

DEPARTMENT OF TRANSPORTATION HEARING

TITLE 21: PUBLIC WORKS

6:11 P.M.

JULY 15, 2014

CALIFORNIA STATE UNIVERSITY, LOS ANGELES

5151 STATE UNIVERSITY DRIVE

GOLDEN EAGLE BUILDING - BALLROOM

LOS ANGELES, CALIFORNIA 90032

Reported By

Patricia L. Hubbard

CSR #3400

1  
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3 JULY 15, 2014

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5 5151 STATE UNIVERSITY DRIVE

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8 \* \* \*

9  
10 (THE FOLLOWING ARE COMMENTS MADE OUTSIDE THE  
11 PRESENCE AND HEARING OF THE PUBLIC AUDIENCE)

12  
13  
14 NANCY MIRKOF: My first name Nancy, last  
15 name M-i-r-k-o-f, as in "Frank." 06:58

16 I am a tenant of Caltrans since 2007 by  
17 leasing six parking spaces off vacant land adjacent  
18 to my property.

19 And I would like to know what will  
20 happen to my situation at this time if they are 06:58  
21 trying to auction off the vacant land.

22 My understanding from the paperwork is  
23 that Caltrans will auction off the vacant land. I'm  
24 a tenant to Caltrans. And by doing that, it would  
25 ruin my property by not having enough parking 06:59

1 spaces.

2 So I need to know if me as a tenant  
3 would have the first right for that piece of vacant  
4 lot that is next to my property.

5 There is also another option. There is 06:59  
6 another property next to my building which is on the  
7 corner of California and Pasadena Avenue that would  
8 be an option if in case they want to auction off the  
9 land to someone else.

10 I need to know -- I need to know again 07:00  
11 what Caltrans will do regarding my situation. And  
12 I'm going to state my address for Caltrans to see  
13 what I'm talking about. I am -- my property address  
14 is 615-633 South Pasadena Avenue, Pasadena 91105.

15 07:00  
16 \* \* \*

17  
18 VIRGINIA FLORES: My name's Virginia  
19 Flores, and I live in one of the Caltrans houses on  
20 Allen Street. 07:19

21 And I just became a widow, just in  
22 September of last year. And I'm living in a house  
23 now. And I want -- I want to know if Caltrans is  
24 going to assist me in purchasing a house or what  
25 details am I -- do I have to do -- get or go 07:19

1 through.

2 I'm stressed out because of everything  
3 that's gone on, you know, with the death of your  
4 husband, getting things done and getting them -- you  
5 know, all that, and taking care of yourself -- 07:19  
6 myself, you know.

7 And I'm not the only one. I have a  
8 friend, too, that is a widow -- that became a widow  
9 just almost the same year as I did. Maybe before.  
10 But she -- she wants to know if there's someone to 07:19  
11 help her purchase a house, as well. So we need to  
12 get and extend any policies they have that -- time  
13 lines that -- if they could extend them.

14 And what else do I say?

15 And we tend to be a little depressed and 07:20  
16 overwhelmed by a lot of this stuff that's going on.  
17 You know, it's overwhelming to find out you have to  
18 buy your house or you have to move. I'm not ready  
19 to do either one right now, but I think I need some  
20 assistance with that. 07:20

21 If they're going to help me to move or  
22 they're going to, you know, find housing for me.  
23 I'd like to continue renting from Caltrans. That's  
24 a very good option for me and my friend. But if we  
25 can buy the house, we'd like to buy it. I know my 07:21

1 friend would be willing to buy her house, too, but  
2 there's -- the things that we have to prepare for,  
3 you know.

4 What else do I need to say?

5 In response they can call me at my phone  
6 number at (323) 221-1995. I'd like to know before  
7 the deadlines are due.

07:21

8  
9 \* \* \*

10  
11 ALVA MORENO: My name is Alva, A-l-v-a,  
12 my last name is Moreno, M-o-r-e-n-o.

07:23

13 And at this point I'm speaking for  
14 myself and the conversations that I've had with my  
15 neighbors around the displacement of us as families,  
16 as senior citizens in our homes. And the fact that  
17 the majority of the individuals that live in the  
18 El Sereno corridor are people of color, seniors,  
19 lower to middle income, I feel that I wanted to be  
20 on the record that it's an injustice on behalf of  
21 the State of California in not taking into  
22 consideration the livelihoods and the futures of the  
23 families and children of that community.

07:23

07:23

24 Okay. Thank you.

07:23

1 \* \* \*

2  
3 (THE FOLLOWING STATEMENT IS MADE IN SPANISH AND  
4 INTERPRETED THROUGH HUGO GUZMAN, SPANISH  
5 INTERPRETER)

07:31

6  
7 LOURDES GUERRERO: Lourdes Guerrero,  
8 G-u-e-r-r-e-r-o.

9 She's a tenant from El Sereno,  
10 3911 Stockbridge, Los Angeles. I'm a tenant for  
11 12 years-plus.

07:35

12 She has -- she has heard so many people  
13 talking about houses, but she is concerned that -- I  
14 believe that -- I believe that at 30 years  
15 restricting is still excessive. 30 years is too  
16 much. They can't do that. It's like they want to  
17 own, and it's a way to control the people who live  
18 in the house. It's -- it's like saying I'm an  
19 owner, but I'm not really an owner.

07:36

20 LOURDES GUERRERO: (In English) Because  
21 you still have that kind of control. I don't like  
22 it. It has to be a rule and it has to be something  
23 reasonable. The law less than five years because  
24 some of the programs, they have less restriction,  
25 not to sell, not to do anything. But the thing is

07:37

07:37

1 why you guys put too much years. So it's like you  
2 still control in that area, all the area that you  
3 already bought those houses.

4 So give us a break. That is not  
5 really -- it's too much -- too much restriction, too 07:37  
6 much. 30 years, like so many people they really  
7 have struggle. Me too. I have really struggle and  
8 you really stress out. Why they have too much  
9 regulation.

10 And they're supposed to see the people 07:37  
11 that -- like according to us with the low income,  
12 they consider us. Because we are really stressed  
13 out. We don't know what to do or what to think,  
14 because we receive so many letters or whatever you  
15 have it and restriction. And they say what's going 07:38  
16 on here?

17 They still have that kind of situation.  
18 They still have to control us. Why they do that?

19 If you guys want to sell, why you keep  
20 us so many restriction and really hard ones. It's 07:38  
21 not fair. It's not fair.

22  
23 \* \* \*  
24  
25

1           MARIE IBSEN RISIGARI: All right. Marie  
2 Ibsen -- you better put my other last name.  
3 Risigari-Gai, spelled R-i-s-i-g-a-r-i-hyphen-G-a-i,  
4 I-b-s-e-n. 534 Orange Grove Avenue, South Pasadena,  
5 Caltrans tenant for going on 20 years. 07:39

6           All right. I have a few ideas to add to  
7 the regulations if it's possible. Or it might not  
8 be regulations. It might just be humanity, be  
9 treating humanity greatly.

10           Number one, please, are the 07:40  
11 recommendations of the United Caltrans Tenants.  
12 These recommendations will help the tenants obtain  
13 home ownership.

14           Number two, please help tenants to  
15 obtain financing since it will be difficult for 07:40  
16 tenants to obtain financing on their own.

17           Three -- tell me if I'm going too fast.  
18 If tenants are forced to move, provide assistance  
19 for relocation costs regardless of whether they can  
20 qualify for affordable program or not. Moving is 07:40  
21 very expensive.

22           Number four, please provide assistance  
23 for finding comparable rentals in the area, such as  
24 a rental service. With so many tenants possibly  
25 looking for places to rent, it will become 07:41

1 competitive to find places in the area.

2 Number five, please extend the time for  
3 tenants to move from 60 days of notice to 120 days  
4 to help tenants consolidate their lives and move.

5 Number six, please consider suspending  
6 rent payments from the time of notice to move until  
7 the tenants move to help offset the extreme  
8 financial hardship we tenants have endured with the  
9 ten percent per six month rental increases. This  
10 would help us to gather the funds to properly move  
11 instead of making hasty and probably not solid  
12 decisions.

13 That's my plan. Because I think it's  
14 hopeless for me. I don't want to move and I don't  
15 think I can afford -- I don't think there's any help  
16 for me, unfortunately. And that's all. Thank you  
17 for taking the notes.

18  
19 \* \* \*

20  
21 DIANE TISCARENO: Diane Tiscareno,  
22 T-i-s-c-a-r-e-n-o.

23 My question -- or my comment is will the  
24 homes be re-evaluated and reduced at low market rate  
25 considering that the freeway tunnel may -- is an

1 option that will devalue our homes in a -- that's  
2 why I didn't go up there. I don't like to speak.  
3 Would that be taken into consideration for them to  
4 lower the value of the actual homes.

5 That's my comment. Thank you.

07:43

6  
7 \* \* \*

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9  
10 (Whereupon at 8:15 P.M. the public  
11 hearing was concluded)  
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22  
23  
24  
25

## 1 REPORTER'S CERTIFICATE

2  
3 I, PATRICIA L. HUBBARD, do hereby certify:4 That I am a duly qualified Certified  
5 Shorthand Reporter in and for the State of California,  
6 holder of Certificate Number 3400, which is in full  
7 force and effect, and that I am authorized to  
8 administer oaths and affirmations;9 That the proceedings were recorded  
10 stenographically by me and were thereafter transcribed  
11 by me or under my direction and supervision;12 That the foregoing pages contain a full,  
13 true and accurate record of the proceedings and  
14 statements to the best of my skill and ability;15 I further certify that I am not  
16 financially interested in the outcome of this action.17  
18 IN WITNESS WHEREOF, I have subscribed my name  
19 this 21st day of July, 2014.  
2021 \_\_\_\_\_  
22 PATRICIA L. HUBBARD, CSR #3400  
23  
24  
25

<b>A</b>	<b>Caltrans</b> 2:16,23 2:24 3:11,12 3:19,23 4:23 8:5,11 <b>care</b> 4:5 <b>case</b> 3:8 <b>Certificate</b> 11:1 11:6 <b>Certified</b> 11:4 <b>certify</b> 11:3,15 <b>children</b> 5:23 <b>citizens</b> 5:16 <b>color</b> 5:18 <b>comment</b> 9:23 10:5 <b>COMMENTS</b> 2:10 <b>community</b> 5:23 <b>comparable</b> 8:23 <b>competitive</b> 9:1 <b>concerned</b> 6:13 <b>concluded</b> 10:11 <b>consider</b> 7:12 9:5 <b>consideration</b> 5:22 10:3 <b>considering</b> 9:25 <b>consolidate</b> 9:4 <b>contain</b> 11:12 <b>continue</b> 4:23 <b>control</b> 6:17,21 7:2,18 <b>conversations</b> 5:14 <b>corner</b> 3:7 <b>corridor</b> 5:18 <b>costs</b> 8:19 <b>CSR</b> 1:23 11:21	<b>Diane</b> 9:21,21 <b>difficult</b> 8:15 <b>direction</b> 11:11 <b>displacement</b> 5:15 <b>doing</b> 2:24 <b>DRIVE</b> 1:11 2:5 <b>due</b> 5:7 <b>duly</b> 11:4	<b>E</b>	<b>EAGLE</b> 1:12 2:6 <b>effect</b> 11:7 <b>either</b> 4:19 <b>El</b> 5:18 6:9 <b>endured</b> 9:8 <b>English</b> 6:20 <b>excessive</b> 6:15 <b>expensive</b> 8:21 <b>extend</b> 4:12,13 9:2 <b>extreme</b> 9:7	<b>F</b>	<b>fact</b> 5:16 <b>fair</b> 7:21,21 <b>families</b> 5:15,23 <b>fast</b> 8:17 <b>feel</b> 5:19 <b>financial</b> 9:8 <b>financially</b> 11:16 <b>financing</b> 8:15 8:16 <b>find</b> 4:17,22 9:1 <b>finding</b> 8:23 <b>first</b> 2:14 3:3 <b>five</b> 6:23 9:2 <b>Flores</b> 3:18,19 <b>FOLLOWING</b> 2:10 6:3 <b>force</b> 11:7 <b>forced</b> 8:18 <b>foregoing</b> 11:12 <b>four</b> 8:22 <b>Frank</b> 2:15 <b>freeway</b> 9:25 <b>friend</b> 4:8,24 5:1 <b>full</b> 11:6,12 <b>funds</b> 9:10	<b>G</b>	<b>further</b> 11:15 <b>futures</b> 5:22	<b>G-u-e-r-r-e-r-o</b> 6:8 <b>gather</b> 9:10 <b>getting</b> 4:4,4 <b>give</b> 7:4 <b>go</b> 3:25 10:2 <b>going</b> 3:12,24 4:16,21,22 7:15 8:5,17 <b>GOLDEN</b> 1:12 2:6 <b>good</b> 4:24 <b>greatly</b> 8:9 <b>Grove</b> 8:4 <b>Guerrero</b> 6:7,7 6:20 <b>guys</b> 7:1,19 <b>GUZMAN</b> 6:4	<b>H</b>	<b>happen</b> 2:20 <b>hard</b> 7:20 <b>hardship</b> 9:8 <b>hasty</b> 9:11 <b>heard</b> 6:12 <b>hearing</b> 1:5 2:2 2:11 10:11 <b>help</b> 4:11,21 8:12,14 9:4,7 9:10,15 <b>holder</b> 11:6 <b>home</b> 8:13 <b>homes</b> 5:16 9:24 10:1,4 <b>hopeless</b> 9:14 <b>house</b> 3:22,24 4:11,18,25 5:1 6:18 <b>houses</b> 3:19 6:13 7:3 <b>housing</b> 4:22 <b>Hubbard</b> 1:22 11:3,21 <b>HUGO</b> 6:4 <b>humanity</b> 8:8,9 <b>husband</b> 4:4	<b>I</b>	<b>I-b-s-e-n</b> 8:4 <b>Ibsen</b> 8:1,2 <b>ideas</b> 8:6 <b>income</b> 5:19 7:11 <b>increases</b> 9:9 <b>individuals</b> 5:17 <b>injustice</b> 5:20 <b>interested</b> 11:16 <b>INTERPRET...</b> 6:4 <b>INTERPRET...</b> 6:5	<b>J</b>	<b>July</b> 1:9 2:3 11:19	<b>K</b>	<b>keep</b> 7:19 <b>kind</b> 6:21 7:17 <b>know</b> 2:19 3:2 3:10,10,23 4:3 4:5,6,10,17,22 4:25 5:3,6 7:13	<b>L</b>	<b>L</b> 1:22 11:3,21 <b>land</b> 2:17,21,23 3:9 <b>law</b> 6:23 <b>leasing</b> 2:17 <b>letters</b> 7:14 <b>lines</b> 4:13 <b>little</b> 4:15 <b>live</b> 3:19 5:17 6:17 <b>livelihoods</b> 5:22 <b>lives</b> 9:4 <b>living</b> 3:22 <b>looking</b> 8:25 <b>Los</b> 1:10,13 2:4 2:7 6:10 <b>lot</b> 3:4 4:16 <b>Lourdes</b> 6:7,7 6:20 <b>low</b> 7:11 9:24 <b>lower</b> 5:19 10:4
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<p><b>years</b> 6:14,15,23 7:1,6 8:5 <b>years-plus</b> 6:11</p> <hr/> <p style="text-align: center;"><b>Z</b></p> <hr/> <p style="text-align: center;"><b>0</b></p> <hr/> <p style="text-align: center;"><b>1</b></p> <hr/> <p><b>12</b> 6:11 <b>120</b> 9:3 <b>15</b> 1:9 2:3</p> <hr/> <p style="text-align: center;"><b>2</b></p> <hr/> <p><b>20</b> 8:5 <b>2007</b> 2:16 <b>2014</b> 1:9 2:3 11:19 <b>21</b> 1:6 <b>21st</b> 11:19 <b>221-1995</b> 5:6</p> <hr/> <p style="text-align: center;"><b>3</b></p> <hr/> <p><b>30</b> 6:14,15 7:6 <b>323</b> 5:6 <b>3400</b> 1:23 11:6 11:21 <b>3911</b> 6:10</p> <hr/> <p style="text-align: center;"><b>4</b></p> <hr/> <p style="text-align: center;"><b>5</b></p> <hr/> <p><b>5151</b> 1:11 2:5 <b>534</b> 8:4</p> <hr/> <p style="text-align: center;"><b>6</b></p> <hr/> <p><b>6:11</b> 1:8 <b>60</b> 9:3 <b>615-633</b> 3:14</p> <hr/> <p style="text-align: center;"><b>7</b></p> <hr/> <p style="text-align: center;"><b>8</b></p> <hr/> <p><b>8:15</b> 10:10</p> <hr/> <p style="text-align: center;"><b>9</b></p> <hr/> <p><b>90032</b> 1:13 2:7 <b>91105</b> 3:14</p>				
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