

THE RIVIERA REPORTER

NEWSLETTER OF THE RIVIERA HOMEOWNERS ASSOCIATION

SERVING THE HOLLYWOOD RIVIERA COMMUNITY SINCE THE 1940's April 2014



RHA President
Judy Brunetti

Saving Your Own Neighborhood

People who love the Riviera just as it is—beachy, family-friendly, pastoral, charming—have been noticing the increased pressure from developers, attorneys and sometimes even city government to allow it to become something different. The number of high-profile, two-story, large homes has increased rapidly in the last six months.

This happens when residents or new owners want to remodel their home into something larger than what is stipulated in the Hillside Overlay Ordinance. They bring in an attorney or team of attorneys to the Torrance Planning Commission and City Council meetings, a recent phenomenon. Simply bringing an attorney to city hall signals that they are prepared to litigate, which city government wants to avoid. For example, they state that the new home will be an improvement for the neighborhood, and that applicants shouldn't have to abide by the limitations of the Overlay. They approach the neighbors and ask them to sign a petition stating that the big new house won't negatively affect them. Often, these tactics work.

And then you get The Really Big House Next Door.

Some people have said to us, "Why not welcome developers and neighbors who want to build big, elegant homes? It'll increase property values in the neighborhood." But what usually happens is the builder enlarges a home to give the owner an enhanced ocean view or take up more lot space at the expense of the neighbor's view or privacy. Often the new construction increases the value of the developed home while decreasing the value of the existing home next door. Another resident put it more bluntly: "They're chewing up the small homes and landscaped yards to build monolithic Dream Homes." Once it's built up, it will never get unbuilt. (cont. p.2)

RHA GENERAL MEETING Wednesday April 2, at 7 PM

Residents of four HOAs and the public are invited April 2 to hear statements from the city council candidates and pose questions to them. The meeting will be held at South High School, 4801 South Pacific Coast Highway, in the cafeteria (behind the gym). Parking is in the large student lot to the left of the school buildings. The program is free.

The program will feature all of the 16 (count 'em 16!) city council candidates who are willing to attend—for the four council seats that will be open.

Candidates will each make a brief opening statement, the moderator will ask four questions on issues pertinent to our area, and then will take questions from the audience.

Light refreshments will be served, doors open at 6:15, and as always, you are invited to update your membership with the RHA if you have not done so this 2013-2014 season (September to August).

Southwood HOA GENERAL MEETING Mayoral Candidates' Forum Wednesday, April 16, 2014 at 7 PM

Residents of Southwood HOA and Riviera Homeowners Association are invited to hear from the three candidates for mayor at Anza Elementary School, 21400 Ellinwood Dr., near the corner of Anza Ave. and Lenore Street, off Lenore. Admission is free, but get there early to get a seat.

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June 3 2014 election Candidates for Mayor

Tom Brewer
Pat Furey
Bill Sutherland

Candidates for City Council

Heidi Ashcraft
Tim Goodrich
Michael Griffiths
Milton Herring

Rahmat H. Khan
Leilani A. Kimmel-Dagostino
Ryan H. Mand
Aurelio Mattucci
Omar Navarro
Clint Andrew Paulson
Geoffrey Rizzo
Alex See
Norm Opa Segel
Charlotte Svolos
John Paul Tabakian
Kurt Weideman



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Outstanding Landscape Awards Presented by Riviera Garden Club and Riviera Homeowners Association



January 2014

The Pearle residence—5209 Paseo de Paxon

What started out as a small DIY landscape job transformed into a complete front and rear yard re-landscape project. The front is accented by a low stucco wall with a stone cap, new stone stairs and a new acid-washed driveway with stone ribbons. The plant palette is extensive, including: Buxus, Stipa grass, multiple Flax, Agave, Pittosporum, Kangaroo Paw, Senecio, Cordyline and Agave. The backyard project included an updated pool deck and tiles, new BBQ island and tropical landscape plants. Jessica and Andrew, along with their furry friend Tank, are enjoying their updated landscape and looking forward to turning their creativity indoors.



Visit www.hollywoodriviera.org for Landscape awards dating from 1989!

Landscape Text by: Janet Hart Photo by: Julian Chasin

President's message (cont.)

After enough huge homes are side by side, the neighborhood becomes a different place. What if you don't want to live in an area that may end up looking like Manhattan Beach? What can you do about it? Well, you could throw up your hands and say, "It's out of my control." Or, you could pay very close attention to the coming election of city officials in June. City Council members have the final say on these hillside overlay and development cases. In addition to the gubernatorial election on June 3, Torrance will be holding a local election. We will select a new mayor and either three or four new city council members, depending on the outcome of the mayoral race.

Educate yourself on local issues such as development, traffic, tree ordinances, PCH landscaping near South High, Hillside Overlay enforcement and schools. Then go vote on June 3!!!

To Avoid Problems Before You Remodel

For those residents considering a larger home, it's a good idea to study the Hillside Overlay Ordinance (there is a link on our website, www.hollywoodriviera.org). Also, consider the recent history of cases that have gone before the Planning Commission. Don't wait until you have paid for the architect's drawings to consult the ordinance, talk with the city's planning department and especially discuss with your neighbors. Explain exactly what your plans are, and listen to their concerns. Contact the RHA if you have questions—we are not a city agency, but can offer advice.



Wishing the South High School Robotics Club good luck at this year's Regional competition in Las Vegas!

The teacher/mentors for the group are Cory Moore, of South High School, and Joe Petito, of Richardson Middle School. Interested students and sponsors should contact those teachers.

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Membership Form

Join the Riviera Homeowners Association (RHA) for 2013 – 2014

Your dues are an important contribution to our community. They allow us to provide scholarships to college-bound students, and donations to elementary, middle and high school programs. They are used to sponsor general meetings in the Riviera on topics important to our community. They finance our newsletters and communications, and allow us to keep members informed on important issues being discussed in the City. Your dues allow us to thank City Hall when they are doing a great job and to express our concern when our property interests are impacted. If you are not a member, please consider joining. It is a small sum, well invested.

Membership runs from September to August. Since our new membership and business year has begun, it's time to join or renew your membership in the Riviera Homeowners Association today and help support the interests of our community. Membership dues are only \$25 a year. Please fill out the form below, enclose your check payable to "Riviera Homeowners Association" and mail to

RHA MEMBERSHIP, P.O. BOX 1074, TORRANCE, CA. 90505.

Or, you can renew or join online through our PAYPAL system—it is quick and secure!

Go to our website at www.hollywoodriviera.org.

Because the RHA is a 501(c)3 non-profit organization, your membership is tax-deductible!

(Please note: Your street and/or email address are never shared with any third parties, and are used only for the purpose of notifying our members about upcoming events and other important information).

Name: _____ Address: _____

City: _____ Zip: _____

If you would like to be on our email list, please provide us with your email address, or see how to sign up, below.

Email: _____

\$25 dollar annual membership for 2013-2014 (Sept. – Aug.)

\$45 dollar membership for two years (2013 – 2015)

Additional contributions are welcome! _____ \$25 _____ \$50 _____ \$100 Other: _____

Free Electronics Recycling

Join Riviera Elementary School and Girl Scout Troop 5785 in making the world a better place as they team up with All Green Electronics Recycling to host a free electronics recycling event for anyone interested in disposing of their E-waste in a safe and secure environment.

What is E-waste? It is your outdated laptop in a hall closet, a VCR not used for years, or the dust-covered monitor in your garage. E-Waste is anything electronic that is unused, obsolete or non-working. All Green Electronics Recycling accepts cell phones, computers, monitors, TVs, printers, VCRs, stereos, and any other electronic equipment that plugs into the wall.

When: April 27, 2014

From: 10:00am - 3:00pm

**Location: Riviera Elementary School
365 Paseo de Arena**

All Green strives to educate communities about responsible electronics recycling by hosting events benefiting non-profit organizations. All Green is an official E-Steward, processing everything in North America with a commitment to not ship anything overseas and embracing a zero waste platform to better our planet.

Certified Data Destruction is available for a small fee.

For more information please visit www.allgreenrecycling.com



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The Riviera Reporter
P.O. Box 1074 Torrance, CA 90505



Riviera Homeowners Association Mission Statement:

1. To maintain and enhance the quality of life in the Riviera, and to support projects with that goal.
2. To encourage and promote the participation of residents in community and civic activities.
3. To bring matters that are important to our residents to the attention of city officials, and to work toward a resolution of these issues.

Riviera Homeowners Association 2012-2013 Officers and Directors

President Judy Brunetti	310-378-5616	Historian Janet Kaplan	310-780-9641
Membership Chair Julie Garbe	310-378-5831	Scholarship Amy Josefek	917-579-5950
Secretary Nancy Mansfield-Staudt	310-378-5334	School Liaison Judy English	310-378-0361
Hospitality Chair Cindy Constantino	310-245-0140	Online Editor/Photographer Julian Chasin	310-373-6314
Landscape Chair Janet Hart	310-373-6507	Community Liason Pam Popovich	310-375-8729
Treasurer Paul Popovich	310-375-3592	City Council Observer Richard Root	310-375-1594

Visit the RHA Website at hollywoodriviera.org! The RHA officers can be contacted via email:

president@hollywoodriviera.org
secretary@hollywoodriviera.org
treasurer@hollywoodriviera.org
dues@hollywoodriviera.org

landscape@hollywoodriviera.org
webmaster@hollywoodriviera.org
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