

**CITY OF BEVERLY HILLS
MINUTES – STUDY SESSION
February 2, 2016
2:30 p.m.
City Council Chamber**

PRESENT: Mayor Gold
Vice Mayor Mirisch
Councilmember Brien
Councilmember Bosse
Councilmember Krasne
Mahdi Aluzri, City Manager
David Snow, Interim City Attorney
David Lightner, Deputy City Manager/Director of Capital Assets
Cheryl Friedling, Deputy City Manager for Public Affairs
Aaron Kunz, Deputy Director of Transportation

ABSENT: None

The meeting was called to order at 2:30 p.m.

Speaking:

1. Robert Tanenbaum
2. Thomas White, Beverly Hills Municipal League

A – DIRECTION

1. **Townscape Proposal – 336 Foothill Road, 9268 Third Street**
Presentation of a potential public review process and private development proposal for a potential ground lease of City-owned property.

Mayor Gold prefaced the presentation by noting that the item was presented to Council as a concept and therefore the City had not and would not make any determination regarding the project. He noted that Council is reviewing the presentation to explore whether or not the City should consider entering into a process for a public discussion regarding if and how the property should be developed.

Deputy City Manager/Director of Capital Assets David Lightner noted that the proposal was unsolicited and that the information contained in it was provided without input from the City. He pointed out that the site in discussion will not affect the scheduled dog park and groundwater well projects. Mr. Lightner introduced Managing Partner Tyler Siegel of Townscape Partners who briefly outlined the submitted proposal as well as spoke on the intent and benefits of the concept. Partners Frank Gehry and Anand Devarajan of Gehry Partners, LLP presented the architectural approach to the proposed concept. Mr. Lighter asked Council for their consideration to initiate an informal public review process then discussed the next steps if Council agreed to move forward.

Speaking:

1. Larry Larson
2. Robbie Anderson
3. Steve Webb
4. Thomas White, Beverly Hills Municipal League
5. Dr. Sharon Ignarro
6. Carlton Y.S. Lee, M.D.

Mr. Lightner clarified the boundaries of the proposed seven acres. City Manager Mahdi Aluzri spoke on the timeline of the dog park and clarified that the proposed project will not affect it. He also clarified that if Council approves an initiation of an informal public review process, that the review will be opened to all proposals and the terms of the ground lease be negotiated. Councilmember Brien pointed out that public outreach would not incur any costs to the City as Townscape Partners will pay for the review. Vice Mayor Mirisch expressed that he would like the land to be used as passive green space and would prefer that resident feedback not be solicited from a potential proposer.

Council agreed to move forward with the public process and asked staff to emphasize community outreach.

2. **Minimum Wage Requirement and Addressing Wage Theft in the City**

This item continues the review of the minimum wage in the City and potential ways to address wage theft.

Deputy City Manager for Public Affairs Cheryl Friedling followed up on the item which was previously brought to Council at the November 3, 2015 Study Session meeting. Ms. Friedling discussed the increase in the state minimum wage and updated Council on the status of the state ballot measure. She noted that the Cities of Santa Monica and Long Beach passed ordinances to increase their minimum wages and that the Westside Cities Council of Governments (WCCOG) created a regional task force working group of which she represents on behalf of the City of Beverly Hills.

Ms. Friedling briefly reviewed the outreach conducted by the local business community and discussed her communications with surrounding cities. She also defined wage theft, the wage theft claims process and the steps the City would need to take to prevent it. She noted that the City of Los Angeles and County of Los Angeles may have larger resources that can assist the City with reinforcement. Ms. Friedling briefly reviewed the impact of a wage increase on the City's budget. She introduced Beverly Hills Chamber of Commerce (BHCC) Director of Economic Development Andy Sywak who reviewed the results and analysis of the three surveys that the BHCC conducted. BHCC President Todd Johnson introduced restaurant owners Vicky Mense of Xian, Maria D'auria of Il Fornaio and Peter Garland of Porta Via who all commented on the subject.

Speaking:

1. Sidney Machtyl
2. Rabbi Jonathan Klein
3. Gabriella Rosco
4. Claudia Campos, The Beverly Hills Hotel – Dorchester Collection

5. AJ Willmer

Mayor Gold acknowledged Council's receipt of a letter from United Here Local 11. City Manager Mahdi Aluzri confirmed that the City's part-time employees earn at the state's minimum wage rate. Interim City Attorney David Snow answered Councilmember Bosse's question regarding drafting an ordinance directed toward tipped employees.

Council agreed to move forward with the request.

3. **Options for Second Portal for the Wilshire/Rodeo Station**

Provides assessment of options and feasibility of adding a second portal for the Wilshire/Rodeo subway station.

Deputy Director of Transportation Aaron Kunz provided a brief background and an overview of the proposed location, associated costs and the requirements needed to access the second portal. He presented the pros and cons for each portal option then concluded with staff recommendations.

Speaking:

1. Allan Alexander
2. Steve Webb
3. Steve Mayer

Council agreed to defer construction of a second portal and to focus on above ground options.

B – ADDITIONAL ITEMS TO CONSIDER (TIME PERMITTING)

None

C – INFORMATION

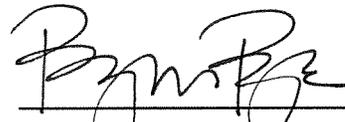
4. **Waiving Overdue Fines as Part of National Library Week**

To celebrate, the Library will hold its seventh annual Food for Fines program where library fines are waived in exchange for canned food that is collected for the Westside Food Bank.

Item not discussed.

The Study Session adjourned at 5:27 pm to the Closed Session to discuss items that are identified on the agenda that has been prepared for the meeting.

PASSED, Approved and Adopted
this 16th day of February, 2016


BYRON POPE, City Clerk

JULIAN A. GOLD, M.D., MAYOR

This meeting was televised on City of Beverly Hills Municipal Government Television Access,
BHN/10, Time Warner Cable.