



UWIA Land Use Committee Meeting Announcement

On September 16, 2021, Governor Newsom signed AB361, which allows board members / committee members to vote to continue to attend publicly announced meetings telephonically while California is in a declared state of emergency. Effective August 30, 2022, the Executive Committee voted to extend the provisions of AB361 for Board and committee meetings for another 30 days (extended through September 30, 2022). Please be advised that some, or all, Land Use Committee members may attend this meeting telephonically.

Consistent with provisions of AB361, a physical location from which members of the public may observe the meeting or offer public comment will not be made available. GM Properties will not be open to the public for this meeting; however public comment on the attached agenda can be provided via email at info@uwia.org.

Please submit public comments and questions at least one hour before the start of the meeting to ensure the Land Use Committee members receive them in time to view them at the meeting.

Uptown Whittier Improvement Association Land Use Committee

Tuesday, September 13, 2022, 8:30 a.m.

at GM Properties, 13305 Penn Street, Suite 200, Whittier, CA 90602

HYBRID / TELECONFERENCE

Current List of UWIA Land Use Committee Members:

Ginny Ball, Trese Childs, Ben Greer, Ben Pongetti and Frank Rinaldi (Committee Chair)

Land Use Committee Mission

To have The Uptown District function as the City of Whittier's vibrant urban center, providing a diversity of economic, residential, and cultural opportunities. Uptown should be a place to work, shop, live, and play, with convenient access by foot, bicycle, and transit, as well as by car. Physical and economic growth will support this role and respect the numerous resources of historical and cultural significance that contribute to Uptown's unique identity.

UPTOWN WHITTIER IMPROVEMENT ASSOCIATION

c/o GM Properties ■ 13305 Penn Street, Suite 200 ■ Whittier, CA 90602
P (562) 697-5000 ■ F (562) 693-2126
info@uwia.org ■ www.uwia.org



AGENDA Items

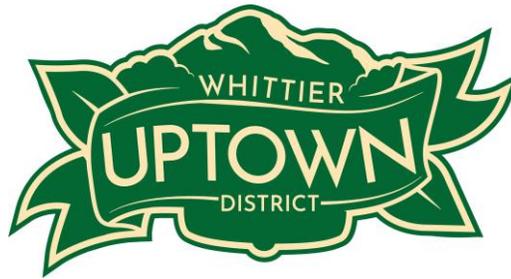
1. **Call to Order:** **Frank Rinaldi, Land Use Chair**
2. **Roll Call:** **Brent or PJ**
3. **Public Comment (REITERATION OF NEW BOARD POLICY WHEREBY PUBLIC COMMENTS ON ANY AGENDA ITEM ARE LIMITED TO TWO MINUTES)** **Frank Rinaldi**

The public is invited to address the Land Use Committee regarding any item of business. Speakers must limit their comments to two minutes. Pursuant to State law, the Committee cannot take action or express a consensus of approval or disapproval on any oral communications which do not appear on the printed agenda.

Announced policy and informed guests that exception will be made for important and complicated items
4. **Approval of the August 9, 2022, Land Use Committee Minutes** **Action Item**
5. **Follow up discussion regarding the construction permit process**
6. **Follow up discussion regarding the 52-unit apartment scheduled for Philadelphia and Comstock**
7. **Discuss people mover project meeting on August 25th during a joint session meeting between Parks and Recreation and Parking and Transportation**
8. **Discuss / recap UWIA Retreat held on September 10th regarding any possible items involving the Land Use Committee**
9. **Other Committee items**
10. **Next Land Use Committee meeting date: October 11, 2022, at 8:30 a.m., at GM Properties, 13305 Penn Street, Suite 200, Whittier, CA 90602 or possibly telephonically (Land Use Committee meetings will be held the 2nd Tuesday of each month)**
11. **Adjournment:** _____

BROWN ACT:

Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The Corporation posts all Board and Committee agendas at the Whittier Train Depot, at the meeting location designated for the Board or Committee meeting and on their website www.uwia.org. Action may not be taken on items not identified as such and posted on the agenda. Meeting facilities may be accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify Brent Haskell brent@gmpropertiesinc.com or PJ Gordon pj@gmpropertiesinc.com of GM Properties at (562) 697-5000.



**Uptown Whittier Improvement Association
Land Use Committee
GM Properties**

13305 Penn Street, Suite 200, Whittier, CA 90602

HYBRID / TELECONFERENCE MEETING

Tuesday, August 9, 2022, 8:30 a.m. Meeting Minutes

Present: Frank Rinaldi (Committee Chair), Ginny Ball, Ben Greer, Trese Childs and Ben Pongetti

Absent:

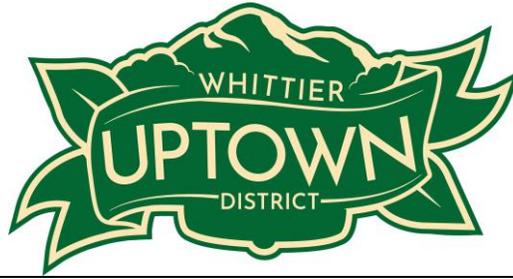
Guests:

Consultant: Brent Haskell and PJ Gordon – GM Properties

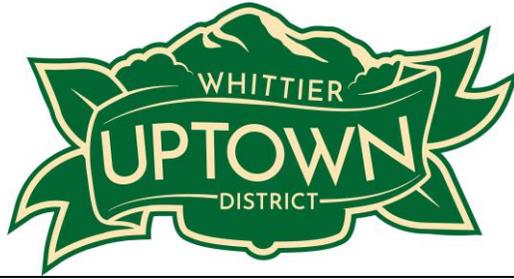
MINUTES:

<i>Item</i>	<i>Discussion</i>	<i>Action Taken?</i>
1. Call to Order	Frank Rinaldi called the meeting to order at 8:32 a.m.	1. No Action Taken
2. Roll Call	Brent Haskell took roll call.	2. No Action Taken
3. Public Comment	Brent Haskell stated no public comments were received via email. Frank stated he should apologize to Ben Pongetti because at the last meeting he congratulated Ben on his new position at the City of Director of Community Development, but stated the incorrect name of the position at that time.	3. No Action Taken
4. Approval of the July 12, 2022 Land Use Committee Meeting Minutes	Corrections need to be made as follows:	4. Ben Greer Motioned to Approve the July 12, 2022 Land Use Committee Meeting

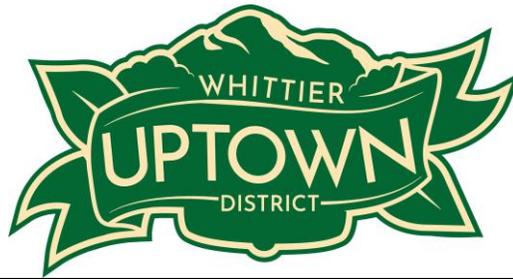
UPTOWN WHITTIER IMPROVEMENT ASSOCIATION



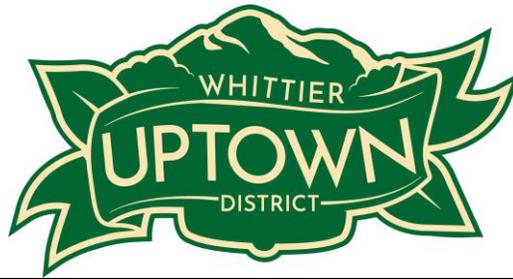
		<p>Minutes. Trese Childs 2nd. All in Favor. Motioned Passed.</p>
<p>5. Committee to discuss preparing Land Use presentation to the board at the retreat. The topic items on the retreat agenda are; Share understanding of role / mandate (include discussion with mission statement), Share goals, indicators of how goals are met, and how consistent with mission statement, Share accomplishments and how aligned with role and goals, and Share suggestions, ideas or ideas for the future</p>	<p>Frank Rinaldi corrects accomplishment number 5. A president has been elected by the WUA and the committee has reached out to them. Frank states that the committee needs help with goal number two from the partnership and business association. Frank states that goal number 3 will be difficult to accomplish if the city does not monitor the parking issues. The City agreed to revisit the items once the parking structure is completed. Frank stated that goal number 5 is to be updated. The City already has a specific plan. The City controls how space is rented and allocated. Ben P. had a conversation with the City and came up with an agreement to provide specific items to be discussed. This will help property owners do upgrades to their buildings. Goal number 6 is still in discussion. It is important to have a more detailed discussion with the City. Ben Pongetti stated that the developer for the 52-unit complex at Philadelphia and Comstock proposed amendments to the Specific Plan that could impact that project and future projects, mostly related to parking. Frank asked if parking is available to the public. Ben P confirmed that it is. It is to go to City council on August 23rd. Ben stated he sent a link to Brent to forward. Ben Greer stated that it seems like the City is a long way from finishing streetscape improvements on Greenleaf and asks if this needs to be on the list as a goal for the</p>	<p>5. Ginny Ball Motioned to change the language of Goals #2, 3 and 4. Ben Greer 2nd. All in Favor. Motion Passes.</p>



	<p>committee. Frank states that there should be activity on Greenleaf within the next two years. Ben Pongetti would like to keep the valet on the agenda to take a look at this when the stage is set. Frank states there is currently parking available but there are a lot more people who are using uber. It is a wish of the businesses to have good and convenient parking. Ben Greer agreed with this but stated that changes in Uptown take a couple of years to implement and maybe this can be marked as a long-term goal. Frank stated that there is work to be done now. If valet is beneficial then it needs to be worked on and to find space without crowding Uptown. Frank confirmed this is not a pressing issue. Ben Pongetti stated if new restaurants move in the parking could become backed up. At that time, it would be important to accelerate the schedule to get this done. Frank stated that with the new streetscape there is little to no parking on Greenleaf. Frank recommends getting together with the businesses and discuss the need for valet parking. If there is a lack of parking this would be more urgent. Ginny Ball stated that it is important to speak with the City before to present the committees concerns. Frank stated that the City is already aware of the concerns. The committee needs to wait for the streetscape plan to develop and ask businesses if this is a necessity. Ginny stated that valet was implemented at PIH but not used. Once PIH made the valet free it was used more. Frank stated that this is to benefit the business association.</p>	
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	<p>This is up in the air until the committee is able to see the final design. Frank asked Ben Greer if he was ok leaving valet parking as a goal as long as it stated it was a long-term goal. Ben agreed. Frank asked Brent to email the amended progress report to the committee for their review once completed.</p>	
<p>6. Follow up discussion regarding the construction permit process</p>	<p>Frank stated there has been lots of discussion with the City regarding the construction permit process. Frank has volunteered to break it down and present to the City to make modifications. Frank is currently putting this together.</p>	<p>6. No Action Taken</p>
<p>7. Follow up discussion regarding the 52-unit apartment scheduled for Philadelphia and Comstock</p>	<p>This will be going to city council August 23rd for approval. Ben Pongetti states that some changes have been made but they are minor. Mainly parking related to help with future development. There would be more of an audience if there was better parking. Ginny asked if the City has created any type of welcome brochure that includes features of Uptown. Frank stated that this is in progress with the 3D map being worked on by the DISI Committee. Ginny has seen some errors on the city maps and believes the 3D map will be beneficial but also thinks a printed version is helpful. Frank stated that a map can be printed for the non tech savvy individuals if necessary. Trese Childs agrees. Trese stated the hotel would like printed copies for guests. Frank emphasized that it is best to speak with the business association to see what they like and what works best for them. Brent confirms that the 3D being considered is</p>	<p>7. No Action Taken</p>



	not app based but web based. The business association is aware of the committee's efforts for the 3D map.	
8. Other Committee Items	No further discussion.	8. No Action Taken
9. Next Land Use Meeting	The next regularly scheduled meeting will be (on the 2 nd Tuesday of each month) Tuesday, September 13, 2022, at 8:30 a.m. at GM Properties at 13305 Penn Street, Suite 200, Whittier, CA 90602 or possibly telephonically.	9. No Action Taken
10. Adjournment	The meeting was adjourned at 9:24 a.m.	10. No Action Taken

Minutes were taken by Brent Haskell and PJ Gordon with GM Properties.