



## AGENDA REPORT

**Meeting Date:** May 7, 2013  
**Item Number:** E-1  
**To:** Honorable Mayor & City Council  
**From:** Aaron Kunz, Deputy Director of Transportation  
Martha Eros, Transportation Planner  
**Subject:** RESOLUTION OF THE COUNCIL OF THE CITY OF BEVERLY HILLS MODIFYING PREFERENTIAL PARKING ZONE "N" TO INCLUDE THE EAST SIDE OF HEATH AVENUE BETWEEN 477 - 545 HILLGREEN DRIVE  
**Attachments:**

1. Resolution
2. Categorical Exemption
3. Traffic & Parking Commission Recommendation
4. Traffic & Parking Commission Minutes - Draft
5. April 4, 2013 Traffic & Parking Commission Report
6. City Council Meeting Notice
7. Correspondence

---

### **RECOMMENDATION**

Staff and the Traffic & Parking Commission recommend that the City Council approve a resolution modifying Preferential Parking Zone "N" to include the east side of Heath Avenue between 477-545 Hillgreen Drive with a regulation of:

"1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Permit 'N' Exempt"

### **INTRODUCTION**

On April 4, 2013, the Traffic & Parking Commission reviewed a resident-initiated petition to establish a permit parking regulation on the east side of Heath Avenue and voted (4-0) to approve staff's recommendation. The Commission Vice-Chair was absent.

**DISCUSSION**

Background information is provided in the April 4, 2013 Traffic & Parking Commission report. The lead petitioner and one resident from adjacent Hillgreen Drive provided public comment in support of permit parking. Staff recommends the 1-hour permit regulation to address commuter parking at the south end of the block, potential security concerns on a street with *alleyway* characteristics and remote location, and improved quality of life for the Hillgreen Drive residents whose homes abut Heath Avenue.

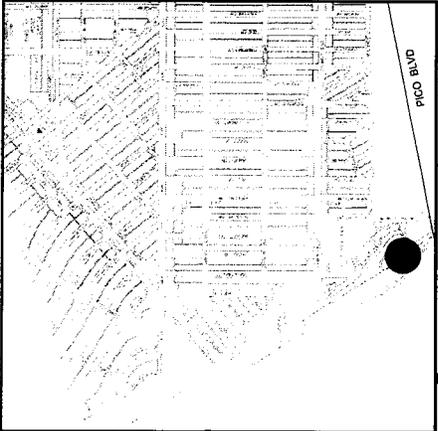
Public notices announcing the City Council's review of the petition request at its May 7, 2013 meeting were mailed the week of April 22<sup>nd</sup> to the same distribution list as for the Traffic & Parking Commission meeting.

**FISCAL IMPACT**

The cost of modifying parking signs would be nominal and installed by City staff.

Mahdi Aluzri   
Approved By

Exhibit 1: Area Map



HEATH AVENUE

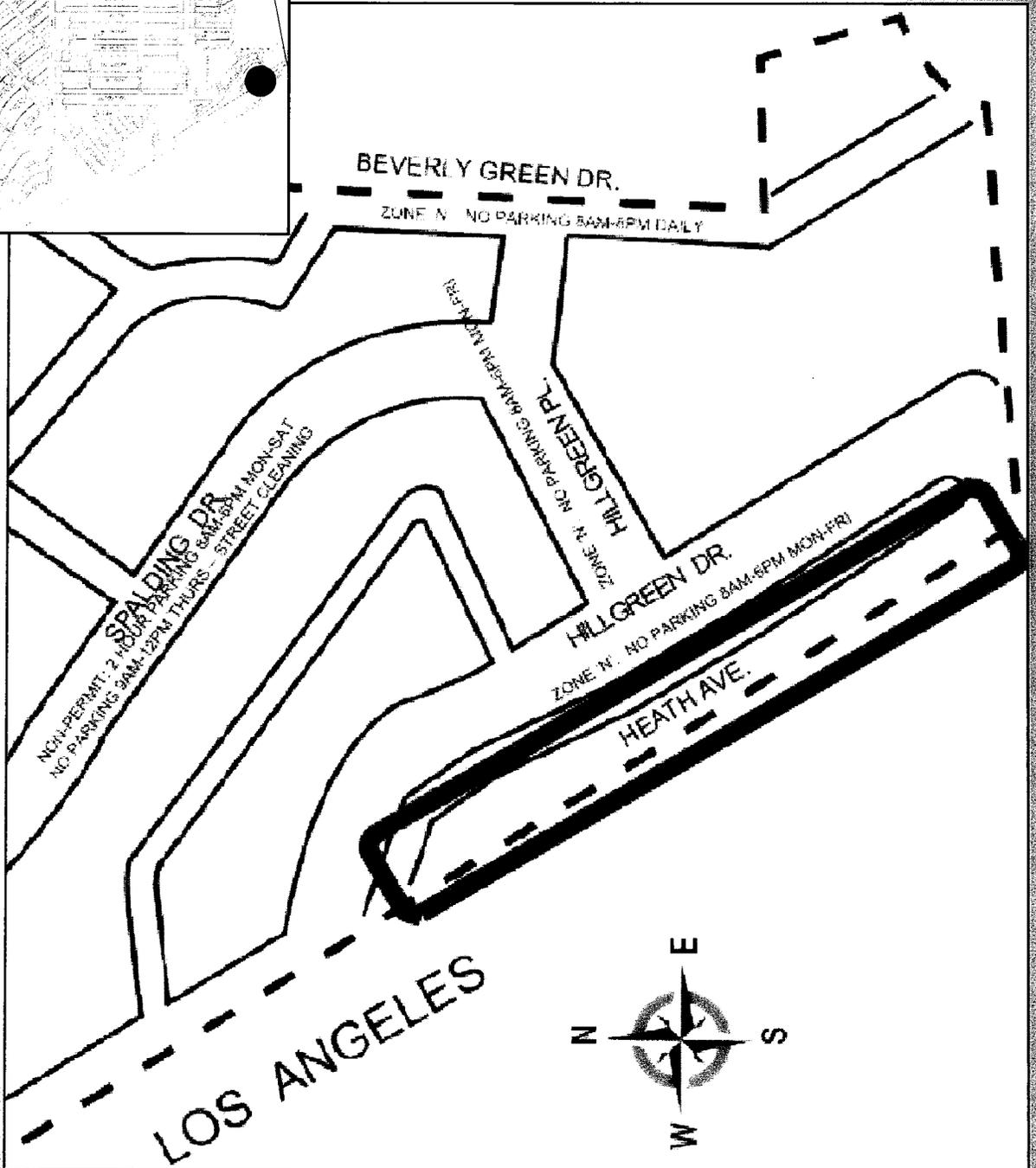


Exhibit-1

**ATTACHMENT 1**  
**Resolution**

RESOLUTION NO. 13-R- \_\_\_\_\_

RESOLUTION OF THE COUNCIL OF THE CITY OF BEVERLY HILLS  
MODIFYING PREFERENTIAL PARKING ZONE “N” TO INCLUDE THE EAST  
SIDE OF HEATH AVENUE BETWEEN 477-545 HILLGREEN DRIVE

WHEREAS, pursuant to Beverly Hills Municipal Code Section 7-3-206(d), a qualifying petition to modify Preferential Parking Zone “N” to include the east side of Heath Avenue was filed by the residents of Hillgreen Drive whose homes immediately abut Heath Avenue;

WHEREAS, the east side of Heath Avenue was annexed into the City of Beverly Hills in 1998 (98-R-9941);

WHEREAS, the resident-initiated petition sought to establish a “1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Except by Permit ‘N’” permit regulation on Heath Avenue between 477-545 Hillgreen Drive;

WHEREAS, on April 4, 2013, the Traffic & Parking Commission investigated the need to modify Preferential Parking Zone “N” to include the east side of Heath Avenue;

WHEREAS, the Public Works & Transportation Department recommends adding the east side of Heath Avenue to Permit Zone “N” with a regulation of “1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Permit ‘N’ Exempt” to address long-term commuter intrusion; and

WHEREAS, the Planning Department has reviewed the proposed project and has determined that the project is not subject to the California Environmental Quality Act and has issued a Categorical Exemption;

NOW THEREFORE, the Council of the City of Beverly Hills does hereby resolve as follows:

Section 1. Based upon the evidence and testimony presented to the City Council, including the information set forth in the Agenda Report, the findings required by BHMC Section 7-3-206(d) to justify modifying Preferential Parking Zone "N" to include the east side of Heath Avenue between 477-545 Hillgreen Drive.

Section 2. The City Council finds that the following designated preferential parking zone is required due to commuter vehicles regularly interfering with available public parking adjacent to residential property zone; or that such vehicles are the cause of unreasonable noise, traffic hazards, and pollution in the residential environment; or that displaced commuter vehicles will not unduly impact surrounding residential areas; or that there is no reasonable alternative which is feasible or practical to reduce identified street parking problem to acceptable levels.

Section 3. The City Council hereby approves modifying Preferential Parking Zone "N" to include the east side of Heath Avenue subject to the provisions of the Beverly Hills Municipal Code Section 7-3-206(d), with a regulation of:

"1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Permit 'N' Exempt"

Section 4. The City Clerk shall certify to the adoption of this resolution and shall cause this resolution and his certification to be entered in the Book of Resolutions of the Council of the City.

Adopted:

CITY OF BEVERLY HILLS

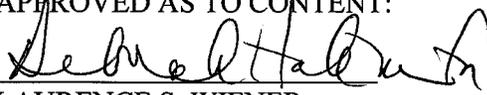
\_\_\_\_\_  
JOHN A. MIRISCH  
Mayor of the City of  
Beverly Hills, California

ATTEST:

\_\_\_\_\_  
BYRON POPE  
City Clerk

[Signatures continue]

APPROVED AS TO CONTENT:



LAURENCE S. WIENER  
City Attorney

APPROVED AS TO FORM:



MAHDI ALUZRI  
Acting Director of Public Works & Transportation

**ATTACHMENT 2**

**Categorical Exemption**



BeverlyHills.org

**Categorical Exemption**

Name of Project: Heath Avenue

Location: East side of Heath Avenue between 477-545 Hillgreen Drive

Type of Business (if commercial): N/A; residential

Project Description: Add the east side of Heath Avenue between 477-545 Hillgreen Drive to Preferential Parking Permit Zone "N" with a parking regulation of "1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Permit 'N' Exempt"

Applicant's Name: City of Beverly Hills Phone: 310-285-1000

Applicant's Address: 455 North Rexford Drive

City: Beverly Hills, CA Zip: 90210

If different, provide:

Agent's Name: Dept. of Public Works & Transportation Phone: 310-285-2500

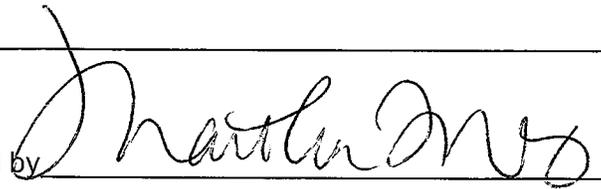
Agent's Address: 345 Foothill Road

City: Beverly Hills, CA Zip: 90210

The undersigned, having received this project for processing, has reviewed it for environmental impact and concluded that the project qualifies for a categorical exemption under the procedures adopted by the City of Beverly Hills and no further environmental assessment is necessary.

**Applicable Exemption Class:** 1(c)

Comments: Operation of existing public right-of-way; no expansion of use. Proposed changes not anticipated to result in significant displaced parking.

Reviewed by  Date 4/10/13

**ATTACHMENT 3**

**Traffic & Parking Commission**

**Recommendation**

# **Traffic & Parking Commission Recommendation**

## **April 4, 2013**

The east side of Heath Avenue between 477-545 Hillgreen Drive

4/0\* To approve staff's recommendation to add the east side of Heath Avenue between 477-545 Hillgreen Avenue to Preferential Parking Zone "N" and establish a parking regulation of "1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Permit 'N' Exempt."

\*Vice Chair Absent

# **ATTACHMENT 4**

**Traffic & Parking Commission**

**April 4, 2013 Minutes - Draft**

## ORAL COMMUNICATION FROM THE AUDIENCE

Ron Michaels apprised the Commission about tour bus difficulties in front of Louis Vuitton.

## ACTION ITEMS

**1. REQUEST TO ESTABLISH A PREFERENTIAL PERMIT PARKING ZONE ON THE EAST SIDE OF HEATH AVENUE ADJACENT TO THE HOMES LOCATED BETWEEN 477 AND 545 HILLGREEN DRIVE**

- Resident-initiated petition request for a "1-Hour Parking, 8 A.M. to 6 P.M., Monday through Friday, Except by Permit" regulation

Martha Eros, Transportation Planner, provided an overview of the staff report.

Lead Petitioner, Abe Knobel, expressed his support of staff's recommendation

Dr. Samuel Berger expressed his support of staff's recommendation

Motion by STEINBERG, seconded by FRIEDMAN

4/0 To approve the petition request for a "1-Hour Parking, 8 A.M. to 6 P.M., Monday through Friday, Permit N Exempt" regulation

AYES: FRIEDMAN, STEINBERG, LEVINE, GRUSHCOW  
NOES: None  
ABSENT: LICHT  
ABSTAIN: None

CARRIED

**2. CONSIDERATION OF THE MARCH 7, 2013 MEETING MINUTES**

Motion by LEVINE, seconded by STEINBERG

4/0 To approve the March 7, 2013 minutes

AYES: FRIEDMAN, STEINBERG, LEVINE, GRUSHCOW  
NOES: None  
ABSENT: LICHT  
ABSTAIN: None  
CARRIED

**ADJOURNMENT: 12:00 PM\***

**\*TIMES ARE APPROXIMATE**

# **ATTACHMENT 5**

**April 4, 2013 - TPC Report**



CITY OF BEVERLY HILLS  
**TRAFFIC & PARKING COMMISSION**

Meeting of April 4, 2013

**TO:** Traffic & Parking Commission  
**FROM:** Martha Eros, Transportation Planner   
**SUBJECT:** Heath Avenue between 477-545 Hillgreen Drive – Resident Initiated Request to Establish a Preferential Parking Permit Zone

This report outlines a resident-initiated petition to establish a Preferential Parking Permit Zone on the east side of Heath Avenue, immediately adjacent to the homes located between 477-545 Hillgreen Drive, with a regulation of:

**“1-Hour Parking, 8am to 6pm, Monday-Friday, Except by Permit”**

**INTRODUCTION**

Heath Avenue is located on the southwest tip of the Beverly Hills city limits, immediately north of Pico Boulevard in Los Angeles. The east side of Heath Avenue was annexed from the City of Los Angeles in 1998 (98-R-9941), but the west side remains within the Los Angeles jurisdiction.

Heath Avenue in general, from the cul de sac located north of Pico Boulevard to Olympic Boulevard south of Beverly Hills High School, has the characteristics of an “alleyway” as there are no homes facing the street and no street curb infrastructure. The west side of Heath Avenue has a street curb or block wall, shrubbery and a chain link fence that separates the road from Century Park East (a minor arterial in the City of Los Angeles), and is posted with “No Parking Anytime” signs along the entire length of the street.

The project area is approximately 0.25 miles long and the street width varies between 25-feet to 20-feet as vehicles travel northbound. The rear property walls of the 17 homes located on the west side of Hillgreen Drive are immediately adjacent to Heath Avenue and large waste bins are placed in the public right-of-way. There are 13 covered garage entrances located on the rear side of the Hillgreen Drive properties, and no main/front home entrances or residential driveways on Heath Avenue.

Preferential Parking Permit Zone “N” includes Hillgreen Drive, Hillgreen Place and Beverly Green Drive with “No Parking” except by permit daytime regulations (Attachment A). Zone “N” was established in August 1981 as a result of commuter impacts to the neighborhood. Spaulding Drive has a standard non-permit “2-Hour, 8am to 6pm, except Sunday” regulation.

**DISCUSSION**

Staff received a qualifying petition in February 2013 signed by 13 of the 17 (76%) single-family homes located on the west side of Hillgreen Drive to address parking intrusion next to their back yard and garages by employees of Pico Boulevard businesses.

There are approximately 34 parking spaces along the rear property walls on the east side of Heath Avenue between 477 and 545 Hillgreen Drive. Staff conducted parking occupancy counts on Tuesday, March 5, 2013 between 8am to 6pm. The average daily occupancy was 20% (7 of 34 spaces), with a steady peak occupancy of 22% (7 of 34 spaces) between 12 p.m. and 4 p.m. Although staff did not witness motorist/pedestrian activity, commuter vehicles were concentrated at the south end of the street against residents' rear wall/back yards. Of the total number of vehicles recorded, 15% were registered to non-residents. Seven vehicles parked 6 to 11 hour durations near the north (two commuter) and south (two resident and three commuter) entrances of Heath Avenue.

Staff conducted spot checks on Heath Avenue during the evaluation period. The same parking conditions were observed (i.e., low parking occupancy and vehicle concentration at south end), and service vehicles (i.e., gardener) access homes from the rear gate. Most of the vehicles on Hillgreen Drive displayed Zone "N" permit placards and on-street parking was not impacted.

Pending public comment, staff supports the resident-initiated petition to establish a 1-hour daytime permit regulation on Heath Avenue based on the 76% support of the petition and the residents' compromised lifestyle as a result of commuter parking adjacent to their back yards. The petition does not request evening or weekend parking restrictions.

### **Noticing**

Public Notices advising of Traffic & Parking Commission's review of this request at its April 4, 2013 meeting were mailed March 20, 2013 to residents on Hillgreen Drive, Hillgreen Place and Beverly Green Drive. Additionally, the notice was e-mailed to the downtown and West Los Angeles City Planning offices for the City of Los Angeles and the Council District 5 area representative, but not to adjacent businesses in the City of Los Angeles.

### **Recommendation**

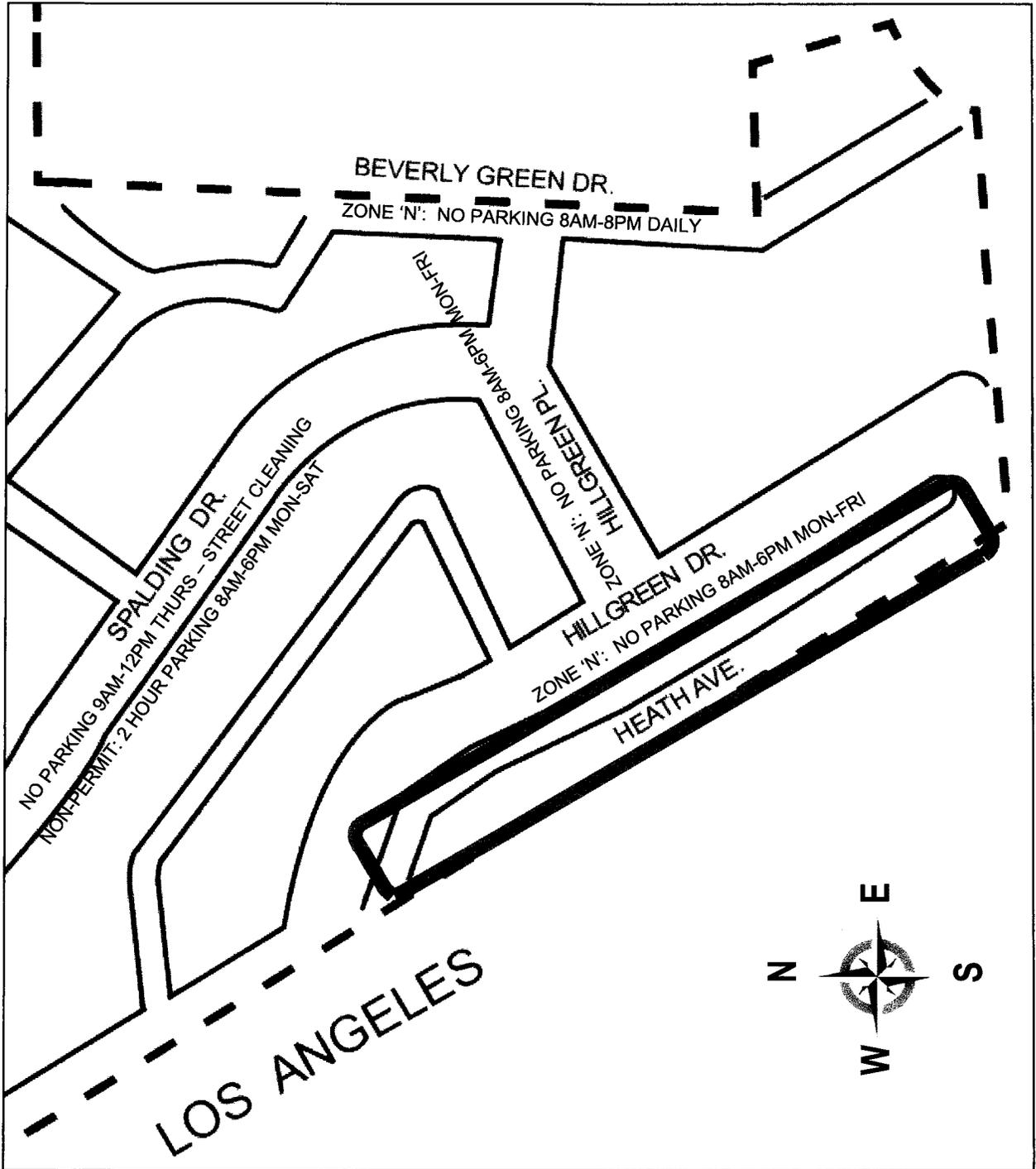
Pending public comment, staff recommends that the Traffic & Parking Commission establish Preferential Parking Permit Zone "N" on the east side of Heath Avenue with a regulation of:

"1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Permit 'N' Exempt."

### **Attachments**

- A) Area Map
- B) March 5, 2013 Parking Occupancy Survey
- C) Resident Petition
- D) Meeting Notice

# HEATH AVENUE



Attachment-A

# Heath Avenue Parking Occupancy Survey

Date: Tuesday, March 5, 2013

## TOTAL PARKING OCCUPANCY

Heath Avenue inbetween Hillgreen Drive

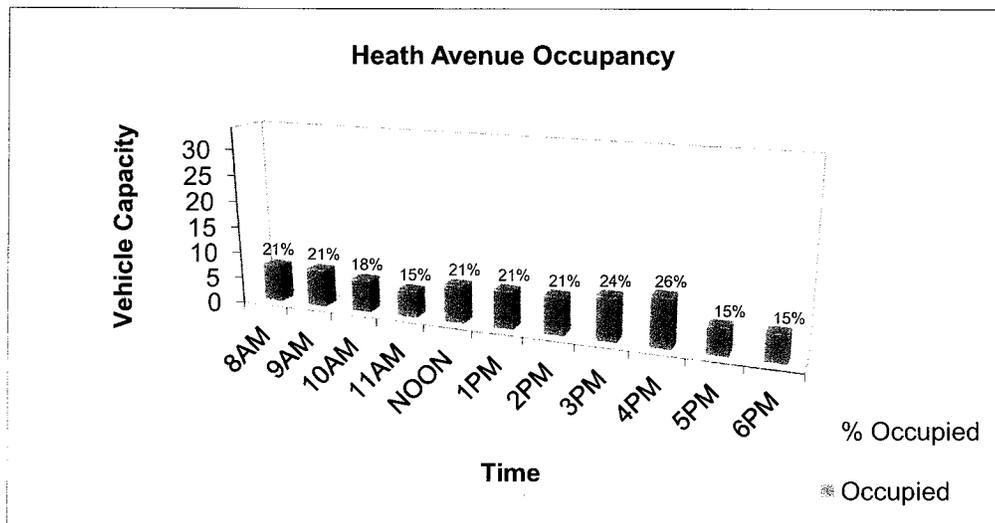
Time of Day	8AM	9AM	10AM	11AM	NOON	1PM	2PM	3PM	4PM	5PM	6PM	AVG
Occupied	7	7	6	5	7	7	7	8	9	5	5	7
Capacity*	34	34	34	34	34	34	34	34	34	34	34	34
% Occupied	21%	21%	18%	15%	21%	21%	21%	24%	26%	15%	15%	20%

## PARKING DURATION

# Hours Parked	1	2	3	4	5	6	7	8	9	10	11	TOTAL
# Vehicles	3	1	2	0	1	1	2	1	0	0	1	12
% Veh. Parked	25%	8%	17%	0%	8%	8%	17%	8%	0%	0%	8%	100%

## NON-RESIDENT PARKING OCCUPANCY

Time of Day	8AM	9AM	10AM	11AM	NOON	1PM	2PM	3PM	4PM	5PM	6PM	AVG
Non-Residents (NR)	5	5	5	4	6	6	6	7	6	3	3	5
Residents (R)	2	2	1	1	1	1	1	1	3	2	2	2
Capacity*	34	34	34	34	34	34	34	34	34	34	34	34
NR Occupancy	15%	15%	15%	12%	18%	18%	18%	21%	18%	9%	9%	15%
R Occupancy	6%	6%	3%	3%	3%	3%	3%	3%	9%	6%	6%	5%



\*Capacity is calculated mathematically using standard design lengths, and can be increased by reducing the distance between vehicles and using smaller vehicles. Averages and percentages are rounded to the nearest whole number.

HEATH AVENUE PARKING PERMIT REQUEST

Abe Knobel - Petitioner

RECEIVED  
CITY OF BEVERLY HILLS  
2013 FEB 26 AM 10:37  
PUBLIC WORKS DEPARTMENT

Explanation for the need for restricted parking

I have lived at my house for nearly 28 years and for most of those years, I never encountered a consistent problem with non-adjacent residents parking in the rear of my house on Heath Avenue. That all changed about three years ago when employees working at the 9911 Pico Blvd office building discovered that Heath Avenue is a free place to park without any restrictions and a cost saving alternative to parking in the office building. In addition, patrons of the beauty salon on the corner of Pico Blvd and Beverly Green also use Heath Avenue in lieu of parking in the office building. In fact, the purpose of the one hour limit is to prevent the salon patrons from parking on Heath Avenue. Otherwise, the two hour restriction would have been sufficient.

But the last three years have been a nightmare for me and my neighbors. There are days where the entire alley (Heath Avenue) from Pico going north, is lined with cars belonging to non-adjacent homeowners. The majority of the time, if I leave my house for an appointment, I come back home only to find my spot taken. My children come home having no place to park. Because our house is raised high from the front of the street, it is much more convenient for us to park our cars in the rear of the house rather than the front. We and many of my neighbors also don't have a driveway to park our cars, so parking on the street on Hillgreen Drive and Heath Avenue are our only options. Dr. Berger, my neighbor at 545 Hillgreen Drive went so far as to have the city paint a RED stripe prohibiting parking entirely. His property along Heath Avenue is lined with a small brick wall which had to be constantly repaired from the cars that would park alongside the wall and knock it down.

Several months ago I researched and found out that the majority of these cars are owned by non-paid interns working at Filmindependent.org. This company had one of their employees scout the entire neighborhood for free parking and determined that Heath Avenue is the place for them. The company hires dozens of interns and cycles through them several times a year. So even if I was able to successfully and kindly request that they park elsewhere, all they do is just park further up Heath Avenue and in a short time, they are replaced with a new set of interns. I pleaded with the company to request that their interns not park on Heath Avenue, but they declined to do anything for me. The news of "Free Parking on Heath Avenue" quickly spread to other offices in the office building, so even if this company did cooperate, there was no way to stop everyone from parking by simply asking nicely.

Consequently, the time has come to finally get our neighborhood back and put an end to this intrusion by placing parking restrictions on Heath Avenue as requested in my petition.



RECEIVED  
~~PREFERENTIAL PARKING PERMIT ZONE~~  
PETITION REQUEST  
2013 FEB 25 AM 11:16



PUBLIC WORKS DEPARTMENT

A *Preferential Parking Permit Zone* allows Beverly Hills residents to park a vehicle(s) on their block during restricted parking hours. Residents of a designated permit zone may purchase up to three (3) permits per household annually at an approximate cost of \$33.50 each, with fees subject to change each fiscal year. Permits are valid through September 30<sup>th</sup> and may be renewed annually.

Residents may register to receive a daytime exemption permit at no additional cost when occasional parking needs exceed what can be accommodated with three (3) preferential parking permits. Residents must purchase the three annual preferential parking permits to be eligible to receive a daytime exemption permit. Preferential parking permits do not exempt residents from the City's overnight parking restriction between 2:30AM and 5AM. [BHMC 7-3-301]

STREET: 400-500 BLOCK OF Heath Avenue

LEAD PETITIONER: Abe Knobel 5 Hillgreen Drive 310 ... abe@  
Name Address Phone/Email

EXISTING REGULATION:	No Existing Hour/Time Limit	No Existing Day(s)	No Existing Enforcement Hours	No Existing Day/Evening
PETITION REQUEST:	1-hour Hour/Time Limit	Monday - Friday Day(s)	8am - 6pm Enforcement Hours	Day Day/Evening

We collectively support the petition request for a permit parking regulation and acknowledge that a qualifying petition is final once submitted for review.

PRINT NAME & SIGNATURE	ADDRESS	PHONE # (OPTIONAL)
✓ Abe Knobel	Hillgreen Dr	
✓ Samuel Berger	Hillgreen Dr.	
✓ Nancy Kramer	Hillgreen Dr.	(310)
✓ Maura Sheper	Hillgreen Dr	





## NOTICE OF PUBLIC MEETING

### HEATH AVENUE Request to Establish a Preferential Parking Permit Zone

---

The Department of Public Works & Transportation invites your participation in the review of a resident-initiated petition to establish a Preferential Parking Permit Zone on the east side of Heath Avenue adjacent to the homes located between 477 and 545 Hillgreen Drive.

**MEETING:** Traffic & Parking Commission

**DATE:** Thursday, April 4, 2013

**TIME:** 9:30 a.m., or as soon thereafter as the matter may be heard

**LOCATION:** City Hall, Room 280-A, 455 N. Rexford Drive, Beverly Hills, CA, 90210

**PETITION REQUEST:** Establish a "1-Hour, 8 a.m. to 6 p.m., Monday through Friday, Except by Permit" regulation on the east side of Heath Avenue.

Currently, the east side of Heath Avenue does not have parking restrictions, and the west side of the street is "No Parking Anytime."

#### STAFF RECOMMENDATION:

Pending public comment, staff supports including the east side of Heath Avenue in Preferential Parking Permit Zone "N" with a regulation of:

**"1-Hour Parking, 8 a.m. to 6 p.m.,  
Monday through Friday, Permit 'N' Exempt"**

**PUBLIC COMMENT:** Persons wishing to comment on this item are invited to attend the April 4, 2013 Traffic & Parking Commission meeting and/or submit written comments. Please submit written correspondence a minimum of 24-hours in advance of the meeting date to allow for routing.

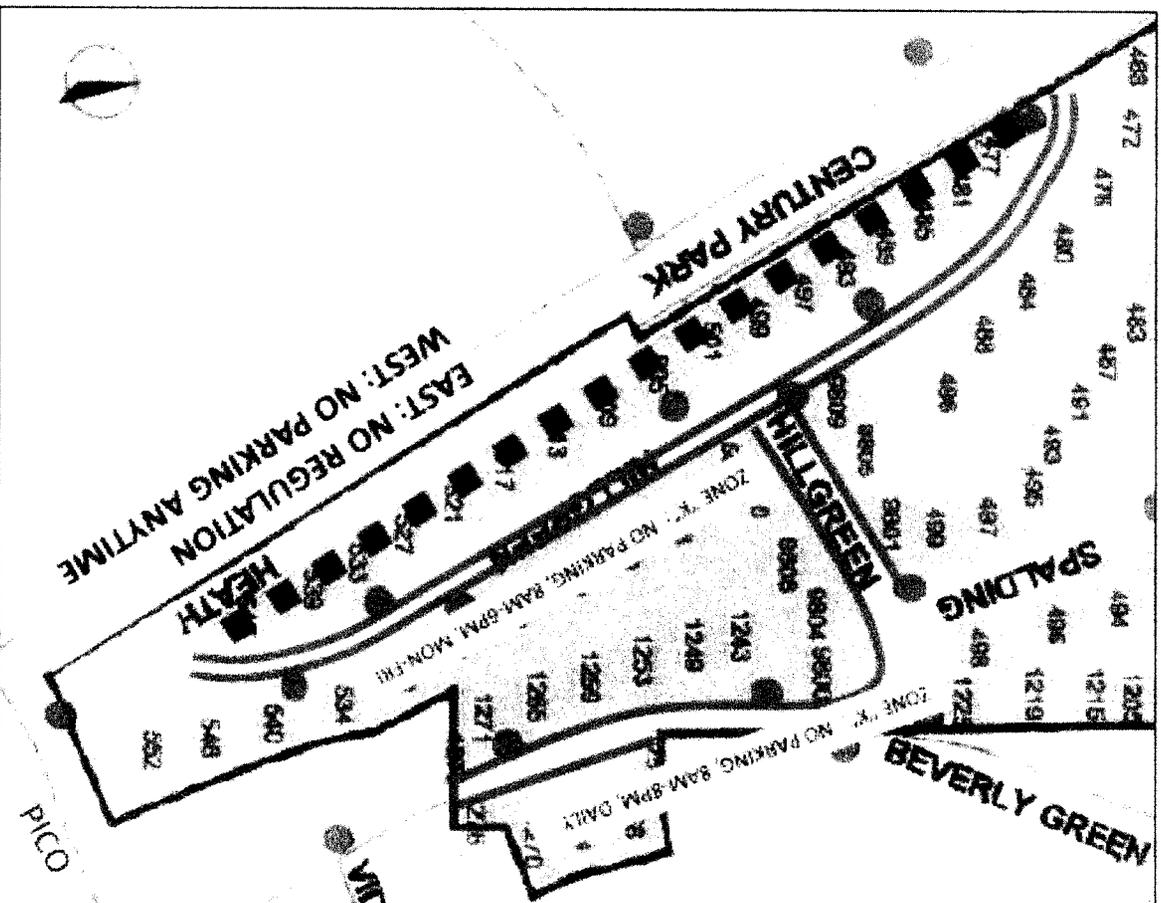
By Email: [transportation@beverlyhills.org](mailto:transportation@beverlyhills.org)  
By Mail: City of Beverly Hills, Transportation Planning  
345 Foothill Road, Beverly Hills, 90210

The Traffic & Parking Commission is an advisory board to the City Council. The Commission's recommendation of the petition request will be forwarded to the City Council for consideration at a future date. The City Council may approve, deny, or modify the Commission's recommendation.

If you would like additional information regarding this proposal, please contact the Public Works & Transportation Department at (310) 285-2452.

East Side of Heath Drive

“1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday,  
Permit ‘N’ Exempt”



# **ATTACHMENT 6**

## **City Council Meeting Notice**



## BEVERLY HILLS CITY COUNCIL NOTICE OF PUBLIC MEETING

### Request to Establish Preferential Parking Zone "N" On the East Side of Heath Avenue

---

The City of Beverly Hills invites your participation in the review of a resident-initiated petition to establish Preferential Parking Zone "N" on the east side of **Heath Avenue** between 477-545 Hillgreen Drive.

- MEETING:** Beverly Hills City Council
- DATE:** Tuesday, May 7, 2013
- TIME:** 7:00 p.m., or as soon thereafter as the matter may be heard
- LOCATION:** City Hall, Council Chambers, 455 N. Rexford Drive, Beverly Hills, CA, 90210
- PETITION REQUEST:** Establish a "1-Hour Parking, 8 a.m. to 6 p.m., Monday through Friday, Except by Permit" regulation on the east side of Heath Avenue. There are currently no parking regulations on Heath Avenue.
- ACTION:** Consideration of a Traffic & Parking Commission recommendation to establish Preferential Parking Zone "N" on the east side of Heath Avenue between 477-545 Hillgreen Drive with a regulation of:

**"1-Hour Parking, 8 a.m. to 6 p.m.,  
Monday through Friday, Permit 'N' Exempt"**

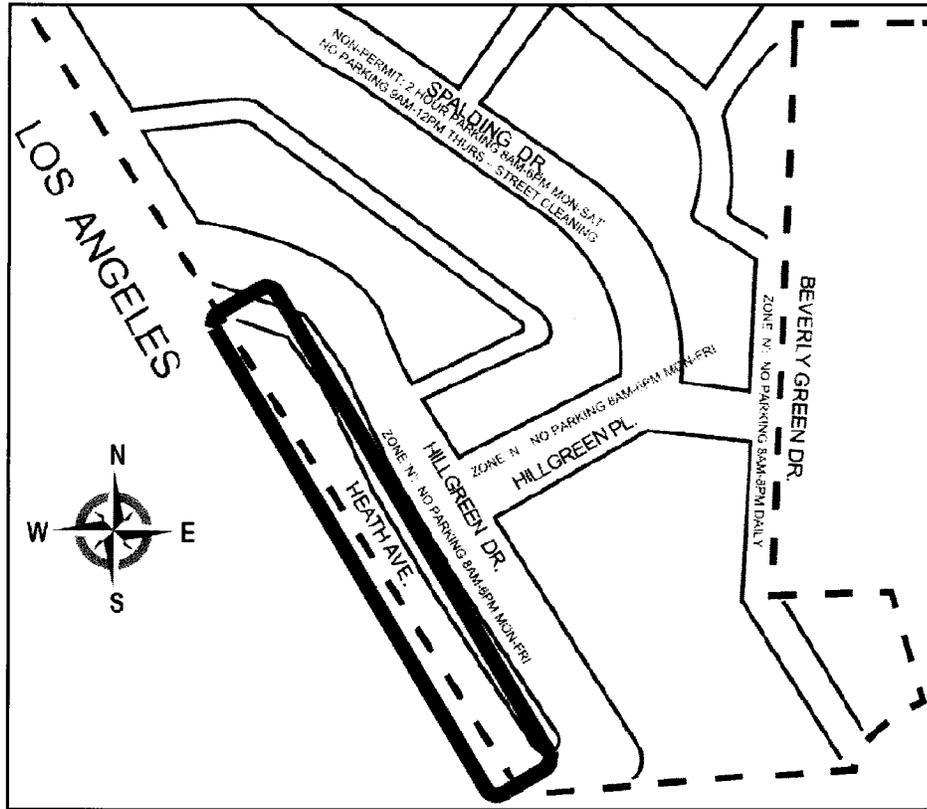
The Traffic & Parking Commission is an advisory board to the City Council. The City Council may approve, deny, or modify the petition request.

- PUBLIC COMMENT:** Persons wishing to comment on this proposal are invited to attend the May 7, 2013 City Council meeting. You may also submit written comments by e-mail or postal mail for review by the Beverly Hills City Council.

By Email: [transportation@beverlyhills.org](mailto:transportation@beverlyhills.org)  
By Mail: City of Beverly Hills, Transportation Planning  
345 Foothill Road, Beverly Hills, 90210

If you would like additional information regarding this proposal, please contact the Public Works & Transportation Department at (310) 285-2452.

# East Side of Heath Avenue



**ATTACHMENT 7**  
**Correspondence**

Traffic & Parking Commission

**477 - 545 HEATH DRIVE**

NO CORRESPONDENCE RECEIVED OTHER THAN  
LETTER ACCOMPANYING PETITION

DATE	ADDRESS	SUPPORT	OPPOSE	NAME