

**Questions:**

- 1) Please explain why you wish to serve on the LUPC:

I believe that the key to maintaining Venice as a livable community is to make certain that we have smart development balanced by smart preservation. Preservation of diversity and affordable housing stock.

- 2) Have you served before on the LUPC or other planning and land use related committee? If so, what committee and when?

I served as secretary of the LUPC in 2003. I served on the last term of the LUPC from 9/05 to 10/06.

- 3) Please state your professional qualifications or related experience relevant to this position:

I have been a licensed contractor for the past 15 years. I've built new homes and condominiums. I currently specialize in custom residential remodeling. I have experience in dealing with planning issues, reading blueprints construction and design standards.

- 4) Please list your previous and/or current neighborhood or community involvement:

I'm currently secretary of the VNC, I've been a block captain, member of the Venice Chamber of Commerce. I've chaired the Oakwood Beautification Committee and was one of the co-founders of the Oakwood Property Owners Assoc. I serve on the board and several committees of Temple Mishkon Tephilo in Venice.

- 5) Please list the three most pressing planning issues you feel are facing the Venice Community:

- a. Adherence to the scale and character provisions of the VSP.
- b. Making certain that development financially supports improvements in parking and transportation infrastructure.
- c. Allowing for reasonable development on the major streets while preserving residential neighborhoods.

- 6) Under what kinds of situations do you feel it to be appropriate to grant exceptions or variances to the Venice Specific Plan or other LA City Planning codes?

If the requests are minor and would have little affect on the neighbors. If there is OVEWHELMING public benefit or the development is well massed for the site and respects the neighborhood.

7) What is your opinion of the Venice Specific Plan?

The VSP is not what the people of Venice wanted. It is what the planning department distilled, massaged and decided what was best for Venice. It needs to be fine tuned and brought up to date with current think and trends in Venice. The VSP doesn't do enough to preserve existing stock of affordable housing.

8) How do you view your role in private interactions with developers who have projects proposed before the Land Use and Planning Committee?

I've discovered that it is best to have very little if any interaction with any developments that have not yet been presented to the public or the LUPC. Private meetings are contrary to the principle of transparency.

9) What is your Vision for Venice?

An economically and racially diverse community that serves a model for the rest of the city and state.

A people friendly community that is easier to get around in by foot and bike than it is by car.

A community that transports tourists to the beach on mass transportation and not by car.