b>RAS4</b>	<b>Residential/Accessory</b> R4 uses, Limited ground floor commercial			15 ft; 10 ft for key lots	5ft; 10% lot width when lot width is < 50 ft; 3 ft min; +1 ft for each story over 2nd, not to exceed 16 ft	15 ft; +1 ft for each story over 3rd; 20 ft max				
<b>R5</b>	<b>Multiple Dwelling</b> R4 Uses, Clubs, Lodges, Hospitals, Sanitariums, Hotels			15 ft; 10 ft for key lots	5ft; 10% lot width when lot width is < 50 ft; 3 ft min; +1 ft for each story over 2nd, not to exceed 16 ft	15 ft; +1 ft for each story over 3rd; 20 ft max				
<p><b>Loading Space:</b> Required for the RAS3, R4, RAS4, and R5 Zones in accordance with Section 12.21 C.6 of the LAMC.  <b>Open Space:</b> Required for 6 or more residential units in accordance with Section 12.21 G of the LAMC.  <b>Passageway:</b> 10 feet required from the street to one entrance of each dwelling unit or guest room in every residential building, except for the RW, RU, and RZ Zones, in accordance with Section 12.21 C.2 of the LAMC.</p>										
<b>Commercial</b>										
<b>CR</b>	<b>Limited Commercial</b> Banks, Clubs, Hotels, Churches, Schools, Business and Professional Colleges, Child Care, Parking Areas, Offices, R4 Uses	6 (9)	75 ft (9)	10 ft min	For corner lots: 10% lot width; 10 ft max; 5 ft min For lots adj. to A or R zone or for residential uses: 10% lot width; 5 ft max; 3 ft min For other lots: not required	15 ft min; +1 ft for each story over 3rd	Same as R4 for residential uses; otherwise none	50 ft for residential uses; otherwise none	See separate parking handout  Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC	



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**Table 1 – General Development Standards**

Zone	Use	Maximum Height		Required Yards			Minimum Area		Min. Lot Width	Parking Required
		Stories	Feet	Front	Side	Rear	Per Lot	Per Dwelling Unit		
<b>C1</b>	<b>Limited Commercial</b> Local Retail Stores < 100,000 sq-ft, Offices or Businesses, Hotels, Hospitals and/or Clinics, Parking Areas, CR Uses except for Churches, Schools, Museums, R3 Uses	Unlimited (9)		None	For corner lots, lots adjacent to A or R Zone, or residential uses: 10% lot width; 5 ft max; 3 ft min, +1 ft for each story over 2 <sup>nd</sup> , up to 16 ft	For residential uses or abutting A or R Zone: 15 ft +1 ft for each story over 3 <sup>rd</sup> ; 20 ft max	Same as R3 Zone for residential uses; otherwise none	Same as R3 Zone for residential uses; otherwise none		
<b>C1.5</b>	<b>Limited Commercial</b> C1 Uses – Retail, Theaters, Hotels, Broadcasting Studios, Parking Buildings, Parks and Playgrounds, R4 Uses				For other lots: not required; 3 ft min if provided					
<b>C2</b>	<b>Commercial</b> C1.5 Uses, Retail w/ Limited Manufacturing, Service Stations and Garages, Retail Contr. Business, Churches, Schools, Auto Sales, R4 Uses				None for commercial uses; same as R4 Zone for residential uses at lowest residential story					
<b>C4</b>	<b>Commercial</b> C2 Uses with Limitation, R4 Uses									
<b>C5</b>	<b>Commercial</b> C2 Uses, Limited Floor Area for Manufacturing of CM Zone Type, R4 Uses									
<b>CM</b>	<b>Commercial Manufacturing</b> Wholesale, Storage, Clinics, Limited Manufacturing, Limited C2 Uses, R3 Uses		None for commercial uses; same as R4 for residential uses							
<b>Loading Space:</b> Hospitals, hotels, institutions, and every building where lot abuts an alley. Minimum loading space is 400 sq-ft; additional space for buildings > 50,000 sq-ft of Floor Area. None for apartment buildings < 30 units, in accordance with Section 12.21 C.6 of the LAMC.										
<b>Manufacturing</b>										
<b>MR1</b>	<b>Restricted Industrial</b> CM Uses, Limited Commercial and Manufacturing, Clinics, Media Products, Limited Machine Shops, Animal Hospitals and Kennels	Unlimited (9)		5 ft for lots <100 ft deep; 15 ft for lots >100 ft deep	None for industrial or commercial uses; same as R4 Zone for residential uses (5)	None for industrial or commercial uses; same as R4 Zone for residential uses (5)	None for industrial or commercial uses; same as R4 for residential uses (5)	None for industrial or commercial uses; same as R4 for residential uses (5)	See separate parking handout	
<b>M1</b>	<b>Limited Industrial</b> MR1 Uses, Limited Industrial and Manufacturing Uses, no R Zone Uses, no Hospitals, Schools, Churches, any Enclosed C2 Use, Wireless Telecommunications, Household Storage									None



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**Table 1 – General Development Standards**

Zone	Use	Maximum Height		Required Yards			Minimum Area		Min. Lot Width	Parking Required
		Stories	Feet	Front	Side	Rear	Per Lot	Per Dwelling Unit		
<b>MR2</b>	<b>Restricted Light Industrial</b> MR1 Uses, Additional Industrial Uses, Mortuaries, Animal Keeping			5 ft for lots <100 ft deep; 15 ft for lots >100 ft deep				None for industrial or commercial uses; same as R5 for residential uses (5)		
<b>M2</b>	<b>Light Industrial</b> M1 and MR2 Uses, Additional Industrial Uses, Storage Yards, Animal Keeping, Enclosed Composting, no R Zone Uses			None	Same as R5 Zone for residential uses (5)					
<b>M3</b>	<b>Heavy Industrial</b> M2 Uses, any Industrial I Uses, Nuisance Type Uses 500 ft from any other Zone, no R Zone Uses			None	None			None		
<b>Loading Space:</b> Institutions, and every building where lot abuts an alley. Minimum loading space is 400 sq-ft. additional space for buildings > 50,000 sq-ft of floor area. None for apartment buildings < 30 units, in accordance with Section 12.21 C.6 of the LAMC.										
<b>Parking</b>										
<b>P</b>	<b>Automobile Parking – Surface and Underground</b> Surface Parking; Parking Buildings if located below grade; Land in a P Zone may also be classified in A or R Zone	Unlimited (9)		10 ft in combination with an A or R Zone; otherwise none	None			None, unless also in an A or R Zone		See separate parking handout
<b>PB</b>	<b>Parking Building</b> P Zone uses, Parking Buildings at or above grade; Automobile Parking within a Building			0 ft, 5, ft, or 10 ft, depending on zoning frontage and zoning across the street	5 ft + 1 ft each story above 2nd if abutting or across street and frontage in A or R Zone			None		Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC
<b>Open Space/Public Facilities/Submerged Lands</b>										
<b>OS</b>	<b>Open Space</b> Parks and Recreation Facilities, Nature Reserves, Closed Sanitary Landfill sites, Public Water Supply Reservoirs, Water Conservation Areas	None			None			None		See separate parking handout
<b>PF</b>	<b>Public Facilities</b> Agricultural Uses, Parking Under Freeways, Fire and Police Stations, Government Buildings, Public Libraries, Post Offices, Public Health Facilities, Public Elementary and Secondary Schools, Qualified Permanent Supportive Housing Projects (12)									Bicycle Parking pursuant to Sec. 12.21 A.16 of the LAMC



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**Table 1 – General Development Standards**

Zone	Use	Maximum Height		Required Yards			Minimum Area		Min. Lot Width	Parking Required
		Stories	Feet	Front	Side	Rear	Per Lot	Per Dwelling Unit		
<b>SL</b>	Submerged Lands Navigation, Shipping, Fishing, Recreation									

- (1) "H" Hillside or Mountainous Areas may alter these requirements in the RA-H or RE-H Zones. Subdivision may be approved with smaller lots, provided larger lots are also included. Section 17.05 H.1 of the LAMC.
- (2) Section 12.08.3 B.1 of the LAMC.
- (3) Section 12.08.3 C.2 and 3 of the LAMC.
- (4) Section 12.09.5 C of the Zoning Code. For 2 or more lots, the interior side yards may be eliminated, but 4 ft is required on each side of the grouped lots.
- (5) Section 12.17.5 B.9(a) of the LAMC. Dwelling considered as accessory to industrial use only (watchman or caretaker including family).
- (6)
  - a. Height, yard and parking requirement for single-family dwellings in a designated Hillside Area may be governed by Section 12.21 A.17 of the LAMC.
  - b. Height, yard and parking requirements for single-family dwellings in a designated Hillside Area may be governed by Section 12.21 C.10 of the LAMC.
- (7) One foot shall be added to the width of each required side yard for each increment of ten feet, or fraction thereof, above the first 18 feet of height of the main building. On lots within the Coastal Zone, not located within a Hillside Area as defined in Section 12.03 of the LAMC, one foot shall be added to the width of each required side yard for each additional story above the second story; except on RA lots where a side yard of less than 10 feet in width is permitted, one foot shall be added to the width of each required side yard when a building is three or more stories in height.
- (8) In accordance with Section 12.21 C.10(g) of the LAMC, on a Substandard Hillside Limited Street, when buildings exceed 2,400 sq-ft of Residential Floor Area, one additional parking space will be provided for each additional increment of 1,000 sq-ft, or fraction thereof, for a maximum of 5 total on-site spaces.
- (9) Height District (Section 12.21.1 of the LAMC), see Table 2 – Height Districts.
- (10) The side yard on one side of the lot may be reduced to zero provided that the remaining side yard is increased to 6 ft, in accordance with Section 12.08.1 C.2 of the LAMC.
- (11) Specific Requirements for open space, rear yards, and provisions into front yards are in Section 12.08.5 C of the LAMC.
- (12) Section 12.04.09 B.11 of the LAMC. Qualified Permanent Supportive Housing Projects are permitted in the PF Zone utilizing the uses and standards permitted by the least restrictive adjoining zone.

**Table 2 – Height Districts (Height, Stories, FAR & RFAR)**

Zone	1†	1L†	1VL†	1XL†	1SS	2			3			4		
						Height	Stories	FAR	Height	Stories	FAR	Height	Stories	FAR
<b>A1B, A2B, RZ, RMP, RW2</b>	Height: 45 ft Stories: n/a FAR: 3:1		Height: 45 ft Stories: 3† FAR: 3:1	Height: 30 ft Stories: 2† FAR: 3:1	n/a	Height: n/a Stories: n/a FAR: 6:1	Height: n/a Stories: n/a FAR: 10:1	Height: n/a Stories: n/a FAR: 10:1	Height: 75 ft Stories: 6† FAR: 6:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1
<b>RDH, R3</b>	Height: 45 ft Stories: n/a FAR: 3:1		Height: 45 ft Stories: 3† FAR: 3:1	Height: 30 ft Stories: 2† FAR: 3:1	n/a	Height: 75 ft Stories: 6† FAR: 6:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 6:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1
<b>RAS3</b>	Height: 45 ft Stories: n/a FAR: 3:1		Height: 50 ft Stories: n/a FAR: 3:1	Height: 30 ft Stories: n/a FAR: 3:1	n/a	Height: 75 ft Stories: 6† FAR: 6:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 6:1	Height: 75 ft Stories: 6† FAR: 10:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1	Height: 75 ft Stories: 6† FAR: 13:1
<b>RA*\$, RE40\$, RE20\$, RE15\$, RE11\$</b>	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a		Height Roof ≥25%, 30 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 18 ft (22 ft in Hillside Area) Roof <25%, 18 ft Stories: n/a	Height Roof ≥25%, 18 ft (22 ft in Hillside Area) Roof <25%, 18 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a	Height Roof ≥25%, 36 ft Roof <25%, 30 ft Stories: n/a



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**Table 2 – Height Districts (Height, Stories, FAR & RFAR)**

Zone	1†	1L‡	1VL‡	1XL‡	1SS	2	3	4	
	RFAR: See C.5 of each Zone in the LAMC; for Hillside Area, see Section 12.21 C.10 of the LAMC FAR (Coastal Zone, non-Hillside only)**: See Section 12.21.1 A of the LAMC								
<b>RE9'S, RS5, R1**S</b>	Height Roof ≥25%: 33 ft Roof <25%: 28 ft Stories: n/a R1 subject to Encroachment Plane; see p.15.		Height Roof ≥25%: 30 ft Roof <25%: 28 ft Stories: n/a R1 subject to Encroachment Plane; see p.15.	Height Roof ≥25%: 30 ft Roof <25%: 28 ft Stories: n/a R1 subject to Encroachment Plane; see p.15.	Height Roof ≥25%, 18 ft (22 ft in Hillside Area) Roof <25%, 18 ft Stories: n/a R1 subject to Encroachment Plane; see p.15.	Height Roof ≥25%: 33 ft Roof <25%: 28 ft Stories: n/a R1 subject to Encroachment Plane; see p.15.	RFAR: N/A FAR: 6:1	RFAR: N/A FAR: 10:1	RFAR: N/A FAR: 13:1
<b>R2</b>	RFAR: See C.5 of each Zone in the LAMC; for Hillside Area, see Section 12.21 C.10(b) of the LAMC. FAR (Coastal Zone, non-Hillside only)**: See Section 12.21.1 A of the LAMC								
	Height: 33 ft Stories: n/a FAR: 3:1		Height: 33 ft Stories: 3† FAR: 3:1	Height: 30 ft Stories: 2† FAR: 3:1	n/a	Height: 33 ft Stories: n/a FAR: 6:1	Height: 33 ft Stories: n/a FAR: 10:1	Height: 33 ft Stories: n/a FAR: 13:1	
<b>R4, R5</b>	Height: n/a Stories: n/a FAR: 3:1	Height: 75 ft Stories: 6† FAR: 3:1	Height: 45 ft Stories: 3† FAR: 3:1	Height: 30 ft Stories: 2† FAR: 3:1	n/a	Height: n/a Stories: n/a FAR: 6:1	Height: n/a Stories: n/a FAR: 10:1	Height: n/a Stories: n/a FAR: 13:1	
<b>RAS4</b>	Height: n/a Stories: n/a FAR: 3:1	Height: 75 ft Stories: 6† FAR: 3:1	Height: 50 ft Stories: 3† FAR: 3:1	Height: 30 ft Stories: 2† FAR: 3:1	n/a	Height: n/a Stories: n/a FAR: 6:1	Height: n/a Stories: n/a FAR: 10:1	Height: n/a Stories: n/a FAR: 13:1	
<b>C, M</b>	Height: 75 ft for CR, otherwise n/a Stories: 6 for CR, otherwise n/a FAR: 1.5:1	Height: 75 ft Stories: 6† FAR: 1.5:1	Height: 45 ft Stories: 3† FAR: 1.5:1	Height: 30 ft Stories: 2† FAR: 1.5:1	n/a	Height: 75 ft for CR, otherwise n/a Stories: 6 for CR, otherwise n/a FAR: 6:1	Height: 75 ft for CR, otherwise n/a Stories: 6 for CR, otherwise n/a FAR: 10:1	Height: 75 ft for CR, otherwise n/a Stories: 6 for CR, otherwise n/a FAR: 13:1	
<b>PB</b>	Height: n/a Stories: 2 FAR: n/a	Height: 75 ft Stories: 2 FAR: n/a	Height: 45 ft Stories: 2 FAR: n/a	Height: 30 ft Stories: 2 FAR: n/a	n/a	Height: n/a Stories: 6 FAR: n/a	Height: n/a Stories: 10 FAR: n/a	Height: n/a Stories: 13 FAR: n/a	
<b>PF</b>	Height: n/a Stories: n/a FAR: 3:1	Height: 75 ft Stories: 6† FAR: 3:1	Height: 45 ft Stories: 3† FAR: 3:1	Height: 30 ft Stories: 2† FAR: 3:1	n/a	Height: n/a Stories: n/a FAR: 6:1	Height: n/a Stories: n/a FAR: 10:1	Height: n/a Stories: n/a FAR: 13:1	



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**Table 2 – Height Districts (Height, Stories, FAR & RFAR)**

Zone	1†	1L‡	1VL‡	1XL‡	1SS	2	3	4
<b>FAR – Floor Area Ratio</b> – defined in Section 12.03 of the LAMC.								
<b>RFAR – Residential Floor Area Ratio</b> – defined in Section 12.03 of the LAMC. Used only for non-Coastal Zone properties in Height Districts 1, 1L, 1VL, 1XL, and 1SS.								
* Prevailing Height in accordance with the 3rd unnumbered paragraphs of Section 12.21.1 of the LAMC may apply.								
** Properties located in one of the R1 Variation Zones (R1V, R1F, R1R, R1H) are not part of any Height District. See tables on pp.11-14 for height regulations in R1 Variation Zones. These regulations are also in Section 12.08 C.5 (b)-(d) of the LAMC.								
***Coastal Zone properties outside of the Hillside Area are not subject to Residential Floor Area limits, but are subject to Floor Area limits.								
† Buildings used entirely for residential (and ground floor commercial in the RAS Zones) are only limited as to feet, not stories.								
‡ Floor Area in Height District 1 in other than C and M Zones is limited to 3:1 FAR.								
¶ Height limited to 36 ft or 45 ft in Hillside Areas in accordance with Section 12.21 A.17 of the LAMC.								
§ Height limited to 45 feet on lots in the Coastal Zone not located within the Hillside Area, as defined in Section 12.03 of the LAMC.								
<b>Transitional Height:</b> Portions of buildings in C or M Zones within certain distances of RW1 or more restrictive Zones shall not exceed the following height limits, in accordance with Section 12.21.1 A.10 of the LAMC.								
	<b>Distance (ft)</b>							
	0 – 49							
	50 – 99							
	100 – 199							
		<b>Height (ft)</b>						
		25						
		33						
		61						



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ANATOMY OF ZONING IN LOS ANGELES

[Q]C2-1-CDO

**SPECIAL ZONING CLASSIFICATIONS**

Site-specific or project-specific provisions that are established by ordinance as part of the Zone for a lot.

**ZONE CLASSIFICATIONS**

The zone classification dictates basic requirements and restrictions such as permitted and conditionally permitted uses, minimum lot area, yard and parking requirements.

**HEIGHT DISTRICT**

The height district designation determines the maximum Floor Area Ratio, Residential Floor Area Ratio, and sometimes number of stories and/or feet. Does not apply to R1 Variation Zones.

**SUPPLEMENTAL USE DISTRICT**

Supplemental use districts contain *additions/* regulations beyond those regulated by the base zone regulations, usually to protect or create certain neighborhood characteristics

**Special Zoning Classifications** (Section 12.32 of the LAMC. T and Q Classifications appear before the zone classification, while D limitations appear after the height district designation.)

(T), [T], T	Tentative Zone Classification	Tentative zone classification, pending certain required dedications, payments or improvements – see Council File
(Q), [Q], Q	Qualified Classification	Restricts uses allowed on property
D	Development Limitation	Restricts heights, floor area ratio, lot coverage, building setbacks

**Supplemental Use Districts**

Regulate uses which cannot adequately be provided for in the Zoning Code (Section 13.00 of the LAMC)

O	Oil Drilling District	MU	Mixed Use District
S	Animal Slaughtering	FH	Fence Height District
G	Surface Mining District	SN	Sign District
RPD	Residential Planned Development District	RFA	Residential Floor Area District
K	Equinekeeping District	NSO	Neighborhood Stabilization Overlay District
CA	Commercial and Aircraft District	CPIO	Community Plan Implementation Overlay District
POD	Pedestrian Oriented District	HS	Hillside Standards Overlay District
CDO	Community Design Overlay District	MPR	Modified Parking Requirement District

**Other Zoning Designations**

ADP	Alameda District Specific Plan	LASED	LA Sports & Entertainment Specific Plan
CCS	Century City South Studio Zone	OX	Oxford Triangle Specific Plan
CSA	Centers Study Area	PKM	Park Mile Specific Plan
CW	Central City West Specific Plan	PV	Playa Vista Specific Plan
GM	Glencoe/Maxella Specific Plan	WC	Warner Center Specific Plan
HPOZ	Historic Preservation Overlay Zone		



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**GENERAL NOTE:**

This summary is only a guide. Definitive information should be obtained from Chapter 1 of the Los Angeles Municipal Code (LAMC) itself and from consultation with the Department of Building and Safety.

**UPDATES:**

*April 2013 Update:* Updated to reflect changes made to the Single-Family Zones under the Baseline Mansions Ordinance (Ord. No. 179,883) and Baseline Hillside Ordinance (Ord. No. 181,624), bicycle parking requirements under Bicycle Parking Ordinance (Ord. No. 182,386), the list of Supplemental Use Districts, and add the "ANATOMY OF ZONING IN LOS ANGELES" diagram.

*May 2019 Update:* Updated to reflect further changes to the Single-Family Zone Regulations and addition of R1 Variation Zones (Ord. No. 184,802), and the Permanent Supportive Housing Ordinance (Ord. No. 185,492).

*June 2019 Correction:* Corrected height restrictions for C and M properties in Height Districts 1VL and 1XL.

*March 2020 Correction:* Corrected FAR/RFAR restrictions for R1, RA, RE and RS properties in Height Districts 2, 3 and 4.



**SEC. 12.04.05. "OS" OPEN SPACE ZONE.**

**(Added by Ord. No. 166,168, Eff. 10/3/90.)**

The following regulations shall apply in the "OS" Open Space Zone:

**A. Purpose.** It is the purpose of the "OS" Open Space Zone to provide regulations for publicly owned land in order to implement the City's adopted General Plan, including the recreation, parks and open space designations in the City's adopted district and community plans, and other relevant elements, including the Open Space, Conservation and Public Recreation Elements. Implementation of the General Plan will serve to protect and preserve natural resources and natural features of the environment; to provide outdoor recreation opportunities and advance the public health and welfare; to enhance environmental quality; to encourage the management of public lands in a manner which protects environmental characteristics; and to encourage the maintenance of open space uses on all publicly owned park and recreation land, and open space public land which is essentially unimproved.

**B. Use.** The following regulations shall apply to publicly owned land classified in the "OS" Open Space Zone: no building, structure or land shall be used and no building or structure shall be erected, moved onto the site, structurally altered, enlarged or maintained, except for the following uses:

1. The following uses and activities when conducted in accordance with the limitations hereafter specified.

**(a) Types of Uses.**

(i) Parks and recreation facilities, including: bicycle trails, equestrian trails, walking trails, nature trails, park land/lawn areas, childrens' play areas, child care facilities, picnic facilities, and athletic fields (not to exceed 200 seats in park) used for park and recreation purposes. **(Amended by Ord. No. 176,545, Eff. 5/2/05.)**

(ii) Natural resource preserves for the managed production of resources, including, but not limited to, forest lands, waterways and watersheds used for commercial fisheries; agricultural lands used for food and plant production; areas containing major mineral deposits ("G" Surface Mining Districts) and other similar uses.

(iii) Marine and ecological preserves, sanctuaries and habitat protection sites.

(iv) Sanitary landfill sites which have received certificates of closure in compliance with federal and state regulations.

(v) Public water supply reservoirs (uncovered) and accessory uses which are incidental to the operation and continued maintenance of such reservoirs.

(vi) Water conservation areas, including percolation basins and flood plain areas.

**(b) Limitations: (Amended by Ord. No. 169,013, Eff. 9/28/93.)**

(1) **(Amended by Ord. No. 173,492, Eff. 10/10/00.)** The use may not be located on land which includes a lake, river, or stream or which is designated by the City as an historic or cultural landmark, unless approved as a conditional use pursuant to Section 12.24 U.19.

(2) **(Amended by Ord. No. 173,492, Eff. 10/10/00.)** Any change of use from a conditional use or deemed to be approved conditional use described in Section 12.24 U.19. of this Code to any of the above uses shall require conditional use approval pursuant to Section 12.24.

2. **(Amended by Ord. No. 174,132, Eff. 9/3/01.)** Conditional uses as allowed pursuant to Section 12.24 U.19. and Section 12.24 W.49. of this Code when the location is approved pursuant to the provisions of the applicable section.

HOLLY L. WOLCOTT  
CITY CLERK

SHANNON D. HOPPE  
EXECUTIVE OFFICER

City of Los Angeles  
CALIFORNIA



ERIC GARCETTI  
MAYOR

OFFICE OF THE  
CITY CLERK

**Council and Public Services Division**

200 N. SPRING STREET, ROOM 395  
LOS ANGELES, CA 90012  
GENERAL INFORMATION - (213) 978-1133  
FAX: (213) 978-1040

PATRICE Y. LATTIMORE  
DIVISION MANAGER

[CLERK.LACITY.ORG](http://CLERK.LACITY.ORG)

When making inquiries relative to  
this matter, please refer to the  
Council File No.: [14-1191-S1](#)

## OFFICIAL ACTION OF THE LOS ANGELES CITY COUNCIL

April 10, 2019

**Council File No.:** [14-1191-S1](#)

**Council Meeting Date:** April 09, 2019

**Agenda Item No.:** 25

**Agenda Description:** HEALTH, EDUCATION, NEIGHBORHOODS, PARKS, ARTS, AND RIVER COMMITTEE REPORT relative to the properties at 3210 and 3248 West Riverside Drive, Los Feliz, for development as a senior center, community center, and other uses to serve the Griffith Park Adult Community Club, surrounding community, and regional park users.

**Council Action:** HEALTH, EDUCATION, NEIGHBORHOODS, PARKS, ARTS, AND RIVER COMMITTEE REPORT - ADOPTED

**Council Vote:**

YES	BOB BLUMENFIELD
ABSENT	MIKE BONIN
YES	JOE BUSCAINO
ABSENT	GILBERT A. CEDILLO
ABSENT	MARQUEECE HARRIS-DAWSON
YES	JOSE HUIZAR
YES	PAUL KORETZ
ABSENT	PAUL KREKORIAN
YES	NURY MARTINEZ
YES	MITCH O'FARRELL
ABSENT	CURREN D. PRICE
YES	MONICA RODRIGUEZ
YES	DAVID RYU
YES	GREIG SMITH
YES	HERB WESSON

HOLLY L. WOLCOTT  
CITY CLERK

Adopted Report(s)

**Title**

Report from Health, Education, Neighborhoods, Parks, Arts, and River Committee

**Date**

03/27/2019

## APPENDIX 2

### Typical Facilities at LA Parks

#### Griffith Park

Children's Play Area  
Picnic Tables  
Restroom(s)  
Soccer Field (Lighted)  
Tennis Courts (Lighted)  
Tennis Courts (Unlighted)  
Bike Path  
Hiking Trail  
Horseback Riding Trails  
Merry-Go-Round  
Park Center  
Barbecue Pits  
Children's Play Area  
Picnic Tables  
Restroom(s)  
Tennis Courts (Lighted)  
Bridle Trail  
Hiking Trail

#### North Atwater Park

Baseball Diamond  
(Unlighted)  
Basketball Courts (Unlighted / Outdoor)  
Children's Play Area  
Restroom(s)  
Volleyball Courts (Unlighted)  
Benches

#### Echo Park Recreation Center

Barbecue Pits  
Baseball Diamond (Lighted)  
Basketball Courts (Lighted / Indoor)  
Basketball Courts (Lighted / Outdoor)  
Children's Play Area  
Community Room  
Soccer Field (Lighted)  
Tennis Courts (Lighted)  
Stage

Picnic Tables  
Indoor Gym (without Weights)  
Seasonal Pool (Outdoor / Unheated)

#### Silver Lake Recreation Center

Children's Play Area  
Community Room  
Indoor Gym (without Weights)  
Picnic Tables  
Multipurpose Sports Field

#### Elysian Valley Recreation Center

Auditorium  
Baseball Diamond (Lighted)  
Basketball Courts (Lighted / Indoor)  
Children's Play Area  
Handball Courts (Unlighted)  
Soccer Field (Lighted)  
Kitchen  
Stage

#### Bellewiv Recreation Center

Auditorium  
Barbecue Pits  
Baseball Diamond  
Basketball Courts (Lighted / Outdoor)  
Children's Play Area  
Community Room  
Indoor Gym (without Weights)  
Picnic Tables  
Jogging Path  
Kitchen  
Multipurpose Sports Field  
Stage

#### Crestwood Hills Recreation Center

Basketball Courts (Lighted / Outdoor)  
Children's Play Area  
Community Room  
Picnic Tables

#### Harbor City Recreation Center

Baseball Diamond (Lighted)  
Basketball Courts (Lighted / Indoor)  
Basketball Courts (Lighted / Outdoor)  
Children's Play Area  
Community Room  
Picnic Tables  
Soccer Field (Unlighted)  
Kitchen  
Stage

#### Lincoln Park Rec Center/Senior Citizen Center

Auditorium  
Baseball Diamond (Lighted)  
Basketball Courts (Lighted / Indoor)  
Children's Play Area  
Picnic Tables  
Soccer Field (Unlighted)  
Tennis Courts (Unlighted)  
Kitchen  
Multipurpose Sports Field  
Outdoor Fitness Equipment  
Preschool  
Stage  
Basketball Courts (Lighted / Outdoor)  
Indoor Gym

## APPENDIX 3

[CAL FIRE Home](#)

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## What are Fire Hazard Severity Zones?

The State Fire Marshal is mandated to classify lands within State Responsibility Areas into Fire Hazard Severity Zones (FHSZ).

Fire Hazard Severity Zones fall into the following classifications:

- Moderate
- High
- Very High

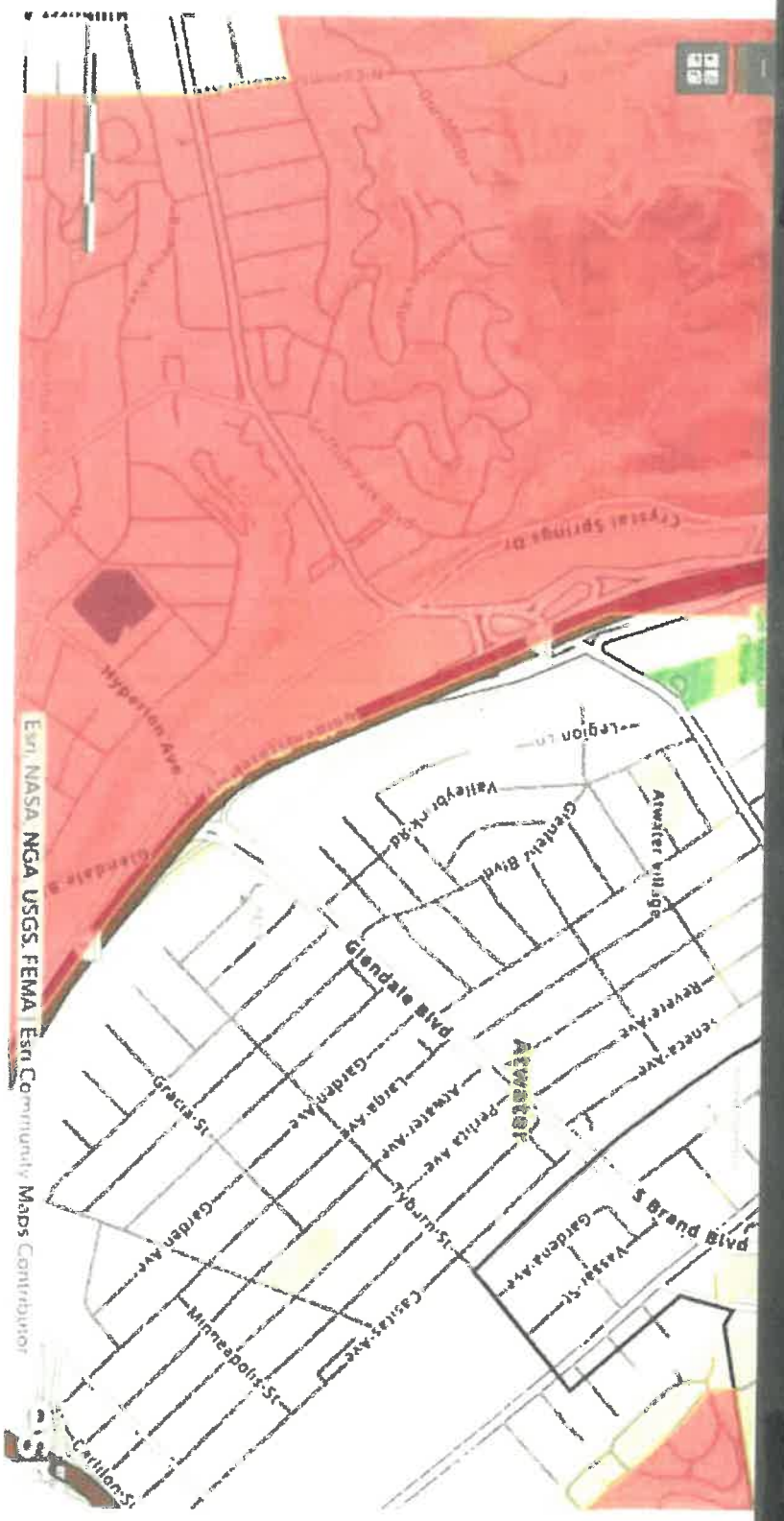
The California laws that require Fire Hazard Severity Zones include California Public Resource code 4201-4204, California Code of Regulations Title 14, Section 1280 and California Government Code 51175-89.

# FIRE ZONE MAP



← PROPERTY SALES IN THE VHFHSZ (A838)





← PROPERTY SALES IN THE **VHFHSZ** (AB38)

# APPENDIX 4

## **Captain Albarran, Head of Fire Station 56**

The other day I spoke to Captain Albarran at Fire Station 56 on Rowena at Glendale Blvd., just a few streets behind A Bridge Home. He runs the station.

I explained my interest in getting records of fires at and around the housing along Riverside. Captain Albarran asked me which one, and then he educated me about the other living facility a little further South and on the other side of Riverside Dr., showing me on the large map in their hallway.

I clarified it was about A Bridge Home at 3210 Riverside Dr. I explained I had been told by neighbors that there were supposedly repeated calls to his Station to regularly put out fires at A Bridge Home. He answered there had only been one. When I expressed surprise and confusion, that maybe my information was unreliable, etc., Captain Albarran elaborated that there were in fact many fires his Station has had to extinguish, but these were next door and nearby 3210 Riverside, from all the encampments that were set up around A Bridge Home, and also the LA Shares building which was set fire 3 times, the first was the major building fire, and then two other smaller fires further burning down the building. I expressed surprise about it setting fire multiple times. He explained that's the nature of these things. And then clarified it didn't used to be this way, but nowadays it is.

## **Chief Losorelli, Head of the Griffith Park Rangers**

Stated most calls for help with crime in South Griffith Park goes to LAPD

But his department also gets some calls from local residents for help with a variety of issues at and around A Bridge Home, including:

- Fights
- Fires set
- Vandalism (Recently someone standing in the middle of Riverside banging on cars, upset over removal from ABH)

# APPENDIX 5

Start Date: 07/01/2017

End Date: 04/12/2023

[Incident](#)

Start Time: 12 00 AM

End Time: 11 59 PM

[Unit Status](#)

Address: 3210 RIVERSIDE

Bur Bat FS

[Unit History](#)

Incident: Number Type \* Ph: ###-###-#### Active: Major:

[Unit HSP](#)

Comment:

Search Resel

[Transport](#)

Total: 253 Incidents between 07/01/2017 and 04/12/2023

Last updated: 04/12/2023 11:18 AM

▼ Inc ▲	▼ Type ▲	▼ Address ▲	▼ Zone ▲	▼ RFS ▲	▼ Time/Date ▲	▼ R ▲
1331		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1750 04/10/2023	00:00
1365		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1927 04/09/2023	08:19
1045		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1546 04/09/2023	02:42
1403		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1915 04/08/2023	03:01
1571		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2107 03/29/2023	04:26
0503		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0956 03/24/2023	05:14
0664		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1147 03/23/2023	03:20
1073		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1513 03/22/2023	07:36
0507		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0924 03/22/2023	04:46
0752		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1148 03/19/2023	03:23
0829		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1239 03/17/2023	05:57
1669		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2212 03/14/2023	04:19
0690		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1115 03/07/2023	07:59
0498		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0946 03/04/2023	04:48
0220		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0348 03/04/2023	06:05
1795	AA	AUTOMATIC ALARM	MET	56	2338 02/28/2023	05:37
1217		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1628 02/23/2023	05:34
1071		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1520 02/17/2023	09:01
0989		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1339 02/16/2023	03:41
0221		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0440 02/15/2023	05:03
1007		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1445 02/14/2023	05:13
1710	AA	AUTOMATIC ALARM	MET	56	2052 02/09/2023	07:20
1288		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1631 02/09/2023	03:46
1768		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2232 01/25/2023	04:31
0775		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1152 01/24/2023	08:37
1175	AA	AUTOMATIC ALARM	MET	56	1605 01/19/2023	09:18
1269		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1739 01/18/2023	10:17
0883		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1302 01/17/2023	19:49
1120	FO	FIRE REPORTED OUT	MET	56	1506 01/16/2023	05:32
1742		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2213 01/13/2023	03:23
0886	ENG	ENGINE RESPONSE	MET	56	1041 01/10/2023	06:24
0222		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0245 01/10/2023	10:43
0112	AA	AUTOMATIC ALARM	MET	56	0106 01/10/2023	08:57
1273		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1734 01/09/2023	05:37
0687		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1235 01/07/2023	13:50
1449		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2041 12/29/2022	03:53
1280		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1823 12/29/2022	05:38
0653		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1103 12/15/2022	06:27
1123		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1513 12/08/2022	07:59
1545		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1912 12/07/2022	03:26
1389		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1733 12/02/2022	06:00
0000		3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1229 11/20/2022	10:07

0538			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0922 11/10/2022	13:05
1574			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1706 11/08/2022	04:04
1757			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2230 11/05/2022	04:03
1527			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1900 11/03/2022	07:36
1110			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1749 10/16/2022	09:16
1074			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1639 10/15/2022	04:14
0661			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1048 10/03/2022	04:22
1701			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2105 09/30/2022	04:53
0995			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1503 09/26/2022	07:34
1625			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1954 09/23/2022	11:35
0060			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0111 09/21/2022	06:54
0152			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0224 09/17/2022	04:50
1825			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2123 09/07/2022	04:10
0748	BELLS	BELLS RINGING	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1116 09/01/2022	00:00
0730	AA	AUTOMATIC ALARM	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1106 08/01/2022	07:53
1001			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1432 08/18/2022	03:21
1048			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1442 08/17/2022	00:00
1195			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1546 07/21/2022	04:45
0720			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1132 07/16/2022	04:15
1028			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1456 07/14/2022	09:12
0731			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1150 07/13/2022	05:26
1018			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0014 07/12/2022	05:02
1570			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2007 07/11/2022	05:28
1475			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1959 07/10/2022	03:46
0471			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0830 07/10/2022	06:43
0651			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1051 07/04/2022	04:22
0368			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0737 06/25/2022	06:01
1217			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1646 06/24/2022	08:51
0950			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1416 06/24/2022	06:46
0921			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1449 06/19/2022	04:55
0043			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0038 06/17/2022	04:39
0971			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1551 05/30/2022	07:54
1661			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2232 05/26/2022	13:27
0283			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0659 05/26/2022	04:36
0949			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1425 05/18/2022	05:57
0471			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0827 05/15/2022	04:18
0416			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0812 05/12/2022	04:20
0573			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1024 05/11/2022	07:25
1717	GRASS	GRASS FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2246 05/10/2022	10:40
1624			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2127 05/10/2022	06:18
1525			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2152 05/08/2022	05:35
1317			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1935 05/08/2022	06:36
0347			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0719 05/06/2022	00:00
0435			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0857 05/02/2022	03:38
0791			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1303 04/30/2022	04:29
0941			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1441 04/20/2022	04:20
1244			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1747 04/09/2022	04:18
0026			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0024 03/31/2022	09:01
1125			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1523 03/30/2022	04:43
0890			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1308 03/28/2022	04:49
1012			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1452 03/25/2022	03:32
1645			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2228 03/20/2022	05:33
0348			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0812 03/17/2022	05:10

1568			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2014 03/14/2022	05:11
0142			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0307 03/14/2022	05:15
0152			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0349 03/10/2022	10:09
0680			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1107 03/07/2022	04:36
1544			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2223 03/05/2022	09:48
1435			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1841 03/01/2022	06:49
0885			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1400 02/25/2022	04:30
0704			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1147 02/25/2022	00:00
0709			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1305 02/21/2022	12:53
0748			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1216 02/20/2022	07:15
0586			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1106 02/18/2022	08:05
1391			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1852 02/06/2022	06:38
1447			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1915 02/02/2022	03:57
0375			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0755 01/26/2022	18:26
0246			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0603 01/18/2022	00:00
0281			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0530 01/17/2022	05:15
0857			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1236 01/14/2022	04:59
0771			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1212 01/11/2022	13:26
1272			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1637 01/10/2022	10:33
0758			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1127 01/08/2022	04:57
0371			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0739 01/07/2022	04:18
0631			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1051 12/31/2021	04:04
0131			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0224 12/31/2021	11:28
1775			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1900 12/30/2021	03:23
1735			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2317 12/28/2021	00:00
0053			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0053 12/23/2021	04:11
1042			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1505 12/21/2021	03:52
0903			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1345 12/20/2021	00:00
0441			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0859 12/20/2021	06:04
1307	RF	RUBBISH FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1858 12/19/2021	03:32
0426			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0809 12/19/2021	07:40
0444	RF	RUBBISH FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0912 12/10/2021	05:30
1512			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2043 12/08/2021	04:22
0384			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0809 12/07/2021	03:46
1316			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1735 12/06/2021	03:27
1071			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1648 12/04/2021	05:22
1747			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2337 12/02/2021	06:08
1649			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2244 11/30/2021	04:11
0866			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1329 11/17/2021	03:29
1028			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1535 11/16/2021	03:24
1105	FO	FIRE REPORTED OUT	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1455 11/11/2021	07:12
0582			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1037 11/10/2021	03:29
0165			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0354 11/08/2021	04:13
0983			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1505 11/08/2021	06:37
0854			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1354 11/08/2021	02:22
1099			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1527 10/26/2021	03:26
1821			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2357 10/25/2021	14:42
0393	RF	RUBBISH FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0733 10/24/2021	01:40
1239			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1717 10/16/2021	04:29
0715			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1143 10/12/2021	04:24
1747	AA	AUTOMATIC ALARM	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2339 09/29/2021	04:51
1698			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2248 09/17/2021	03:28
0290	SF	STRUCTURE FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0702 09/16/2021	05:01



0208			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	58	0340 09/04/2021	09:32
1155	AA	AUTOMATIC ALARM	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	58	2030 09/02/2021	00:00
1155			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1541 09/02/2021	03:51
0590			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1041 09/01/2021	06:03
1271			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1735 08/31/2021	03:27
0858			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1446 08/21/2021	08:16
1459			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1940 08/20/2021	03:28
1694			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2138 08/02/2021	04:15
1625			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2308 07/29/2021	05:30
1041			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	58	1612 07/17/2021	04:01
0768			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1252 07/17/2021	16:54
0044			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0041 07/17/2021	08:04
1028			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1419 07/15/2021	03:48
1660			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2315 07/13/2021	12:02
0301			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0636 07/12/2021	04:26
1446			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1912 07/08/2021	03:17
1181			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1908 06/22/2021	09:11
0802			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1451 06/22/2021	09:38
1702	RF	RUBBISH FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2232 06/15/2021	04:57
0125			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0208 05/30/2021	11:04
0449			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0939 05/27/2021	00:00
1158			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1745 05/11/2021	03:12
1040			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1630 05/11/2021	13:45
1126			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1822 05/09/2021	03:49
0497			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1017 05/04/2021	00:00
0478			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1007 05/04/2021	00:00
0235			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0624 04/29/2021	05:07
1066			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1544 04/18/2021	07:52
1365			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1938 04/15/2021	07:21
1541			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2315 04/03/2021	04:09
0782			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1342 03/25/2021	10:00
0876			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1513 03/21/2021	03:10
1294			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2147 03/13/2021	07:24
0167			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	58	0427 03/13/2021	04:27
0543			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1050 03/11/2021	00:00
0594			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1059 03/10/2021	03:16
0045			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0111 03/10/2021	08:48
0272			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0735 03/09/2021	09:51
0982			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1538 03/06/2021	10:04
0259			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0638 03/02/2021	10:09
0694			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1228 03/01/2021	08:57
1338			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1953 02/26/2021	03:56
0017			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0024 02/26/2021	09:49
1004			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1520 02/24/2021	08:34
0841			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1537 02/16/2021	03:48
1365			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2114 02/13/2021	04:05
1295			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1958 02/10/2021	05:47
1195			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1829 02/08/2021	02:38
1191			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1908 02/06/2021	03:41
1278			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1905 02/03/2021	04:11
0042			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0043 02/03/2021	04:29
1163			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1748 01/22/2021	03:13
0460			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0917 01/16/2021	22:01

<u>1073</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1549 12/18/2020	05:12
<u>0389</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0754 12/14/2020	04:52
<u>0951</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1522 12/05/2020	08:09
<u>0239</u>	RF	RUBBISH FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0612 11/28/2020	04:40
<u>1021</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1643 11/27/2020	08:30
<u>1248</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1947 11/21/2020	02:36
<u>0948</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1518 11/18/2020	02:27
<u>1319</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2129 11/18/2020	03:47
<u>0623</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1106 11/09/2020	04:01
<u>0428</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0953 11/05/2020	03:08
<u>1399</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2144 11/04/2020	03:50
<u>0557</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1144 10/22/2020	08:43
<u>0517</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1056 10/18/2020	00:00
<u>1393</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2150 10/17/2020	04:13
<u>1116</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2349 10/11/2020	08:27
<u>0316</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0749 10/11/2020	03:40
<u>1181</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1821 10/09/2020	03:42
<u>0129</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0257 10/09/2020	02:05
<u>0584</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1057 10/07/2020	07:15
<u>1221</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1827 10/03/2020	04:26
<u>1539</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2355 09/28/2020	07:28
<u>0614</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1119 09/28/2020	07:57
<u>0976</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1636 09/26/2020	03:49
<u>0296</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0808 09/25/2020	04:39
<u>0203</u>	BELLS	BELLS RINGING	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0527 09/25/2020	03:47
<u>0118</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0308 09/25/2020	04:33
<u>1253</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1919 09/23/2020	02:59
<u>0261</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0623 09/18/2020	04:09
<u>1246</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1928 09/11/2020	03:39
<u>1431</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	2207 09/10/2020	05:10
<u>1325</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1619 09/06/2020	05:19
<u>0131</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0211 09/06/2020	07:32
<u>0130</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0211 09/06/2020	12:58
<u>0828</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1352 08/27/2020	02:37
<u>0284</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0622 08/22/2020	08:34
<u>0610</u>	TREE	TREE FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1120 08/21/2020	00:00
<u>0609</u>	TREE	TREE FIRE	3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1119 08/21/2020	04:40
<u>0379</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0828 08/21/2020	04:25
<u>0326</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0749 08/18/2020	43:10
<u>0589</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1113 08/17/2020	00:00
<u>0087</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0159 08/14/2020	04:29
<u>0374</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0830 08/12/2020	03:40
<u>0620</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1226 08/10/2020	00:00
<u>1067</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1716 08/05/2020	06:49
<u>0664</u>			3210 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1212 08/10/2017	08:00

Start Date: 07/01/2017

End Date: 04/12/2023

Start Time: 12  00  AM

End Time: 11  59  PM

Address: 3224 RIVERSIDE

Bur  Bat  FS

Incident: Number Type  Ph: ### ### ### Active:  Major:

Comment:

[Incident](#)

[Unit Status](#)

[Unit History](#)

[Unit HSP](#)

[Transport](#)

Total: 3 Incidents  
between 07/01/2017 and 04/12/2023

Last updated: 04/12/2023 11:19 AM.

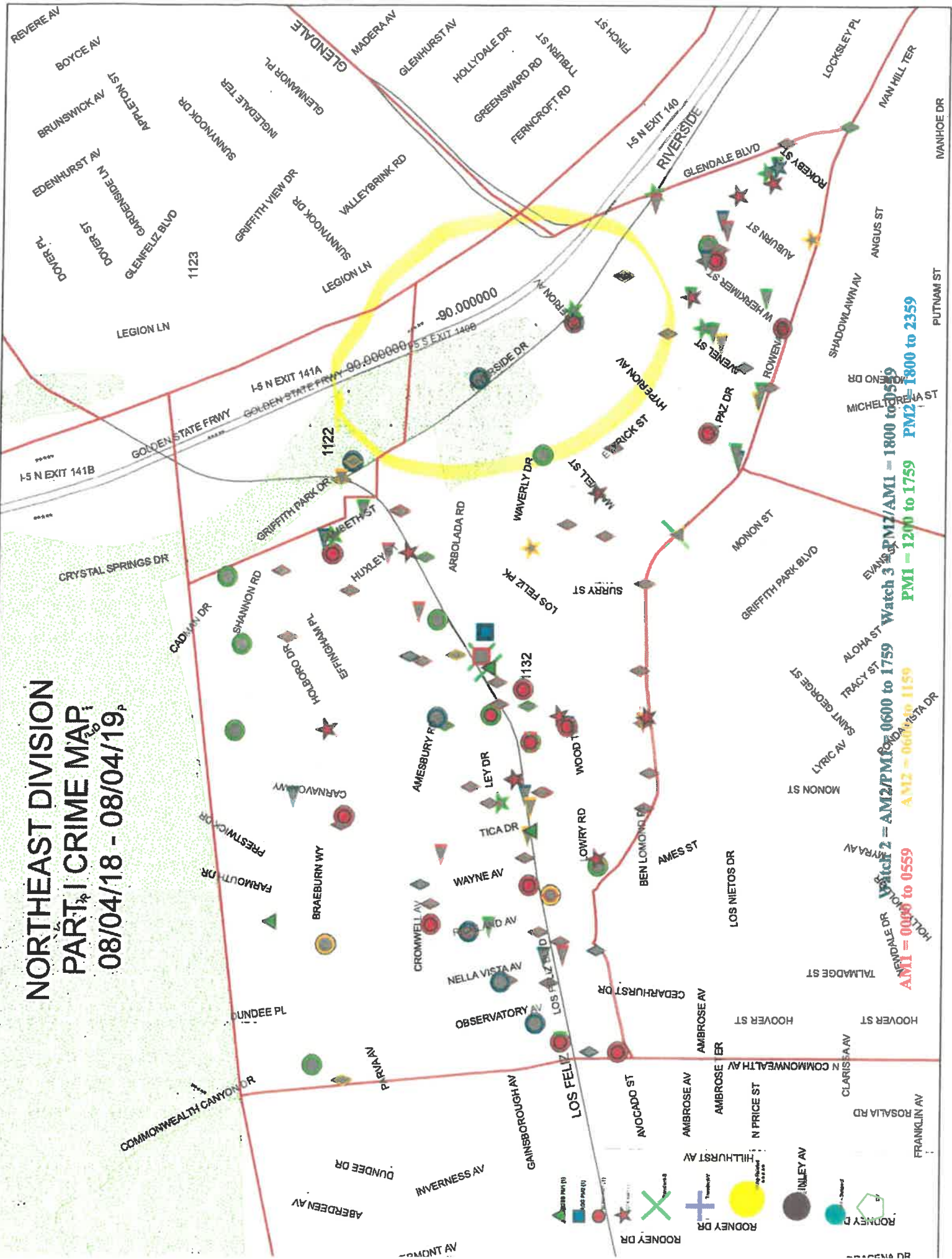
▼ Inc ▲	▼ Type ▲	▼ Address ▲	▼ Zone ▲	▼ RFS ▲	▼ Time/Date ▲	▼ R ▲
<a href="#">0390</a>	RF RUBBISH FIRE	3224 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0730 10/24/2021	03:22
<a href="#">0022</a>	RF RUBBISH FIRE	3224 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	0010 10/11/2021	04:31
<a href="#">1287</a>	SF STRUCTURE FIRE	3224 W RIVERSIDE DR X W LOS FELIZ BL	MET	56	1838 08/20/2020	03:23





# APPENDIX 6

# NORTHEAST DIVISION PART I CRIME MAP 08/04/18 - 08/04/19



Watch 1 = AM1 - 0000 to 0559  
 Watch 2 = AM2/PM1 - 0600 to 1759  
 Watch 3 = PM2/AM1 - 1800 to 0559  
 AM1 - 0000 to 0559  
 AM2 - 0600 to 1159  
 PM1 - 1200 to 1759  
 PM2 - 1800 to 2359





# APPENDIX 7



**CITY OF LOS ANGELES PARK RANGERS**  
**4730 CRYSTAL SPRINGS DR**  
 LOS ANGELES, CA 90027  
 323-644-6661

Print Date **04/10/2023**  
 Record Count **124**

**Query Summary**

Module **Calls For Service / Field Event Query Result**

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
2304050016		DISTURB	04/05/2023	16:11:35	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA
2303310018		PATROL	03/31/2023	18:23:00	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2303240022		DISTURB	03/24/2023	20:16:32	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2303230017		HAZARD	03/23/2023	17:49:31	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2303190003	1883	SUICID	03/19/2023	11:56:34	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAPDHD
2303150007		HAZARD	03/15/2023	13:42:46	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	UTL
2302060003		ILGFCAMP	02/06/2023	11:15:30	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2302060004		BURN CHK	02/06/2023	11:48:13	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2301190003		ILGFCAMP	01/19/2023	10:58:05	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2301050005		ILGFCAMP	01/05/2023	15:19:02	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	POSTED
2212280003		PATROL	12/28/2022	12:33:39	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	NOVIOL
2212270003	1486	ILGFCAMP	12/27/2022	10:44:23	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2212230013		LOCKIN	12/23/2022	18:08:04	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	SO HD
2212030002		TRESPASS	12/03/2022	12:38:52	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	ARREST
2211080005		FIRE	11/08/2022	13:40:55	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2211030008		ILGFCAMP	11/03/2022	10:41:05	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	ARREST
2211020007		SMOKE	11/02/2022	13:36:28	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	UTL
2210250013		WELCHK	10/25/2022	14:21:01	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	NOVIOL
2210040017		TC/INJ	10/04/2022	14:31:28	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAFDTR
2209290015		ILGFCAMP	09/29/2022	14:11:17	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RFC
2209220008		DISTURB	09/22/2022	14:46:10	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	UTL
2209220010		ILGFCAMP	09/22/2022	15:02:12	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2209220012		PATRON	09/22/2022	15:18:20	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REPORT
2209060004		SUSPVEH	09/06/2022	12:57:40	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2209060016		PARKING	09/06/2022	18:51:30	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2209050016		TRESPASS	09/05/2022	17:55:11	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2209020005		DISTURB	09/02/2022	12:24:11	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA
2208260003		DISTURB	08/26/2022	08:56:08	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dsp
2208150013		PATRON	03/15/2022	15:31:45	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2208080021		ILLCAMP	03/08/2022	16:32:21	FRIENDSHIP AUDITORIUM	LOS ANGELES		RANGHD
2208030001		ILLCAMP	08/03/2022	07:08:34	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2207060003		ILLCAMP	07/06/2022	10:58:12	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2206090018	2206090018	SUSPVEH	06/09/2022	18:42:06	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2206080005		SMOKE	06/08/2022	10:39:04	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2206030007		ILLCAMP	06/03/2022	19:03:36	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2206030001		PARKING	06/03/2022	07:07:59	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2205260013		MEDICA	05/26/2022	15:12:02	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAFDTR
2204260007		LOITERNG	04/26/2022	13:56:16	FRIENDSHIP AUDITORIUM	LOS ANGELES		RANGHD
2204070008		PARKING	04/07/2022	15:10:07	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2203300005		TRESPASS	03/30/2022	10:44:18	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2203160002		SUSPVEH	03/16/2022	12:37:12	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2201300005		WATERLK	01/30/2022	11:44:09	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	SRCOMP
2201150002		ILLCAMP	01/15/2022	09:15:24	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2201140002		ILLCAMP	01/14/2022	11:33:00	FRIENDSHIP AUDITORIUM	LOS ANGELES		SRCOMP
2201140009		ILLCAMP	01/14/2022	19:03:57	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2201040008		ILLCAMP	01/04/2022	18:30:18	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	POSTED
2112300006		PARKING	12/30/2021	12:47:31	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2112170001		ILLCAMP	12/17/2021	10:53:55	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2112090010		ILLCAMP	12/09/2021	15:38:23	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	SRCOMP
2111220004		ILLCAMP	11/22/2021	10:56:27	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2111220005		SUSPVEH	11/22/2021	11:05:51	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	PARKIN
2111210003		FILM	11/21/2021	08:02:20	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	NOVIOL
2108310021		SUSPPERS	08/31/2021	17:40:41	FRIENDSHIP AUDITORIUM	LOS ANGELES		RANGHD
2108240003		SUSPPERS	08/24/2021	08:23:59	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA
2108140002		TRESPASS	08/14/2021	09:12:08	FRIENDSHIP AUDITORIUM	LOS ANGELES		NOVIOL
2108080007		ILLCAMP	08/08/2021	11:03:42	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	POSTED
2108080029		FIRE-VEH	08/08/2021	15:40:40	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2108060006		DISTURB	08/06/2021	12:10:11	FRIENDSHIP AUDITORIUM	LOS ANGELES		GOA
2108030003		DISTURB	08/03/2021	12:17:41	FRIENDSHIP AUDITORIUM	LOS ANGELES		CNR
2108030011		PARKING	08/03/2021	14:58:14	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
208010016		WEATHER	08/11/2021	14:24:41	FRIENDSHIP AUDITORIUM	LOS ANGELES	LOS ANGELES	RANGHD
207310015		VHOFRD	07/11/2021	16:01:55	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2107220004		SUSPPERS	07/22/2021	09:27:34	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2107040026		LOCKIN	07/04/2021	18:03:07	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2106050007		ILGVCAMP	06/05/2021	11:26:47	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	ARREST
2106050005		TRESPASS	06/05/2021	10:12:14	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2106020011		ILGVCAMP	06/02/2021	12:31:02	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	NOVIOL
2105260005		FIRE	05/26/2021	11:50:58	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAFDHD
2104210027		INDEXPO	04/21/2021	19:33:21	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2103050006		DISTURB	03/05/2021	15:42:38	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2102120015		ILGVCAMP	02/12/2021	18:16:53	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2102060023		ILGVCAMP	02/06/2021	18:28:03	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2101300035		SUSPVEH	01/30/2021	18:47:30	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2101140005		ILGVCAMP	01/14/2021	10:48:22	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2101020004		ILGVCAMP	01/02/2021	10:01:40	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2101020025		ILGVCAMP	01/02/2021	19:02:53	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2012280001		ILGVCAMP	12/28/2020	07:54:19	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA
2012240004		ILGVCAMP	12/24/2020	08:42:54	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2012120006		ILGVCAMP	12/12/2020	14:00:13	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2012090010		SUSPPERS	12/09/2020	15:51:03	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	NOVIOL
2012020011		ILGVCAMP	12/02/2020	13:11:01	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2011230002		SMKERS	11/23/2020	09:54:57	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2011210002		LEASHLAW	11/21/2020	10:49:23	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
2011200014		TRESPASS	11/20/2020	14:55:29	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2011010022		TC/INJ	11/01/2020	18:21:42	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAPDHD
2010290013		ASSAULT	10/29/2020	17:19:14	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAFDTR
2010140014		TRESPASS	10/14/2020	17:22:23	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2010070022		TRESPASS	10/07/2020	17:33:19	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
2010070025		TRESPASS	10/07/2020	17:56:03	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	ACE
2010070005		MEDICA	10/07/2020	11:03:12	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
2009240003		DISTURB	09/24/2020	10:44:06	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAFDTR
2009120007		SMKERS	09/12/2020	13:00:12	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
200910007		NARCO	09/11/2020	14:17:59	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA
200910013		PATRON	09/10/2020	15:46:29	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200909015		TRESPASS	09/09/2020	17:39:48	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
200909005		BATTERY	09/09/2020	13:24:57	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200829009		NARCO	08/29/2020	12:27:12	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
200827002		ILG CAMP	08/27/2020	10:28:47	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	REMOVE
200821008		MEDICA	08/21/2020	13:18:19	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	LAFDTR
200815022		SUSPVEH	08/15/2020	14:06:38	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	NOVIOL
200802011		DISTURB	08/02/2020	14:31:11	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	UTL
200524013		NARCO	05/24/2020	16:50:51	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	GOA
200512007		DISTURB	05/12/2020	12:10:39	FRIENDSHIP AUD	LOS ANGELES		REMOVE
200512011		ILG CAMP	05/12/2020	13:10:22	FRIENDSHIP	LOS ANGELES		RANGHD
200504003		ILG CAMP	05/04/2020	10:27:12	FRIENDSHIP AUD	LOS ANGELES		REMOVE
200503003		ILG CAMP	05/03/2020	11:59:27	FRIENDSHIP AUD	LOS ANGELES		RANGHD
200430010		TRESPASS	04/30/2020	13:46:26	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
200417004		ILG CAMP	04/17/2020	14:02:51	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	POSTED
200412004		ILG CAMP	04/12/2020	08:40:07	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
200410014		ILG CAMP	04/10/2020	17:39:38	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200406005		ILG CAMP	04/06/2020	11:12:50	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
200326004		ILG CAMP	03/26/2020	13:44:32	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	CNR
200325006		HAZARD	03/25/2020	13:13:25	FRIENDSHIP	LOS ANGELES		UTL
200228016		POWEROUT	02/28/2020	17:00:46	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200214001		ILG CAMP	02/14/2020	06:58:17	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200212004		HAZARD	02/12/2020	13:06:21	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200209008		ILG CAMP	02/09/2020	14:20:53	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	POSTED
200127018		TC	01/27/2020	18:01:11	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
200105014		SUSPPERS	01/05/2020	15:58:35	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
191230004		DISTURB	12/30/2019	15:49:28	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	RANGHD
191211002		BULKY	12/11/2019	07:00:48	FRIENDSHIP AUDITORIUM - BACK	ANYTOWN		APPEAR
191206003		SUSPVEH	12/06/2019	10:55:36	FRIENDSHIP AUDITORIUM	ANYTOWN		VEHTOW
191203001	1900003	ILG CAMP	12/03/2019	07:19:46	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	APPEAR
191203002		ILG CAMP	12/03/2019	08:28:30	FRIENDSHIP AUDITORIUM	LOS ANGELES	LAPR	PARKIN



**CITY OF LOS ANGELES PARK RANGERS**  
**4730 CRISTAL SPRINGS DR**  
 LOS ANGELES, CA 90027  
 323-644-6661

Print Date **04/10/2023**  
 Record Count **37**

# Query Summary

Module **Calls For Service / Field Event Query Result**

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
2303180013		PARKING	03/18/2023	16:49:08	GRIFFITH PARK REC CENTER	GRIFFITH PARK		NOVIOL
2303050006		SUSPVEH	03/05/2023	16:14:53	GRIFFITH PARK REC	LOS ANGELES		RANGHD
2212020014		ILLGCAMP	12/02/2022	14:35:17	GRIFFITH PARK REC	LOS ANGELES		ARREST
2211090007		NARCO	11/09/2022	12:58:35	GRIFFITH PARK REC	LOS ANGELES		RANGHD
2206240013		PARKING	06/24/2022	16:38:49	GRIFFITH PARK REC	GRIFFITH PARK	LAPR	REMOVE
2206080001		ILLGCAMP	06/08/2022	06:58:17	GRIFFITH PARK REC	LOS ANGELES		CNR
2206070001		ILLGCAMP	06/07/2022	07:26:21	GRIFFITH PARK REC	LOS ANGELES		RANGHD
2205250002		WELCHK	05/25/2022	08:12:04	GRIFFITH PARK REC	LOS ANGELES		RANGHD
2205200005		TRESPASS	05/20/2022	18:26:19	GRIFFITH PARK REC	LOS ANGELES		RANGHD
2205190022		DISTURB	05/19/2022	18:45:34	GRIFFITH PARK REC CENTER	GRIFFITH PARK	LAPR	REMOVE
2205120008		ILLGCAMP	05/12/2022	12:25:08	GRIFFITH PARK REC	LOS ANGELES	LAPR	REMOVE
2201160017		SUSPPERS	01/16/2022	19:41:05	GRIFFITH PARK REC	LOS ANGELES	LAPR	APPEAR
2201060010		ILLGCAMP	01/06/2022	13:55:14	GRIFFITH PARK RECREATION	LOS ANGELES	LAPR	CNR
2112300009		FIRE-REF	12/30/2021	17:13:17	GRIFFITH PARK REC	LOS ANGELES		RANGHD
2201200010	2201200010	VANDALIS	12/05/2021	17:15:00	GRIFFITH PARK RECREATION CENTER	LOS ANGELES	LAPR	RANGHD
2112030015		DISTURB	12/03/2021	18:16:55	GRIFFITH PARK RECREATION CENTER	LOS ANGELES	LAPR	REPORT
21110240011		THEFT	10/24/2021	15:27:59	GRIFFITH PARK REC	GRIFFITH PARK	LAPR	GOA
2108060007		PARKING	08/06/2021	12:13:55	GRIFFITH PARK REC	LOS ANGELES		LAPDHD
2108040002		PARKING	08/04/2021	11:08:07	GRIFFITH PARK REC	LOS ANGELES		REMOVE
2107280006		LOCKIN	07/28/2021	11:48:45	GRIFFITH PARK REC	GRIFFITH PARK		PARKIN
2107050018		LOCKIN	07/05/2021	18:05:41	GRIFFITH PARK REC CENTER	LOS ANGELES	LAPR	RANGHD
2106090009		DRONE	06/09/2021	15:57:44	GRIFFITH PARK REC	LOS ANGELES	LAPR	RANGHD
2105120004		DISTURB	05/12/2021	10:30:21	GRIFFITH PARK REC	LOS ANGELES	LAPR	CNR
2104210028		MISPERS	04/21/2021	19:53:40	GRIFFITH PARK REC	LOS ANGELES		CNR
2103200009		SUSPPERS	03/20/2021	11:26:40	GRIFFITH PARK RECREATION	LOS ANGELES		LAPDHD
2012200015		DISTURB	12/20/2020	15:19:55	GRIFFITH PARK RECREATION	LOS ANGELES	LAPR	REMOVE
2010250001		TRESPASS	10/25/2020	10:40:59	GRIFFITH PARK REC	LOS ANGELES	LAPR	NOVIOL
2010110018		TRESPASS	10/11/2020	16:54:49	GRIFFITH PARK REC	LOS ANGELES		REMOVE
						LOS ANGELES		APPEAR

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Disposition
2010070006	TRSPASS 1	07/2020	11:33:19	GRIFFITH PARK RECREATION CENTER	GRIFFITH PARK	LAPD	REMOVE	
2009100007	ILLCAMP 0	10/2020	12:06:18	GRIFFITH PARK RECREATION CENTER	LOS ANGELES	LAPD	RANGHD	
2009060001	TRESPASS 0	09/06/2020	08:39:47	GRIFFITH PARK REC	LOS ANGELES	LAPD	RANGHD	
2007150005	TRESPASS 0	07/15/2020	10:38:59	GRIFFITH PARK REC	LOS ANGELES	LAPD	RANGTR	
2007080003	TRESPASS 0	07/08/2020	10:39:57	GRIFFITH PARK REC	LOS ANGELES		CNR	
2006060011	INDEXPO 0	06/06/2020	15:43:38	GRIFFITH PARK REC	LOS ANGELES		APPEAR	
2005020015	TRESPASS 0	05/02/2020	16:11:08	GRIFFITH PARK RECREATION CENTER	GRIFFITH PARK	LAPD	UTL	
2003250002	ILLCAMP 0	03/25/2020	08:42:33	GRIFFITH PARK REC	LOS ANGELES		CNR	
2002260014	SUSPVEH 0	02/26/2020	16:19:55	GRIFFITH PARK REC	LOS ANGELES	LAPD	NOVIOL	



**CITY OF LOS ANGELES PARK RANGERS**  
**4730 CRYSTAL SPRINGS DRIVE**  
 LOS ANGELES, CA 90027  
 323-644-6661

Print Date **04/10/2023**  
 Record Count **24**

**Query Summary**

**Multiple Calls For Service / Field Event Query Result**

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
2303010002	LWDACT	03/01/2023	09:04:36	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2302250014	ILGDCAMP	02/25/2023	13:01:28	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2302130007	SMKERS	02/13/2023	15:14:49	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	CANCEL		
2301050001	DISTURB	01/05/2023	09:10:59	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2212280002	DISTURB	12/28/2022	09:06:21	GRIFFITH PARK ADULT COMMUNITY CENTER	GRIFFITH PARK	RANGHD		
2211120009	ILGDCAMP	11/12/2022	16:30:14	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2211020005	TRESPASS	11/02/2022	12:46:20	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2210220012	DISTURB	10/22/2022	16:57:58	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	GOA		
2210220013	PATRON	10/22/2022	17:28:07	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2202090019	ILGDCAMP	02/09/2022	17:53:59	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2202090020	DISTURB	02/09/2022	18:03:04	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2202020014	WELCHK	02/02/2022	16:44:23	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	LAPDHD		
2201030002	ILGDCAMP	01/03/2022	09:33:53	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	CNR		
2110020001	PATRON	10/02/2021	07:19:06	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2110010016	DISTURB	10/01/2021	17:14:57	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2108200006	PARKING	08/20/2021	12:30:22	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	NOVIOL		
2105220011	PARKING	05/22/2021	15:10:36	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	PARKIN		
2103120002	TRESPASS	03/12/2021	11:05:37	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2103040005	TRESPASS	03/04/2021	11:49:40	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2102120016	TRESPASS	02/12/2021	18:29:41	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	RANGHD		
2101290006	VEHSTOP	01/29/2021	13:11:28	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	CNR		
2101210007	BURGLARY	01/21/2021	15:32:26	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	GOA		
2101080005	TRESPASS	01/08/2021	11:13:09	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		
2001240009	ILGDCAMP	01/24/2020	14:58:10	GRIFFITH PARK ADULT COMMUNITY	GRIFFITH PARK LAPR	REMOVE		





**CITY OF LOS ANGELES | ARK I ANGERS**  
**4730 CRYSTAL SPRINGS DR**  
 LOS ANGELES, CA 90027  
 323-644-6661

# Query Summary

Print Date **01/10/2023**  
 Record Count **14**

Module **Calls For Service / Field Event Query Result**

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
2304080007	ILLGCAMP	04/08/2023	12:17:14	BRIDGE HOME	LOS ANGELES	CNR		
2304080008	ILLGCAMP	04/08/2023	12:44:45	BRIDGE HOME	LOS ANGELES	SRCOMP		
2303160002	ILLGCAMP	03/16/2023	11:13:37	BRIDGE HOME	LOS ANGELES	SRCOMP		
2302170006	ILLGCAMP	02/17/2023	12:18:52	BRIDGE HOME	LOS ANGELES	REMOVE		
2302100020	ILLGCAMP	02/10/2023	19:01:10	BRIDGE HOME	LOS ANGELES	RANGHD		
2301240001	ILLGCAMP	01/24/2023	11:08:18	BRIDGE HOME	LOS ANGELES	RANGHD		
2301130003	ILLGCAMP	01/13/2023	11:44:41	BRIDGE HOME	LOS ANGELES	RANGHD		
2212230008	NARCO	12/23/2022	13:18:39	BRIDGE HOME	LOS ANGELES	LAPDHD		
2209230008	ILLGCAMP	09/23/2022	14:33:43	BRIDGE HOME	LOS ANGELES	APPEAR		
2207220001	ILLGCAMP	07/22/2022	10:54:29	BRIDGE HOME	LOS ANGELES	SRCOMP		
2203040004	ILLGCAMP	03/04/2022	11:55:39	BRIDGE HOME	LOS ANGELES	LAPR		
2203030008	ILLGCAMP	03/03/2022	15:58:24	BRIDGE HOME	LOS ANGELES	LAPR		
2202230005	ILLGCAMP	02/23/2022	13:38:26	BRIDGE HOME	LOS ANGELES	LAPR		
2202020009	ILLGCAMP	02/02/2022	14:20:05	BRIDGE HOME	LOS ANGELES	LAPR		



**CITY OF LOS ANGELES PARK RANGERS**  
**4730 CRYSTAL SPRINGS DR**  
 LOS ANGELES, CA 90027  
 323-644-6661

# Query Summary

Print Date **04/10/2023**  
 Record Count **3**

Module **Calls For Service / Field Event Query Result**

Event #	Incident #	Call Type	Date	Time	Location	City	Agency	Dispo
2201100006		ILLGCAMP	01/10/2022	13:09:49	LA SHARES	LOS ANGELES	LAPR	RANGHD
2106210003		OPNDOOR	06/21/2021	11:25:17	LA SHARES	LOS ANGELES		RANGHD
2105160017		TRESPASS	05/16/2021	14:55:31	LA SHARES	LOS ANGELES		NOVIOL

# APPENDIX 8

Search Type: Statewide | Los Angeles 90027 Postable Offenders: 73 | Search

First Name: Last Name

Sketch

Address Search

City Search

City:

Search

ZIP Code Search

County Search

Map Me

Postable Offenders:

View a map of Los Angeles County showing the locations of offenders who are registered as Postable Offenders.

Map Key

- + Statewide
- + Los Angeles
- + Postable Offenders
- + Registered Offenders
- + Registered Sex Offenders
- + Registered Child Molesters
- + Registered Child Sexual Assaulters
- + Registered Child Voyeurists
- + Registered Child Stalkers
- + Registered Child Abusers
- + Registered Child Kidnappers
- + Registered Child Spies
- + Registered Child Stalkers
- + Registered Child Voyeurists
- + Registered Child Sexual Assaulters
- + Registered Child Molesters



First Name: Last Name:

Search  
Address Name  
Street Number  
3300  
Address Name  
Riverside  
Appl/Unit Number

City  
Los Angeles  
Zip Code  
90027

Offenses  
Offense Code: 261127  
Description: PRIOR COPL, RAPT BY FORCE  
Year of Last Conviction: 1983  
Year of Last Release: 1988

Risk Assessment  
This Registrant has a subsequent felony incarceration  
Score: 5 Tool: STATIC VUR Year: 2014

Addresses  
Last Reported Address: 1210 RIVERSIDE CR, LOS ANGELES, 90047  
County: LOS ANGELES



Search Type: 12255 Riverside Los Angeles 90027 Postable Offenders: 13 Show Map Show List

First Name: Last Name:

Search

Address Search

Street Number: 3300

Street Name: Riverside

City/State Number: 90027

City: Los Angeles

Zip Code: 90027

Radius: 2 miles Find

Information regarding to search, park and street map data is provided by permission of and through a license agreement with Google LLC. Search results may vary dependent upon Google search results, regional data, and search date. You may find that the result is may differ based upon what is included in the search criteria.

ZIP Code Search

County Search

Area Map

Include Transient Offenders

Legend: Offenders can only be viewed through the "Show Offenders" link at the top of the search results page.



Offender Profile

**Offense Code:** 261(a)(2)  
**Description:** RAPE BY FORCE OR FEAR  
**Year of Last Conviction:**  
**Year of Last Release:**

**Offense Code:** 260  
**Description:** ENTICE MINOR FEMALE FOR PROSTITUTION  
**Year of Last Conviction:**  
**Year of Last Release:**

**Offense Code:** 266h(b)  
**Description:** PIMPING A MINOR UNDER 14 YEARS OF AGE  
**Year of Last Conviction:**  
**Year of Last Release:**

The Department of Justice has no information about a subsequent felony incarceration for this registrant

Risk Assessment

Addresses

Last Reported Address: 3210 RIVERSIDE DR, LOS ANGELES, 90027



# APPENDIX 9

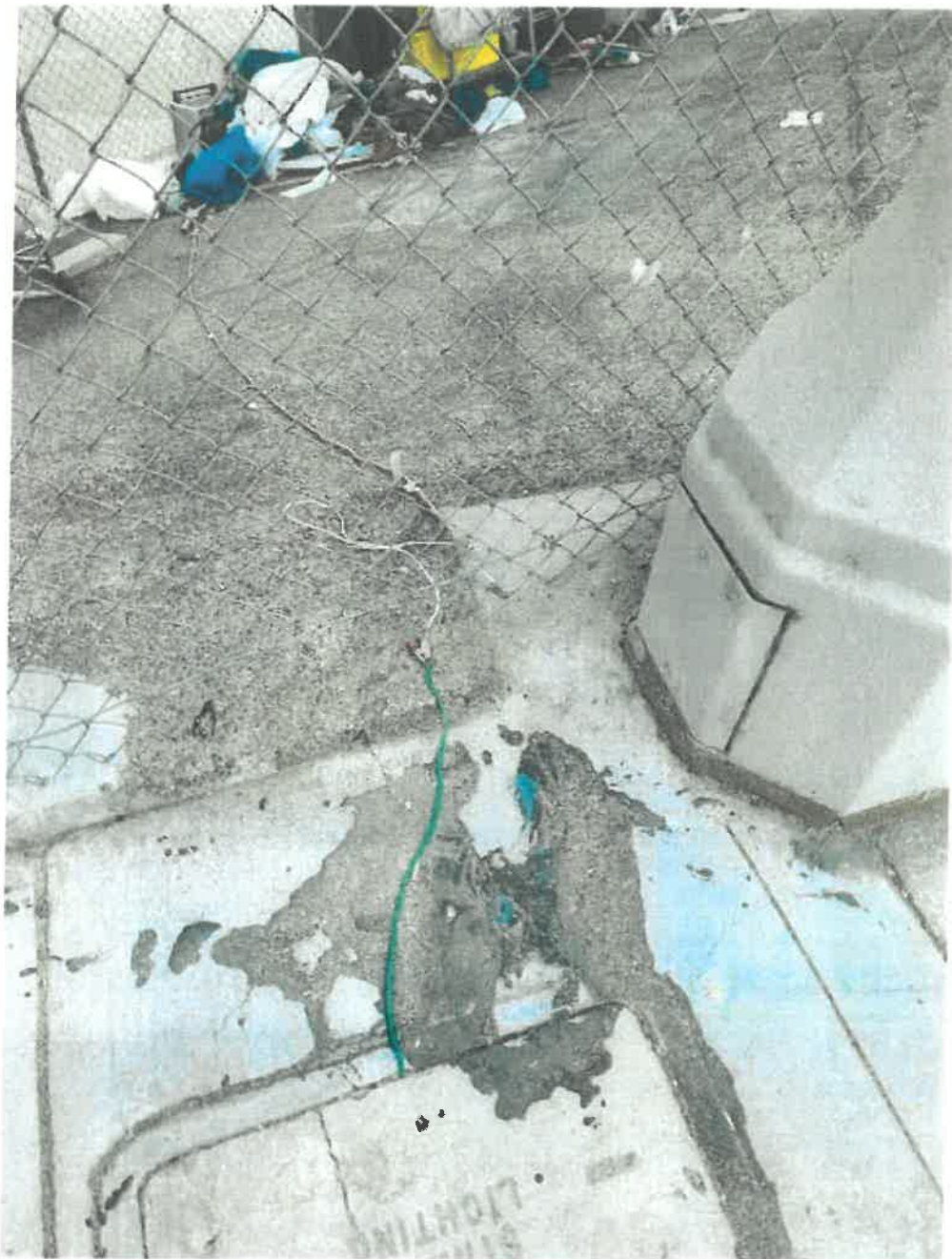




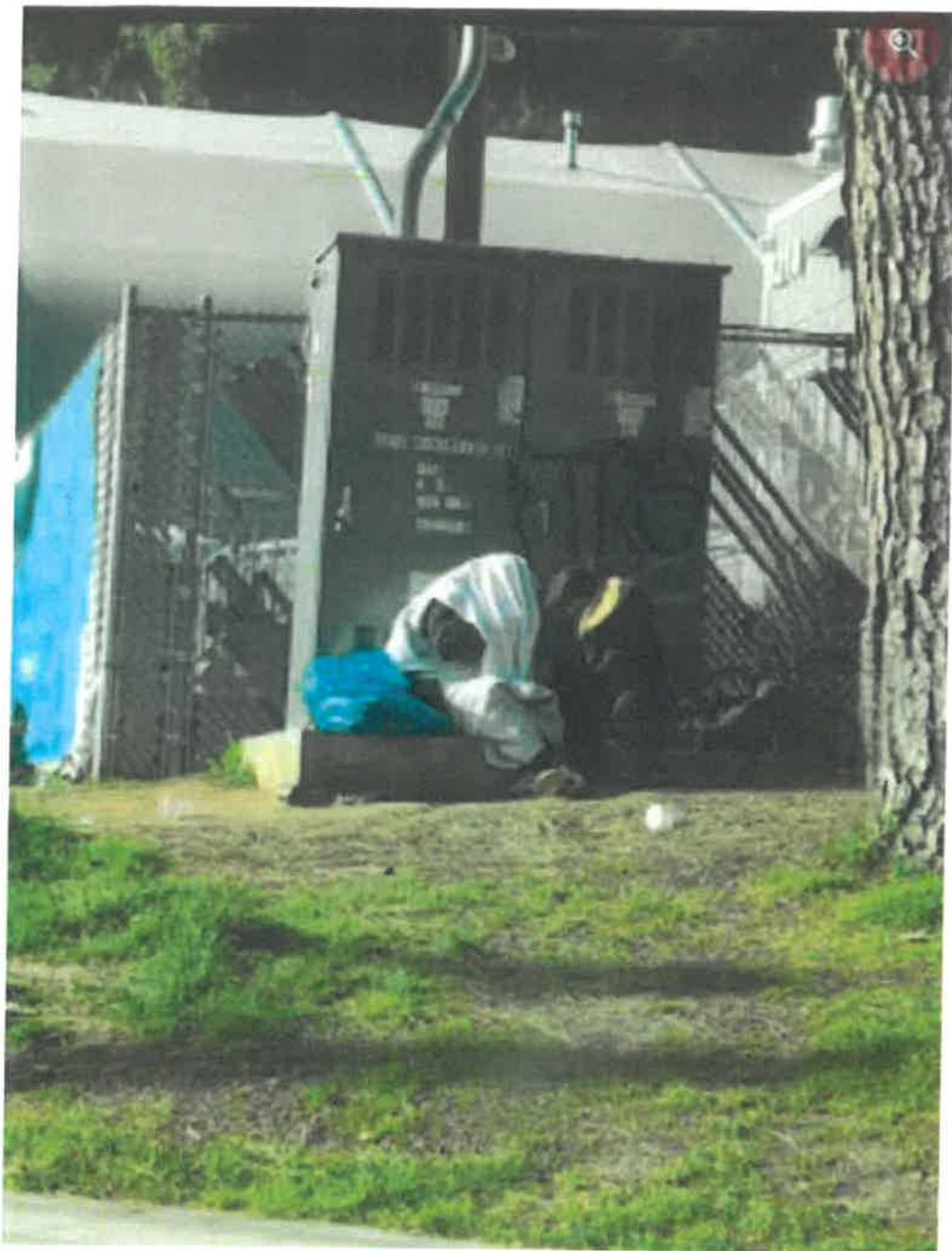








# APPENDIX 10





# APPENDIX 11







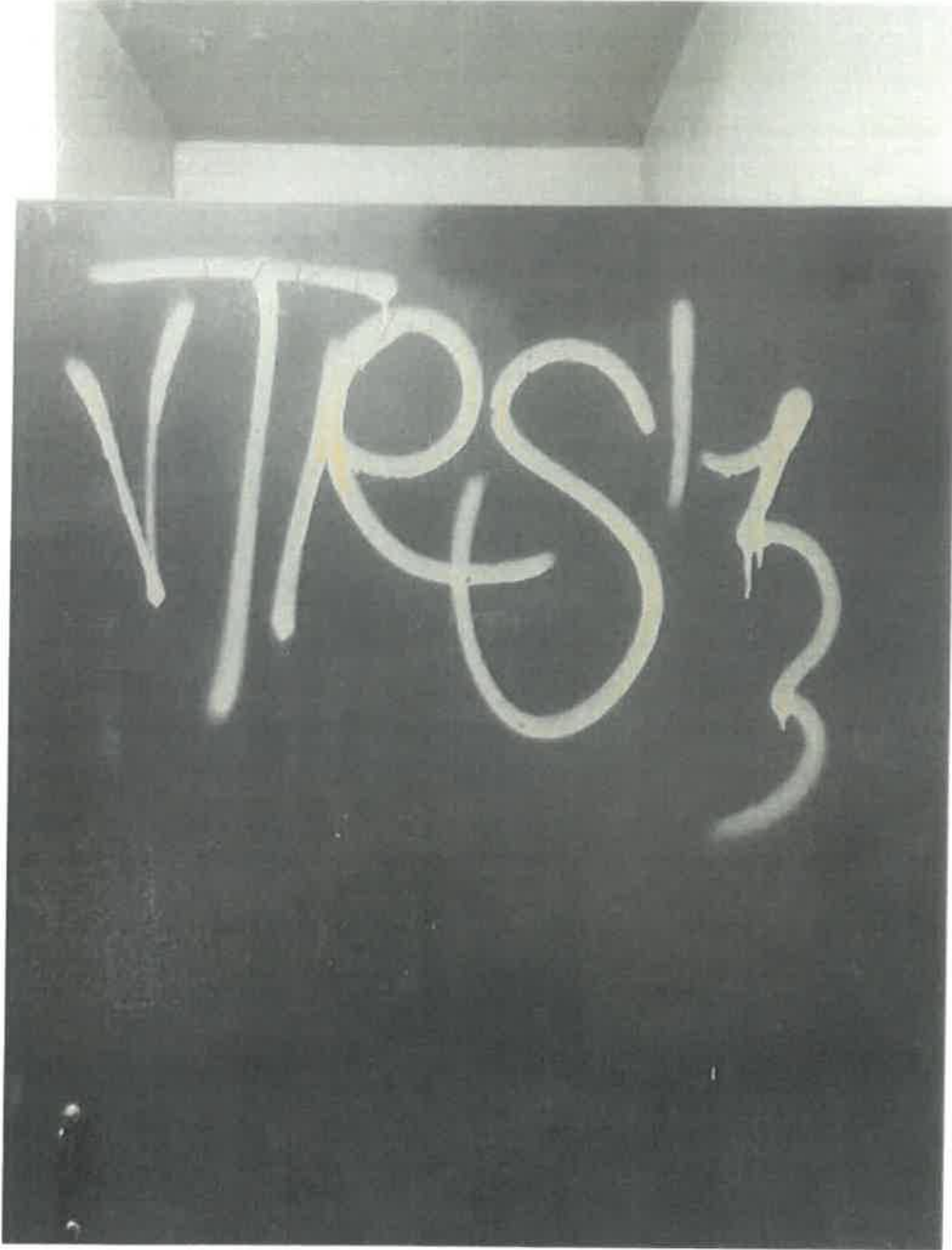














## **APPENDIX 12**





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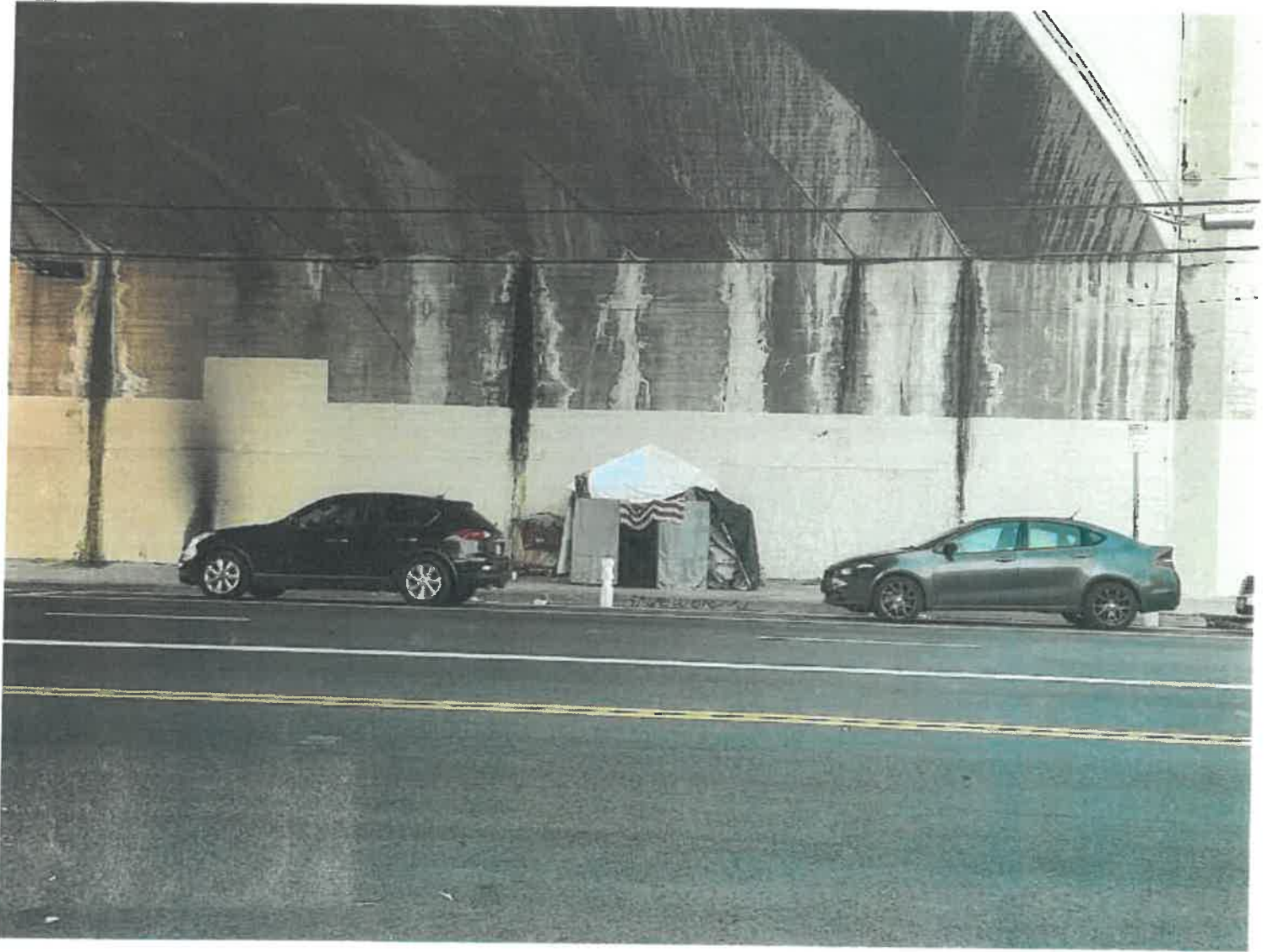




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## **APPENDIX 13**

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## **APPENDIX 14**

## MISTY ODETT, PRESIDENT, LOS FELIZ NURSERY SCHOOL

Hello and thank you for all that you are doing. I apologize for my delay in responding to your well thought out agenda and the progressive, forward movement that is happening right now. I had a rigorous work schedule that has now lightened for the coming weeks. It excites me that there is energy and time being directed to the school and the park and rec area in general. There is so much possibility for that corner of Riverside and I'm excited that there has been an interest in what the community would like to see be created in the space.

I read through your correspondences and again, thank you for your proposed remarks and the ones you made on LFNS' behalf at your meeting. I look forward to meeting Ms. Smith and having a dialogue regarding the parcels across from the school and the experiences we have had in the past 2-3 years at the school.

As we continue to talk and as the conversation grows, I want to provide some history of the space the school is currently residing on and to give a little more background about our school. I also would like to include my personal experience while I have been there as a parent.

Established in 1964, RAP has allowed LFNS a formal space to conduct a cooperative childcare development program within the grounds of the Griffith Park Sports Complex. It has been a fantastic relationship and the staff that work at the park are all amazing and kind. We currently are in a 15 year lease that began in 2015. It is the mission of LFNS to provide a play-based strategy for learning and provides both indoor/outdoor, structured situations and unstructured play. Having an outdoor space for that creativity is imperative to the development of the child.

When LFNS first began, there was no fencing around the school. As part of the Sports Complex, it was completely open. I'm not sure on the exact date but I believe it was the mid-1990's that a parent (Board President of that time I think) started to rally the city and RAP and created funding for a fence. In partnership with the city the fence that you currently see was put in place. They did this because there had been enough traffic incidents where a car would go off the road and down into the embankment of the school playground and/or the larger public playground. Creating a barrier at the corner of the intersection and strong fencing around the school and park seemed logical. It has worked. The discussion of that time while the construction of the fence began was how tall the fence would be and what was necessary to keep the kids safe. Interestingly enough, there was a huge push to give the fence the essence of not being a boundary. The color of the fence camouflages with the green hills it sits next too. It's low enough for a child to look and see the trunks of trees, grass, flowers and the movement of nature unimpeded. There was, I think, a huge focus on creating a safe environment while keeping the natural setting it provided. I say all this, only to provide the intent and purpose of what it is.

As the school plays a major role in creating an environment of openness and community, there are other vendors that are very active at our little corner. Tennis programs thrive as well as personal trainers in both animal and human variety. Birthday parties and soccer

games prevail over the weekends and I know, at some summer time in the near future, the pool will be back in business. In short, we are not the only entity affected by the increase of the homeless activity. We just see it more regularly. The Riverside/Los Feliz Blvd intersection is not immune to the overall shift in our homeless population since the COVID pandemic. I live in East Hollywood and our street is constantly an ebb and flow of mentally ill individuals, drugs and late night/early morning pains and cries of those who pitched a tent or cardboard box on the sidewalk. I can say between my start as a parent at LFNS in 2021 to now, I see about the same amount of homeless people.

What has shifted is the homeless people I see. All of them are either high, going through a psychosis, or arguing with each other. Their behavior draws the attention of the children and then, as kids do, they ask us what it is that they are actually witnessing. The bike path and river lend itself to encampments and the Riverside/Los Feliz Blvd intersection has been a transient path for the homeless for a while now. In the past, those that travelled through the park blended in, as part of the tapestry of public space. However, now there have been incidents this school year that have caused some concern. Fortunately, we have not had any incident that would be looked at as trauma induced but will that still be true of future encounters?

I plan to attend the next GPAB, let me know the time and date. If given the opportunity to speak, I'm happy to provide a perspective from our Director and our school as the current Board President. I'm long winded, but I can work on a short statement. If asked, I'm sure that other parents would like to attend too.

I don't think an answer should just be related to LFNS but for the park area as a whole. I'm curious to know if our current tennis instructors have had similar experiences as our own. What type of security do other school concessions operate with, in the larger Griffith Park area like North Hollywood's Zoo Magnet campus?

I look forward to further conversation,  
Misty Odett  
LFNS Parent  
Volunteer Board President 2022-2023

## **Brent Pettersson: Manager, LA TENNIS at The Griffith Park Rec Center (GPRC)**

By my understanding, LA TENNIS is contracted to run Tennis Court complexes at many locations throughout R&P (and perhaps elsewhere?) and Brent Pettersson, the present Management Head, has been here at LA TENNIS at Griffith Park Rec Center for close to 30 years. The following is what Brent Pettersson conveyed to me.

\*\*\*

A Transient / Homeless population surrounding all the grounds of the Tennis Courts has always been a constant presence here for the past three decades, probably longer, and probably from the beginning. For most of his time here, the transients' presence has had a relatively peaceful impact on the area. An example was one woman who spoke six languages and was an impressive, benevolent and regularly homeless woman often on the grounds. (When the environment recently changed, she moved on to an area at a nearby Costco.)

Starting around four years ago, there was an increase in volume, frequency, and intensity of and by the homeless and transients all around the tennis grounds. (There also has been an increase in women who make up the homeless population.) The reason for the radical change to the homeless population is obvious - it is due to the drugs which they are now taking. Also, in the summer the activity is greater than in the winter.

The following is what has newly transpired over the past 4 years:

- Kicking, profanity, nudity, fighting, banging with pipes, tire irons, metal poles on the ground and violently against garbage cans and fixed structures.
- open needles and drug paraphernalia on the ground, alcohol containers (cleaned up at the start of the mornings - at some danger by the staff - before patrons arrive)
- bathrooms constantly destroyed - breaking everything inside, kicking in the doors, filth so bad one sometimes can not breath when entering the bathrooms
- people regularly found sleeping in the bathrooms

- when groups of young children are in a tennis class, if someone must use the bathroom, class stops, the child is escorted by a parent or teacher, while another adult watches over the rest of the group; the long, complicated interruption is very destructive to class progress. Children would be accompanied anyhow but the danger is the transients making the situation unsafe for children. Adults will leave their classes to go home to use the restrooms instead of using the parks restrooms. Parents also will take kids home instead of using the parks restrooms.

- aggressive, seemingly very dangerous behaviors of transients on drugs, when witnessed - both by the very young, as well as the parents - is traumatizing. Sometimes or often, these witnesses never return

- constant car thefts in the parking lot and street parking, or vandalism

- human feces on the ground and spread on the walls, besides also in the bathrooms, also found on tennis courts on a regular basis

- electric wiring stolen from soccer field; a very difficult to access power cord stolen used for tennis lessons.

- \$12,000 HVAC unit completely destroyed (yet to be replaced) - nothing stolen from it, just violently vandalized, homeless man had to jump 10 foot wall to gain access to it, with some pieces left on the roof of the building

- Tennis shop locks, court locks on gates regularly broken, city storage office broken into, city pay tennis booth broken into

- the green windscreens which line the tennis court fences are stolen and/or burned

- seeming transients will bring unleashed pit bulls, sometimes more than one, which roam free around the grounds and are a serious danger. There have been occasions when leashed dogs have been picked up by the mouth of unleashed pit bulls. The problem became so prevalent and dangerous, hotdog vendors brought No Unleashed Dog signs from elsewhere to post all around the grounds.

- The type of drugs behaviors seem to be from stimulants, not opiates

- The maintenance staff are heroes, constantly cleaning up the bathrooms and elsewhere, but can not keep up with the amount of refuse, filth and destruction. Regular steam cleaning might be an approach that would help.

The licensed instructors for LA TENNIS are trained in the PLAY SAFE GUIDELINES, which means they place themselves between the seemingly very dangerous, very aggressive, very high on drugs transients and the children on the other of side, to protect the children while trying to de-escalate the situation. Unfortunately, likely due to a limited number of Griffith Park Ranger staff available and who are spread across a very large land area, response times widely vary and can be far too long for what situations demand.

\*\*\*\*\*

There is another issue at the Tennis Courts at the Griffith Park Rec Center and throughout the city, which has been going on for over 20 years:

- Unlicensed tennis instructors teaching a changing roster of groups and private lessons of children and adults on tennis grounds, which exposes the city to liabilities if something happens to the kids or adults. City could issue \$500 fines by the Rangers which would be a very effective deterrent, but are unfortunately rarely issued, possibly due to the difficulty of gaining proof that paid instruction is taking place. Most people pay electronically so the rangers will never see a payment being made.

**CLAIRE KENNEDY, Parent, LFNS**

I am one of the Mom's at Los Feliz Nursery School Cooperative.

Our school has been standing for 60 years and is a jewel of a preschool amidst a very busy (very expensive) city. LFNS is a special place. Under the guidance of the Director, Marion Arabian, and part-time staff of two, the parents participate in the socialization and early education of their young children. I recently learned that the swimming pool next door was built in 1927. I would assume the building that LFNS occupies is also at least that old.

That being said, this school is an absolute gem. The adult to child ratio is very high. The children learn to socialize, communicate and play with a loving and attentive staff of parents. The school provides so many opportunities for the children to try new things, be creative and learn skills. All this with a tuition that puts the preschool experience within reach of families who would not otherwise be able to afford it. To my knowledge, this place is not as well known as other, more expensive preschools. I learned about it only because I live around the corner and took my daughter to the public playground adjacent to the school.

As a new family to the school I have noticed that the park grounds around the school are subject to the occupation of transients, some of whom have appeared raving and violent. A few of whom wearing very little or no clothing. Without park staff or security nearby, I have felt that the children and staff of the school (mostly of whom are women and Moms) are left vulnerable without clear connection to park support if help were needed. This is partly because the fencing around the school, half of which faces the public playground (which is fine) and half of which faces public grass slope that leads up to Los Feliz Blvd., is about waist high and chainlink, so that the children and staff are easily observed by anyone who may walk by. The fence would be easily scaled, if someone had in mind to.

One day, my daughter and I decided to walk to school, using the bike trail and bridge over the river (Sunnynook Bridge) and the freeway. The path leading down from the south side of the bike path, behind the tennis courts had a naked homeless man rifling through a pile of garbage. Thankfully he didn't give us trouble, but had he decided to, we would have been utterly trapped without any clear path of escape. This troubled me so deeply that I vowed to never walk with my 3 1/2 year old daughter, or alone, to the park again. There are screaming homeless people in the park on occasion. This alarms the children and without a taller, more opaque fence (like wood) they feel unprotected from these unpredictable mentally ill people. Often there are tents set up in the park near the school. Its a shame that this special school that allows parents to be present with their children as they learn about the school experience, at an extremely affordable rate, is without clear support, or security of the park.



## **MISTY ODETT, President and Parent, LFNS**

(draft notes from an informal interview)

In the past few years, there has been a significant increase in theft, occupation, and intrusions by transient / homeless people onto the school grounds and surrounding the playground, requiring several significant adjustments to the administration of the school.

1. After the Covid pandemic was over, people who are under extreme influence of drugs are now regularly - several times a month or more - wandering towards and then up to the short 3-foot-fence which surrounds the playground, inside of which are the pre-schoolers just feet away.

Then all kinds of behavior ensue from the persons while very high - nudity, shouting, cursing, and all other behaviors which go along with being strongly under the influence.

The parents and teachers have learned to adjust in the following ways:

- One parent used to always serve as a lookout for any toddler opening the gate and getting out of the playground

Instead, now, one parent always serves as a lookout for any approaching disturbed person

- The parents have tried to learn a vocabulary they can use to explain to the toddlers what the toddlers regularly witness but do not understand, when seeing the behavior of such adults acting the ways they do when very high and/or disturbed

- The parents sometimes report and bring in a Park Ranger to handle a situation, when they can reach one. The Rangers are required to make a record of every such event, so there is a log of them all with GP and R/P.

2. The parents used to use the buildings of the Nursery School in the evening time for various events. However, in the past few years, they have been cursed at and yelled at through the windows by the homeless and/or transients who stay and sleep on the grounds at night and are upset at being disturbed.

The parents have abandoned using the Nursery School buildings at night.

3. In the past few years, theft of anything which can be accessed by aggressive vandalism / breaking and entering has been regularly stolen, such that anything which has been left in the sheds secured by locks and other fasteners are now regularly pried open with tools such as pliers by thieves in the evening and the contents inside stolen.

Also, for example, there used to be three very large shades which were hung in the treetops to block the sun from the children. The shades were only accessible by ladder. The shades were all stolen, and new shades have not replaced them to again block the sun / shade the children, as they would be expected to also be stolen so there would be no point in installing them again.

# APPENDIX 15

**The Venice Bridge Home Virtual Town Hall  
w/ CD11 DISTRICT HEAD Traci Park, PATH & SPY**

**3 Year Sunset Date**

With plans for Metro to take over this site

Updates asked for from Metro, answer was not ready until Spring 2026, and needs to be de-occupied by 2025 so that it will empty for year before work begins

**Question:**

What to do with the Bridge Home in the meantime?

**Background:**

Broken promises and negative impacts on the Venice Community due to the mis-management of the home, which played a major role in residents moving away and other stresses, and was a major motivation for Tracy Park to run for office. Her campaign was significantly based on the encampments around the Bridge Home, and over 100 people have been removed, and crime down by 60%

Also, 48.18 providing the widest perimeter of 1000 feet is the way it was decided to be approached, and signs are being built. It will no longer be in effect when A Bridge Home is gone.

Tents are taken down during the day, and weekly clean ups are ongoing.

Surveys were taken of over 90 people, with answers to various questions about The Bridge Home.

**Improvements suggested from PATH**

- Guard walking the perimeter
- 24/7 community phone number which can receive texts
- Monthly reports from PATH

**Improvements suggested by Safe Place for Youth**

- Mental health services
- Suggestions for where youth can go
- Bring in the homeless from disparate areas all over Venice

**SLO**

- Violence down 60%
- Theft crimes down 40%
- Other stats offered

## Community Questions and Answer

- I live near A Bridge Home, and a survey of 90 is not big enough, there's a group of men dealing drugs in front of A Bridge Home, because security is private, no one knows how often deaths are occurring inside? Answer: we will share this info of deaths inside the Bridge Home, and we will work closer with the SLO about Drug Dealing
- What about your promise to close ABH in three years? And what about 41.18 in terms of violence and prostitution, can't that apply to this area? Answer: Park wants to close it, and this is about getting feedback from the community about what to do. We are choosing instead to go with the 1000 feet 41.18 which allows no deadline until ABH is gone.
- Spy is handing out tents to people. Please speak to that. Answer: yes, we are doing this, and we try to educate how to properly behave and comply with proper use, and they will be either with a tent or not when homeless.

PATH, Spy and ADH - I've never seen such homeless congestion in Venice. Besides COVID, the benefits being handed out seems to be bringing in people from outside Venice, rather than for only Venice constituents. Answer: anyone brought into The Bridge Home we think only come from within Venice. Housing, also, is prioritized for those from within Venice.

- PATH and Spy needs to be audited. We don't know what you've done in the past 3 years. So why give you another 2 years. For example, you have performed at 8% of what you have projected. Answer: we want to be transparent. And our underperformance was due to Covid limitations. The numbers this year, post Covid, is significantly better.

Shocked that there are no searches when entering the facility. What about bringing in Fentanyl? And what about Mental Health treatment of people, to take them into treatment rather than leaving them on the street. Answers: agreed about Mental Health treatment. We do search with every entry for weapons and drugs. Stuff still gets through. We also do random searches of beds.

- Site was 3 years before Covid hit. It is not reasonable to end in 3 years. And closing it puts them on the street. So what are the alternatives to find housing for the 100+ that are presently there. Answer: long term housing solutions are many YEARS away. Right now we have NOTHING for the 100+ at A Bridge Home. We are looking everywhere we can. And if anyone has any ideas, we are open to ideas. We spend hours on this issue every day.

- SPY I volunteer for and want to praise their work. If/when site is closed at perhaps 2025, where will the people go? Answer: "Decompression" involves planning 6 months out and accessing all the available agencies to co-ordinate solutions.
- I live about 50 feet from Bridge Housing for 3 years. It has been brutal, with no information and relationships with the immediate community. The new intakes smoke weed and drink and leave bottles at the block for weeks. Can you do better at altering their behavior from the beginning. Answer: in the past our communication was non-existent and terrible. We will be doing much better in the future. To address loitering, we will increase security and communication.
- I am concerned with what happens to all these people, during placements that only give people one week, and are any other solutions sufficient if/when site is closed down? Answer: Inside Safe is not for 2 weeks, it's up to 2 years. If we decompress it now, it will just be vacant and under Metro's control until development beginning in 2015. No decision has been made about closing now or not.
- Thank you Tracy for giving us our voice which was silenced before you. If we could have been heard, maybe ABH could have been a model. Macro question: How has Venice become so oversaturated with services? Why such a big Homeless Industrial Complex? Why cant we get the rest of CD13 to join in? They don't have anything like the homeless problem like Venice does? Answer: the idea was services delivered to where the homeless go, which made for so much being provided in Venice. We need to stop pitting zip code vs. zip code, and all sections of CD13 needs to join in to this process.
- Coastal Compliance and The Coastal Act: The Coastal Commission has asked for an extension for months to years. But everything is out of compliance. Answer: There is pending litigation so I can't comment on the lawsuit. But as far as ABH, these questions will have to be answered
  - 86 apartments have been patient for 20 years. Why can't these facilities be moved away from where we live, away from residential areas? Where is the compassion for the residents? Answer: We understand your sentiment and appreciate your expression.
  - If its closed, will it go to the top of the list for another housing site by Metro. If we keep it open, whats the positive? Answer: we have a new District Head, me, to now fulfill our promises. We can enhance security, communication, speed up moving people out into longer term housing solutions. Feedback has told us to fix the fence, remove weeds, trim trees, etc. and there is a genuine interest to get it right if we keep it. If its closed, the idea is leave it open. But the Mayor's Item 3 is

all about using all available space when it becomes available, so it does raise a good question what will actually happen to the space if we vacate it right away.

- 
- What have you done to replace PATH and Spy. They are incompetent and put me in danger. If ABH stays, they should be fired What about looking for others to run this? And if the site is closed, what about a sober living facility or other/better options? Answer: I am a hands-on District Head, and I have been at the forefront of criticisms. But Covid was not them, and the past District Head was not them. If we keep it open, I will not tolerate any such incompetence, and I sacrificed my career to take on this exact issue. I hear you about senior housing and sober living. And we at SPY and PATH agree how bad it has been, but some was not in our control due to "provider controls" Sober Screening and Criminal Screening are not allowed, so not in our control with those issues.
- Statistics from LAPD is not impressive, did not use the baseline of where crime was before ABH was there. What about LAPD investment to deal with the crime? What about personal responsibility? Why are all these people considered Wards of the State? Answer: LAPD is devoting more and more resources. And now overtime is approved specific to the ABH site. My point about the crime reduction is there is significant results due to Inside Safe moving people inside and noteworthy in the last few months, but not meant to compare to the state of things before ABH. Also, keep in mind we are about to lose 500 more police, so LAPD is significantly under-staffed, and I will try to increase budgets to address this. LAPD does have two overtime details in the related areas and another at another related area. Due to a shift in crime and an increase to another area, we have had to shift some overtime and other resources away from ABH (catalytic converter thefts...)
- LAUPC Candidate - are alternative uses specified if ABH shut down? There is land offered to be donated, over 100 acres within 1 and half miles, and with all the facilities necessities. Will the city be open to moving the individuals there? And can we verify the State residencies of all the housed in our area, so we can charge to other 49 states. Answer: it will be developed by Metro, thats the plan, and much work is going into this, including community communications. It will likely be housing. About land 90 minutes away, the County is looking at lots too, please let us know where you are talking about.

- If we close prematurely, we are cutting off our nose to spite our face. We need to do up to 4 years or more environmental clean ups, which should be started now, and a game plan for long term beneficts. Answer: trees being take down would be terrible so we shold push Metro to replace some trees and also install open space. Metro says they need 1 year for environmental remediation with the lot empty before they start building. And as District Head, I expect to be heavily engaged and included in all their planning. This is going to be permanent project for Venice, so we need to decide on the best project. And Metro has also said they can do other environmental remediation before the planned minimum 1 year vacancy.

## APPENDIX 16

### UNVERIFIED RESIDENT REPORTS (Outside of Interviews)

Various residents reported concerns to Ad Hoc Committee members in the course of interaction and research with community members. Some of these were compiled and are included below.

It was beyond the scope and mandate of this committee to verify these reports, but we present them here as considerations for further investigation and planning.

- Many residents of ABH are not from the local area. Furthermore, there is a significant number or majority who are from outside California.
- The lockers which ABH residents use are not inspected. This is relevant to two other contentions also made: drug consumption is common to the resident population, and amongst ABH residents are some bad actors who use ABH as a base for mischief or worse against the surrounding local areas.
- There may be a troubling attrition of the women at ABH. There may be rapes happening within ABH which the women are reluctant to officially report, but the signs are recognized by some people who interact with them and have experience in recognizing the signs. Women also might be being trafficked (or worse) due to their manner of departure from ABH which might indicate so and are never heard from again. There are also concerns about women waiting for entry to ABH who also become victims of sexual violence before gaining admittance and then fade away, never finding entry to ABH in the first place.
- There are acts of violence happening within and in front of ABH which might be going unreported and unrecorded. In one case a woman while in ABH was slashed deeply along the forearm, and showed the wound to a bystander. In another case, an argument between a man and woman just outside ABH who may have been residents of ABH concluded with the man striking the woman's arm with a metal bar, breaking her bone, before another stepped in to stop the fight.