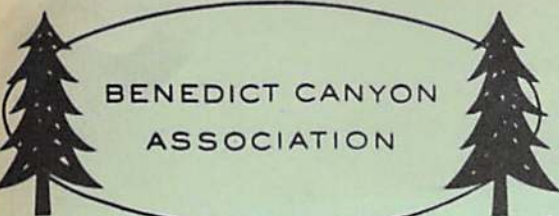


"A Better Community Through Community Effort"



BENEDICT CANYON
ASSOCIATION

OFFICE OF THE PRESIDENT

P. O. Box 1265
Beverly Hills, California 90213

N-E-W-S-L-E-T-T-E-R

June 26, 1967

MEMBERSHIP
John Waters

The Board of Directors is pleased to announce a new high in membership. We thank the 366 resident families who have joined and appreciate their support. The following pages will inform you of our current activities.

FIRE
INSURANCE
Mrs. John
D. Weaver

On June 15th the Board of Fire Commissioners approved and sent to the City Council a proposed new brush-clearance ordinance designed to reduce the risk of fire in brush areas, and to establish uniform standards on which both the fire department and the insurance companies agree.

The ordinance would extend the mandatory clearance of brush around homes from 30 to 100 feet, but would liberalize the amount and kinds of brush which is permitted to remain. Since it would assure every home of 100-foot clearance, once in force it would automatically eliminate the major insurance surcharges. This would drastically cut insurance costs for many homeowners and enable others to obtain insurance who have heretofore had trouble.

Of particular interest to many homeowners, who have to pay high surcharges for brush on adjoining properties over which they have no control, is the fact that any such brush within 100 feet of a home would now have to be removed by the owner of the brush. If he failed to do so, the city would remove it and put the cost on his tax bill.

The proposed ordinance is the result of an 18-month study by representatives of the Los Angeles and Beverly Hills fire departments, the Pacific Fire Rating Bureau, the insurance industry, affected city departments and homeowner representatives from the Federation of Hillside and Canyon Associations. Mr. and Mrs. John D. Weaver and Mr. Irwin Chasalow from Benedict Canyon have worked for the ordinance from its beginning.

If you want our hills to be safer, if you want the insurance market opened up and insurance costs reduced, show your support for this ordinance when it comes up for hearing before the City Council.

TV CABLE
Arthur
Pieper

Prospects for cable service in the near future are now much brighter, according to Committee Chairman Arthur Pieper. Construction of the main antenna complex on Mulholland should begin within a week. Service should be available to much of Benedict Canyon within 90 to 120 days.

Theta Communications, a wholly-owned subsidiary of Teleprompter and Hughes Aircraft, will provide channels 2, 4, 5, 7, 9, 11, 13, 22, 28, 34, 40, and 52, all on VHF channels, so you will not need a UHF set. FM radio and multiplex-stereo will also be provided.

Theta has been cooperative with the Association, and anticipates free installation for the first set in each home in Benedict Canyon, if the service is taken within a stipulated time. Normally, installation will cost \$19.00. Theta will make general mailings to you soon.

NOTE: If you have an unlisted telephone and are interested in cable service, you must contact Theta directly. You will not be on their mailing list. Contact "Theta Communications", Marketing Department, 11322 Idaho Ave., Los Angeles 90025, or call, 270-3144.

BEAUTIFICATION

Arthur
Pieper

The City of Los Angeles has been considerably delayed this year in removing weeds and brush because of the late rains. Nevertheless, the Association has been active and effective in having removed some major eyesores, and will continue to encourage the city and others to maintain our area. Chairman Arthur Pieper reports that all complaints from members are investigated and acted upon promptly. Unfortunately, we are often at the mercy of others in having the work done.

LOT
SPLITS

The Association is often asked to act on lot splits in the Canyon. Many times we can be of little direct help.

LOT
SPLITS
Con't.

Lot splits are virtually automatic if all the physical conditions are met (size of lot, configuration, access, etc.). We will be happy, however, to acquaint any member concerned with a lot split with the mechanics of fighting or supporting them. --A. Pieper

BEVERLY
GROVE &
TOWER
GROVE
FILL

All Canyon residents who make daily use of lower Benedict Canyon, Beverly Estate Drive, Beverly Grove Drive and Tower Grove will be relieved to learn that the Public Works Committee of the City Council has unanimously disapproved an application to subject the community to the importation of 65,000 cubic yards of dirt. The fill was for homesites in the area between Beverly Grove and Tower Grove.

If granted, this application would result in thousands of heavy trucks rumbling around narrow, hairpin curves for months. The lives and property of residents would be threatened.

Councilman Potter appeared before the Committee and vigorously supported the protesting residents of the area. Your Association was also active in fighting this planned fill.

The proposal now goes to the full Council. Affected homeowners will be notified of the hearing and are urged to attend.

ARTISTS
&
ART
LOVERS

Plans for an October "Art Mart" in Benedict Canyon are under way. An organizational meeting will be held at the home of David Wexler, 2315 San Ysidro, on Wednesday, July 5th at 7:30 P.M. The show co-ordinator is MaryAnn Musico.

Benedict area artists are eligible to participate and are urged to attend the meeting. Policy affecting this show and the planned annual October "Art Mart" will be made.

Artists are requested to bring a \$1.00 registration fee to the meeting. Non-artist residents interested in working on the show are invited to attend. For information, call registration chairman, Rose Simons, GR 4-4162.

SCHOOLS

SCHOOL BUSES WILL RUN NEXT SEPTEMBER, due in part to the action of the Benedict Canyon Association and members.

Mrs. Jerrold
Rudelson

Other crucial cuts will be made by the Board of Education if money is not forthcoming from the State Legislature. YOU CAN HELP restore all the programs to the schools by making your thoughts known to your Assemblyman on the following legislation. (Charles J. Conrad, State Capitol Building, Sacramento 95814).

Senate Bill 888 has passed the Senate and is now under consideration in the Assembly. This bill will permit the Board of Education to charge a minimum amount for bus service and will insure school bus service in the years ahead. Write and wire on this bill NOW.

Assembly Bill 272 (Unruh) will give the schools funds desperately needed to restore some of the necessary cutbacks (6th period for 9th & 10th grades). This is the big Bill. Write your Senator and Assemblyman to vote FOR it. THIS IS THE MOST EFFECTIVE WAY PARENTS CAN HELP THEIR CHILDREN'S EDUCATIONAL PROGRAM.

Assembly Bill 2493 (Fong) is the Urban Density Bill. It will permit an increase in basic state aid to urban school districts to handle special urban problems. The following are members of the Assembly Education Committee who are most important to contact at the State Capitol Building.

- | | |
|-----------------------------|-----------------------|
| Leroy F. Greene, Chairman | Edward E. Elliot |
| Kenneth Cory, Vice-Chairman | March K. Fong |
| Willie L. Brown, Jr. | William Greene |
| William Campbell | Robert T. Monagan |
| John L. E. Collier | Winfield A. Shoemaker |
| Earle P. Crandall | John Stull |
| James W. Dent | John Vasconcellos |
| John F. Dunlap | Victor V. Veysey |

WRITE Governor Reagan requesting an increase in sales tax for education.

PUBLIC OPINION INFLUENCES LEGISLATION. WRITE TODAY.

A "Public Opinion Telegram" costs under \$1.00 when sent to any elected official in the United States.

GLENWOOD
COURT
CASE

The legal suit to stop the Glenwood project was filed May 1st by the Residents of Beverly Glen, Inc., against the City of Los Angeles and the developer, U. S. Plywood. The first hearing of the suit is July 14th.

Glenwood is the 954 unit housing tract located principally on the long ridge separating Beverly Glen from Benedict Canyon. The project will slice off as much as 80 feet of this ridge. The flattened ridge will then be lined solidly with more units per square foot than any other RE-15 area in the entire Santa Monica Mountains. This high density is made possible by the "Conditional Use Privilege" Plywood was given to allow building of 4-unit apartments (townhouses). Front, back, and side setbacks normally required in a residential zone were ignored.

If Glenwood is not stopped in the courts the major visual impact will be on Benedict Canyon. We will also bear the brunt of the massive grading that is permitted under the "Conditional Use Privilege" 7 A.M. to 6 P.M., six days a week for six (6) years.

The minor grading for preliminary geology has already caused slides to hills which are above homes of Benedict Canyon residents.

A fire road is to be built south from the project connecting with Angelo Drive. The city has also stated its intention to later develop this into a public street. Westwanda is definitely under consideration as a future access road to this tract. This would add to our traffic problems during peak hours.

This "Conditional Use Privilege" can be added onto without going through the lengthy approval procedures which protect (?) us now. In short, Glenwood sets the precedent for 4-unit apartments being built on the remaining vacant land in Benedict Canyon.

The law suit is aimed at the Glenwood project and the entire "Conditional Use Privilege" procedure. Many residents of Benedict Canyon have contributed personally to this lawsuit and your Association has made a token contribution.

John Schenck is chairman of a 4 member committee which is considering ways to give substantial financial support to the Residents of Beverly Glen in their legal action. WE WILL NEED YOUR FINANCIAL HELP.

ZONING

"Someone may wonder. Why all the fuss about ZONING? The answer is simple: Certain zone changes are just like licenses to print money. For this reason zoning privileges should not be granted which would result in private profit at public expense." -- City Councilman Marvin Braude.

The Association thanks George Reasons and the Los Angeles Times for the articles exposing and documenting irregularities in zoning practices by City officials.

We have been active before City Council Committees working for proposed ordinances which would effect all city officials active in city planning and zoning. They would require reports of campaign contributions and gift disclosures, conflict of interest, and Registration of Lobbyists.

Only the Lobbyist Ordinance has been passed by the City Council.

COLDWATER
MULLHOLLAND
CONDOMINIUM

The City Planning Commission has approved a 213 unit "townhouse" development at Coldwater and Mullholland. The Planning Committee of the City Council and the full Council must still pass on this project. From previous experience with our elected representatives on these issues, we feel our best protection is to kill the "Conditional Use Privilege" via the courts. Our prospects are good.

RESIDENTIAL
PLANNED
DEVELOPMENT
ORDINANCE

The Ordinance is sponsored by the Los Angeles Department of City Planning and is primarily aimed at undeveloped land in the Santa Monica Mountains. Your Association has been working with the Federation of Hillside and Canyon Associations to question the vagueness of the proposed law. Four meetings with the Planning Committee of the City Council were attended and the Committee was receptive to our inquiries.

Mr. Blossom (City Planner) said "we don't want this restrictive; we have a lot of experimenting to do." If the Ordinance is passed by the City Council we will have experimentation on a City-wide basis. The mountains will be filled with Glenwoods.

ANGELO
DRIVE

Residents of the upper Angelo Drive area are concerned about fire and police protection, maintenance of their streets, and the possibility of a street being cut through to Glenwood. Mr. Sam Jonas and Mr. Charles Concannon attended our May 11th meeting of the Board of Directors. Twenty one new members from this area have joined with us.

Mr. Eric Weissman of Angelo View Drive reported on the disrepair of Davies Street. We hope the rut holes have been filled to your satisfaction.

HELP!!!

We need more residents to be "INVOLVED". Call your Board members and let them know of your interests. There is much important work to be done.

Sincerely,

Marshall Geller

President

"20 years of service
to residents"

If you have not already joined
with us, we welcome you.
(Dues \$5.00 per year)