

# VILLAGE GREEN

NATIONAL HISTORIC LANDMARK

# HIGHLIGHTS

A Monthly Publication of the VGOA

August 2021

## Call for Contributors to Village Green Highlights

**Writers, editors, photographers, and designers: we are looking for YOU!**

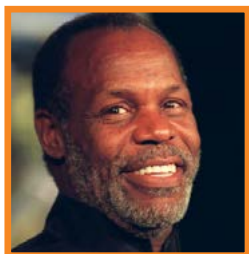
**Highlights** seeks to build a team of residents to carry on the newsletter's mission and diversify its range of voices and stories.

Sharing the workload through a teams-based approach will allow the newsletter to continue providing coverage of our diverse and interesting residents, architectural design, history, neighborhoods, board and committee activities, and other vital topics.

Please write to: [villagegreenhighlights@gmail.com](mailto:villagegreenhighlights@gmail.com) □

## CELEBRATE SUMMER ON THE GREEN!

**Village Green's Cultural Affairs Committee has planned three thoughtful and entertaining outdoor events** for August and September. Save the dates and take advantage of these free community happenings. *Note: Masks are required for all non-vaccinated attendees and anyone wanting additional protection. Practice social distancing with those not in your household. See you on the Green!*



**SATURDAY, 8/14, 7:30 pm, FILM SHOWING, Main Green, west end** The committee launches the Black American Film Project with a screening of **"To Sleep With Anger,"** starring **Danny Glover** in one of his best roles.

**Charles Burnett**, the film's director, will join us and speak about the film, thanks to VG resident and Pan African Film Festival Programming Director, Asantewa Olatunji. *Bring a chair or blanket to sit on and enjoy light refreshments and a post-film discussion.*

Rated PG for adult themes.

**SUNDAY, 8/22, 3-6 pm, Drinks on the Green, West Green, under the big ash tree.** See more details on the flyer.

**MONDAY, 9/6, 3-6 pm, LABOR DAY CONCERT, Main Green, west end. Don't miss the CAC's first live concert since 2019!**

Bring your picnic and chairs (or blanket) and be ready for an afternoon of excellent live music from the Fernando Pullum Community Arts Center in Leimert Park. *To learn more about Fernando and the Center's gifted and professional young jazz musicians, right-click on [PullumArts.org](http://PullumArts.org). or go to [www.pullumcenter.org](http://www.pullumcenter.org) □*



photo by Kathy Day, West Circle

VGOA president Joe Khoury and Allison Grover Khoury celebrated Joe's 60th birthday last month with a party on the West Green. *Happy birthday, Joe, and many more!*

## Inside HIGHLIGHTS

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*Editors: Dagmar Buck, Patrick Comiskey, Megan Breslin Swartz, Lucy Fried, senior editor  
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**HIGHLIGHTS** is a volunteer project of the VG Communication Committee. Comment? Question? Suggestion? Want to help?

**Email us!**

[villagegreenhighlights@gmail.com](mailto:villagegreenhighlights@gmail.com)

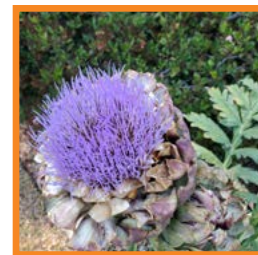


photo by Don Dongallo

Artichoke flower

# NEWS FROM THE JULY BOARD OF DIRECTORS MEETING

With about 15 owners Zooming in and just one homeowner comment, the board moved briskly through a short agenda and concluded their open session in record time.

The owner had asked why only one of the seven approved benches was installed on the Green so far. Facilities Engineer Alfonso Casanova explained he was waiting for the Directors to verify their decision not to embed the benches in concrete at this time. Directors urged him to bring out the benches, and he said he would do so promptly.

Management brought four important maintenance resolutions following consultations with directors, vendors, and government officials. The board approved them all:

**Re-pipe the common water supply** lines in Court 9 (\$95,000, to be done by CalCoast Plumbing). Water pressure

is low and residents have suffered numerous leaks and shut offs because of the ancient galvanized piping. The court is one of only eight still not re-piped. This is a Reserves budget expense.

**Remove 20 patio trees** that are damaging common areas (Green Crew, \$19,700).

Hire a company to **survey a DWP-selected easement** area to receive our new electrical power and another company to survey its underground compliance with utility standards (\$8,200).

**Buy two commercial dehumidifiers** to respond more quickly to water intrusions in buildings (\$2,700.00). □



photo by Zig

Garden Courts 1-2 received one of the seven new benches.

## MANAGEMENT NEWS



No more overhead wires! photo by Zig

### **Court 6 Electrical Line Repair:**

After one and a half years, the Court 6 electrical line repair was finally completed!

### **Residential Building Insulation/Painting/Carpentry:**

We have completed the insulation, painting, and carpentry repairs in buildings 18 and 27, and work on Building 39 is in

progress. Building 43 work starts in mid-August.

**Landscape Maintenance Report:** Green Crew reported it gave extra watering to areas in courts 1, 5, 11, 13 and on

Hauser. They will be detailing in courts 10-13 in August.

**Arborist Report:** Carlberg (tree care) reported it responded to five work orders and completed the regular inspection of trees in court 13, 14, and 15. They recommended high priority actions for 25 trees and medium priority actions for 124 in those courts.

**Homeowners Dues Report:** Owners who exceeded their HOA-provided time with the DRC Consultant and have not yet paid their bill owe a total of \$1,349.50 to the VGOA. Another \$3,700 is owed by owners whose work orders were handled by outside vendors. Charges are or will soon be on these owners' monthly statements. □

## PUBLIC SECURITY REPORT June 17 - July 21, 2021

*Edited by Jordan Deglise Moore*

**NOISE COMPLAINT June 23, east side of Center Green, 4:40 pm.** A resident complained that an outdoor gathering was too noisy.

**ASSAULT & ROBBERY June 24, Coliseum near Court 5, 4:00 am** A resident was beaten and robbed while jogging.

**LEWD BEHAVIOR June 24, Court 15, 9:40 am.** A transient seen masturbating while watching a resident exercise was escorted from the property.

**ILL RESIDENT June 28, Court 15, 10:30 am.** Concerned residents, Security, LAPD, and LAFD helped a disoriented

neighbor get paramedic assistance and transport to a hospital.

**STALKER June 28, Court 5, 11:00 pm.** A resident requested additional patrols to stop an angry ex-boyfriend from stalking and harassing her.

**THEFT July 1, Court 9, 12:30 - 1:00 pm.** A resident reported the theft of brass outdoor lamp shades from their patio.

**HARASSMENT July 4, Court 6 on Coliseum, 9:55 pm.** A resident reported a man following him and his friends into the Green and harassing them.

**POLICE & FIRE DEPARTMENT PRESENCE July 12, Court 16, 11:20 am.** LAPD said they were responding to a silent alarm. □

# VILLAGE GREEN ELECTRICAL OVERHAUL

## Phase 2 Progress Report

**Editor's Note:** If you've been reading the HIGHLIGHTS articles about the electrical overhaul, you may remember that at this time last year, we were in Phase 1, "Discovery," of a 3-phase project to replace our 1940s electrical system. We were inspecting and documenting our system, confirming that it is failing and that residents need more power to meet 21st century electrical needs.

A lot has happened since then. Most importantly, the Los Angeles Department of Water and Power (LADWP) agreed to bring us the power we need in a timely manner. We entered Phase 2, "Engineering," in January and are well into it. A new electrical system is being designed and will be submitted to the City for approval. The actual upgrade work, Phase 3, will rest on those approvals.



Board director Steve Haggerty, who has been working closely with Management and spearheading the project for the board, has once again kindly agreed to update residents via the newsletter.

**HIGHLIGHTS: (HL):** Please explain more about the electrical system design plans we are submitting.

**STEVE HAGGERTY (SH):** The City requires us to present a "package" of electrical system engineering and architectural meter enclosures plans for **each of our 97 buildings**. Each building "package" must show the plans for that building's entire new electrical system – from new meter enclosures on the sides of the building to the units' electrical panels (load centers) and from there to wiring within the units.

Many residents may not be aware that L.A. now requires multi-unit buildings to place their electrical meters on the building side. LADWP is enforcing the same rule for VGOA.

The end location provides easy single conduit access from the LADWP vault, avoiding the sewer, gas, and water lines under our patios. Our experience with tree roots in Court 6 at a replacement cost approaching \$75,000 has taught us to minimize conduit routes and keep away from trees and existing utility lines.

**HL:** What is the main goal of Phase 2?

**SH:** The main goal for Phase 2 is to complete all the electrical engineering and architectural design plans and to obtain approval so that little or no additional engineering work is needed in Phase 3, "Implementation." We need an accurate plan for implementation.

*Continued on Page 4*

## AROUND THE GREEN

### VG Horticulturist Recommends More Mulch in Plant Beds

By Teresa Thompson, Court 8

Village Green's horticulturist, Carol Bornstein, did a spring walk-through recently with Landscape Committee members Reba Glover, Claire Knowlton, Michael Schiavoni, Teresa Thompson, and Genia Young. The visit covered care of ailing plants and dead plant replacements.

She stressed the importance of weed removal and mulching and recommended applying 2-3 inches of weed-free mulch to plant beds. Mulch helps the soil maintain moisture, which is especially important in the summer months. It also helps minimize weed seed germination and adds organic matter to the soil as it breaks down.

Bornstein has co-authored two books: **California Native Plants for the Garden** and **Reimagining the California Lawn: Water-conserving Plants, Practices, and Designs**. □

### TIRED OF THE TRASH!

More than 30 adults and children pitched in to clean up perimeter trash last month



photo by Avelene Schodorf

and collected more than 100 pounds of garbage! Three lucky Bingo winners from the kids' clean-up crew took home herb plants for their gardens. Stay tuned for the next clean-up day in late Fall. □

## PEOPLE OF THE GREEN

Laurie Handler, longtime Court 6 resident, passed away at 65 on July 2 at home, following a long illness. Years ago, she was stricken with frontotemporal dementia, a degenerative brain disease. She had been receiving excellent hospice care and went peacefully.

Laurie lived at Village Green for over 30 years. She absolutely loved living here and considered herself fortunate to have bought when she did. We were friends and neighbors for decades, and I knew her to be smart, kind, personable, fun-loving, and positive.

She was a professional graphic artist with a degree from the London College of Printing and later became a licensed psychotherapist with a practice at the Green.

In 2001, Laurie married Fred Hammon, who survives her. She is also survived by her sisters Shelly Handler of San Francisco and Dana Handler, who also lives in Village Green; as well as her friend, companion, and dedicated caregiver, Ruth Mayor, who had been with Laurie during her illness.

Laurie loved to share that she was the niece of Ruth Handler, inventor of the Barbie Doll and co-founder of Mattel. The doll was named after Ruth's daughter, and when Laurie was small, she was the flower girl at Barbie's wedding.

Services will be private. □

*By Bernie Altman, Court 6*



## ELECTRICAL OVERHAUL PHASE 2

*Continued from Page 3*

The packages will require approvals from LADBS and the LA Office of Historic Resources (LAOHR). As soon as we obtain approvals, we'll step into Phase 3, "Implementation," and begin writing RFPs, selecting vendors, and approving funding for the work. We expect to be transitioning to Phase 3, "Implementation," by the end of 2021.

New electrical codes take effect beginning January 1, 2023. We hope to complete Plan Check for all 97 buildings before January 2023, as adherence to new electrical code is often more expensive, restrictive, and complex to implement.

**HL:** Who is drawing up the plans?

**SH:** Hariton Engineering is our electrical engineering vendor, and we have also held frequent technical design Zoom meetings with LADWP and Architectural Resource Group (ARG), who advises us on historical landmark requirements. We have also held our Pre-Plan Check meeting with LA Department of Building and Safety (LADBS).

**HL:** What price tag did the board commit to for Phase 2? Has it gone up?

**SH:** Hariton Engineering's Phase 2 contract was approved at the December 2020 meeting for \$459,600. In March 2021, the Board approved an additional \$137,500 for Hariton to sub-contract with ARG for architectural services required by LADBS.

**Editor Note:** In September, Steve will discuss how the overhaul will change the ways electricity travels from the power source to our buildings. □

## CULVER CITY'S HISTORIC DECISION

In June, Culver City's City Council voted 4-1 to phase out and clean up the oil wells within the city's borders by July 28, 2026. The process they followed created a pathway for other jurisdictions to follow.

The remaining 90% of the Inglewood Oil field is controlled by the five members of the L.A. County Board of Supervisors. When will they take the next step? □

*By Lucy Fried*

## VG Safety Committee

### JULY EMERGENCY TIP

#### Prepare To Be On Your Own For Two Weeks

##### **Consider the following:**

**Lighting** - flashlights with extra batteries; lanterns; light sticks; solar lights.

**Shelter** - tent or waterproof tarp; sleeping bags, rain gear, emergency blankets.

**Cooking** - outdoors with camp stoves, sterno or butane stoves, barbecues. No fireplace use until inspected.

**Food – power out?** Closed refrigerators keep safe temperatures for six hours; freezers up to two days. □