



Catherine Palmer <council@babnc.org>

Parking Congestion in Bel-Air Park

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Dear Members of the Land Use Committee of Bel-Air Beverly Crest Neighborhood Council,

I am strongly OPPOSED to any reduction in parking spaces at the current site of American Jewish University (AJU) where Education First (EF) is proposing a massive increase in Enrollment and Housing from the current use.

The Campus was built in 1966 with 396 parking spaces to accommodate the students, faculty and staff.

Now, EF is proposing to reduce parking to 287 spaces, which equates to a 30 % decrease. It is also important to point out that their stated total number of available spaces is misleading since it requires valet parking paid by others.

EF wants to house 700 students on the campus year-round. AJU has never housed more than 200 students on campus since its inception. The campus was never designed for such a large occupancy. EF has also proposed to shuttle 200 more students to the campus on a daily basis from September - June and an additional 500 students during the summertime for an overall enrollment of 900 and 1200 students, depending on the time of year. The American Jewish University was built with a Conditional Use Permit that allows for only 200 students to live on campus at any given time. The CUP also does not allow 900-1200 students to be on campus at the same time. Additionally, these numbers do not take into consideration the number of faculty and auxiliary staff that will be needed to manage and teach that many students.

Their claim that students will not be allowed to drive or own a car and that the availability of shuttles to transport the students around town to justify the parking space reduction is not enforceable or practical.

EF publicizes that students will experience attractions of Los Angeles as part of their program. Without any nearby public transportation near the AJU, students will turn to rideshare services and are likely to rent cars out of convenience. These are wealthy individuals who are able to afford the hefty \$2000/week price tag for a study abroad program in the United States. They will certainly have the means to afford car rental as well. And this will facilitate their ability to visit attractions, beaches and other entertainment, which would otherwise be unavailable. The result of students renting cars in conjunction with faculty and staff parking in the parking lots and EF reducing their parking lot capacity will be a spillover of parked cars into the neighborhood. This will deprive the homeowners of parking spaces in front of our homes.

I respectfully ask the Land Use Committee to deny EF's request for any parking space Reduction.

Sincerely,

Joe Kim
resident of Bel-Air Park