

1. Brown Act Violations Translations. Nov 5 and May 14 (Meaning this meeting is predicated on a meeting which should have been invalidated in the first place.) i.e. Requested translation for May 14th which was not provided.
2. Ktown is hosting over 90 development sites within their boundaries in various stages of construction. 37 are Jamison projects. This does not include 23 of their existing properties which are in varying degrees of neglect and disrepair. We are tired of being accused of being NIMBYs when we no longer have a backyard to build in and very little to show for all the park fees and other monies that these construction projects generate. We are the second most dense neighborhood in America after Manhattan, so where is our Central Park?!! See *Ktown Construction Map*:
https://www.google.com/maps/d/u/0/viewer?fbclid=IwAR1gaby350Z9bbT3Actoycd4lQG81Mv0gJ4BLYJu0Z4V68y-sl_x89uOcVw&mid=1qJJlt0AfB9G8Ep437MOCmwkDemwiveU&ll=34.06639222857346%2C-118.29603725&z=14
3. Ktown is hosting over 90 development sites within their boundaries in various stages of construction. If the pandemic has shown us anything it's that we, the 130,000 stakeholders in Ktown are in desperate need of public green space!! Not to be confused with open space on rooftops which only high end renters can access. Liberty Park, located on Wilshire and Serrano which you designated as a city historical monument in March 2018 is one of the few green spaces we have. We would like you to note that Jamison Properties, the owners, has not been maintaining and watering it despite it being a protected city historical monument. During a global pandemic, open green space is essential for mental and physical well being. We cannot forget that in our rush to solve the affordable housing shortage.
4. When asked, we've been told that the CPC does not use an LA Construction Map to track the incredible number of projects that are in progress simultaneously, compounding noise, air pollution, dumping and sidewalk closures. Yet here is this map....so why can't they use this?)
<https://www.google.com/maps/d/u/0/viewer?mid=1AFWUU1vthpys6VWG9PhlJPz3vY0&ll=34.06118783591463%2C-118.29803796568149&z=16>
5. During the last several months, the WCKNC PLUM committee members have voiced their concerns about developers taking advantage of TOC (Transit Oriented Communities) credits giving the bare minimum required within the law but not giving back to the community that hosts them! Ktown suffers from a lack of affordable housing, public green spaces, street parking and poorly maintained streets and sidewalks. TOC projects have done little to alleviate these shortcomings despite the spike in construction over the past few years. But it has increased the number of vacant rental units in our neighborhood.
6. Jamison has not responded to WCKNC and stakeholders' many requests over the last several months for a town hall regarding security, safety, illegal dumping, maintenance, tree removals, and general upkeep.
7. In the CPC meetings we've heard several public commenters using the same script repeating that they want to make a "middle class living" and working on these developments will allow them to do that. Sure they will have employment for the 1-2 years they are required on the job site but we find it incredibly hard to believe that they

will be able to afford to house their family in a building where the initial rent will be at least \$5-\$6 a sq foot. (As Alan Park, a representative of Jamison has stated in past PLUM meetings.) A 500sf studio would cost at least \$2500. That's \$1000 -\$1200 more than a comparable sized studio in this neighborhood today. Most renters who can afford these units won't be riding public transportation, the very thing the TOC projects were built to promote.

8. Looking ahead to climate change → 3440 was first proposed in 2016 and its overall design and 'green' features are now out of date and are unsuitable for the LA we must build to resist climate change and bolster community resilience. To that end, the project also endangers local wildlife due to its height and massing, doing far more harm to the neighborhood than good.
9. This project was originally presented in 2016, Why is it still in proposal stages? During the May 14th CPC meeting members expressed their concern for the length of time this project has been under consideration and yet have granted Jamison at least 4 continuances since then including the most recent one on Nov 5, 2020.
10. Affordable housing: Income brackets ('low,' 'moderate,' etc.) are misnomers in our community as the brackets (derived from LA County data) are vastly out of scale with the local economy and therefore are deceiving. ('Moderate' bracket is nearly 2X the median income in our neighborhood.) What is affordable for LA County is not affordable for Koreatown.
11. What protocol is in place to verify if the 10% affordable housing is being promoted and utilized for that purpose? How do folks in the community know it's available to them?
12. The average income of WCKNC (Wilshire Center Koreatown Neighborhood Council) neighborhood is 35K per year. There is no need for more luxury units. We need affordable housing and everyone on the city council knows this. Why on earth would anyone with a luxury budget want to live in a Jamison Building? They have allowed the A+ Equitable Bldg, once a jewel on Wilshire to fall into disrepair according to tenants that I have spoken with. My personal experience confirms this. My mother had a business in the building for many years and today it is shabby and dirty
13. Jamison likes to pick and choose which 'urban scale' they wish to honor based on which project they're pushing through. They will conveniently ignore whichever prominent structures do not serve their agenda for that particular project, yet expect to dupe the Neighborhood Council and community as a whole, marketing two VERY different projects on the same intersection (one 7 storeys and the other 28+). Even then, the arguments are lazy (demonstrated by misleading and low-effort renderings) and any amount of scrutiny shows that these arguments are blatant attempts to ignore key architectural masses which define the local urban environment.
14. No EIR (Environmental Impact Report) was required even though the project has a subterranean parking lot less than 100 feet from The Barclay (1927) and the Robert F.

Kennedy Community Schools (the single most expensive public school project in the nation serving thousands of local youth from Kindergarten through High School).

- a. Studies have shown that increased levels of air pollution are clearly associated with a reduction in test scores.
 - b. Noise pollution has also been observed to have a measurable impact on the educational outcomes of students, contributing to poorer mental and physical health, as well as lower measurable educational outcomes.
 - c. Lower educational success rates have been shown to be connected with higher rates of violent and property-related crime. It is the community into which Jamison seeks to forcibly insert this project that will suffer from this.
15. Jamison and their top managers contributed over \$11K to just one of Herb Wesson's runs for CD10. They use their power and money to the detriment of the surrounding humans. Jamison is not a good citizen and they do not want you to do anything but cash their checks and approve their plans. I challenge this board to stand up and do the right thing for the City and Koreatown.
16. Several of the Former PLUM Committee Chairman's recent reports have been discovered to be misrepresenting committee votes, changing "conditions" to "recommendations". seemingly favoring developer approval. It has happened enough to note as a possible pattern and questions the validity of past WCKNC PLUM and consequently the EXEC BOARD votes.