

VILLAGE AT SHERMAN OAKS BID NEWSLETTER

3rd Quarter 2025



LETTER FROM THE PRESIDENT

Mid-October surprised us this year with a drenching rain that washed the Village and made it extra fresh and clean for this Sunday's Sherman Oaks Chamber Street Fair. This eagerly anticipated and extremely popular annual event is taking place this Sunday, October 19 from 10 am – 6 pm in the Village! 150,000 or so pedestrians stroll throughout the Village each year on this special day. Ventura Blvd. will be closed to vehicular traffic from 10:00 am – 6:00 pm from Kester Ave. to Van Nuys Blvd. The sidewalks will be teeming with families enjoying vendors with specialty wares, yummy food, discounts offered by Village businesses, music, entertainment, rides, games, school performances and much more.

We have some new businesses joining our BID this quarter and we would like to welcome them and wish them success. Please look through this newsletter for details.

Councilmember Raman has generously contributed some funds to help us pay for trimming the trees in the Village this month! We are extremely grateful for this help as our budget is stretched very thin paying for the many services necessary to keep the Village clean, safe and attractive. Our trees will look great for the street festival!

Howard Jaffe, a local resident and SOHA member, leads a team of Volunteers Cleaning America on a weekly basis and on the third Saturday of every month his team of volunteers scrubs the BID clean, filling and disposing of many trash bags with litter and debris and cleaning the Village gutters. The BID hosts the volunteers afterwards for a coffee and egg sandwich breakfast at Pineapple Hill Saloon and Grill. We are grateful for this additional help as our Streetplus dayporters are stretched thin cleaning the Village each day, 7 days/week.

Many businesses have reached out to our office for help with homeless issues. CD4 has a homeless deputy you can email for help. Patrick.siggins@lacity.org. You can also call 911 and they can send out the Circle team to the location. Please report homeless encampments to 311. Additionally, please make sure you have a Trespass Arrest Authorization form on file with LAPD Van Nuys station and send a new one each year so you can call LAPD for help with trespassing.

Our BID board would like to encourage all building owners in the BID to take a good, hard look at your buildings to determine if they need remodeling, freshening, a new paint job, or some other aesthetic improvement to be able to attract more customers. We believe it is critical to keep our buildings updated and have noticed that some of our buildings could use some work to look their best. If you need some help.

If you need some help, please reach out to me or to any one of our BID board members for recommendations or for referrals to licensed contractors.

On Saturday, November 29, we would like to have our Village businesses participate in Small Business Saturday by hosting some sort of festivities in their shops and offering specials, discounts, refreshments, music, etc. American Express will be heavily promoting this with opportunities to market and promote BID businesses using customized marketing materials from Shopsmall.com, for this event.

Enjoy this newsletter! See you in the Village!

Warmly,

Leslie Elkan, President Leslie@VillageAtShermanOaks.com 818-326-0273

Invitation

Please join us for our 2025 Annual Property Owners Meeting

Date: Tuesday, December 9, 2025

Time: 9:00am

Location: Virtual Zoom Meeting

Please **RSVP** at Info@villageatshermanoaks.com.

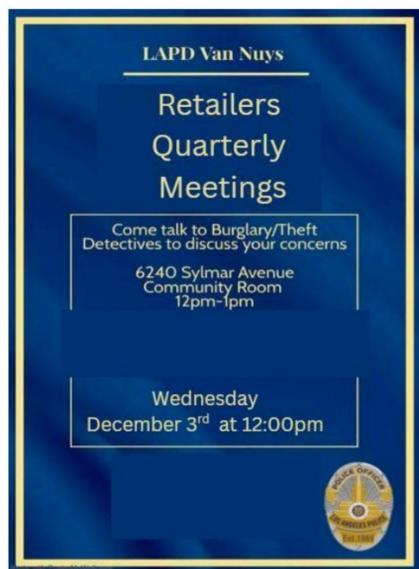
You will be given the Meeting Link, ID and Passcode when you RSVP.

Important Notice:

Thank you to those who have provided your email addresses. We will only use it to email you the newsletter or contact you about important/urgent information regarding your property.

Please call Kathleen at **818-341-9221** or email Kathleen@villageatshermanoaks.com to update your information.

Assistance for Retailers & Businesses:



Next LAPD Van Nuys Retailers Quarterly Meeting:

Wednesday, December 23rd at 12:00pm



BizFed events boost civic access & engagement

BizFed hosts small-group **Leadership Roundtable** events where members can speak candidly with decision makers and influencers, as well as regular **advocacy trips** to Sacramento, an annual **Political Forecast**, and Southern California's largest **reception honoring freshman policymakers** representing Los Angeles County residents at all levels of government. BizFed also leans into opportunities to promote **member events** including mixers, receptions, fundraisers, and other bridge-building functions.

To find out more go to: bizfedlacounty.org

Autonomous Deliveries in The Village:

Making delivery affordable, sustainable and convenient!

If you order from Uber Eats and opt-in to autonomous deliveries you potentially can be paired with a Serve Robotics self-driving delivery cargo container. Serve robots produce zero emissions. By reducing over-reliance on cars, they help lower CO2 emissions as well as traffic congestion.

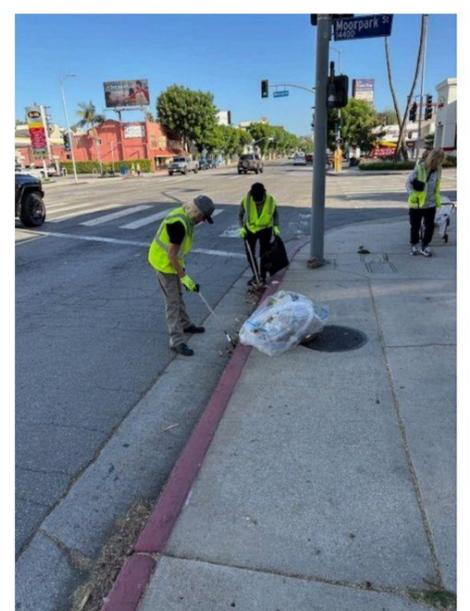
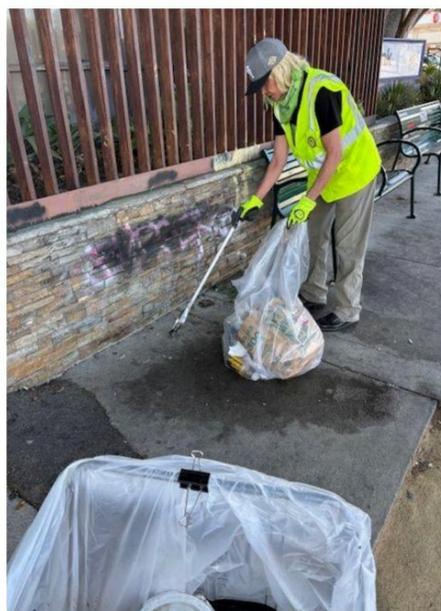


Keeping The Village Clean:



Thirteen people from **Volunteers Cleaning Communities** were out on Saturday, October 4th tidying up the Sherman Oaks BID and the surrounding streets picking up 16 bags of trash and debris in the streets and alleyways. The volunteers covered Ventura Blvd from Hazeltine to Kester, Moorpark between Cedros to Hazeltine and Van Nuys between Ventura to 101 Freeway including southbound off ramp. Refreshments were provided by the BID.

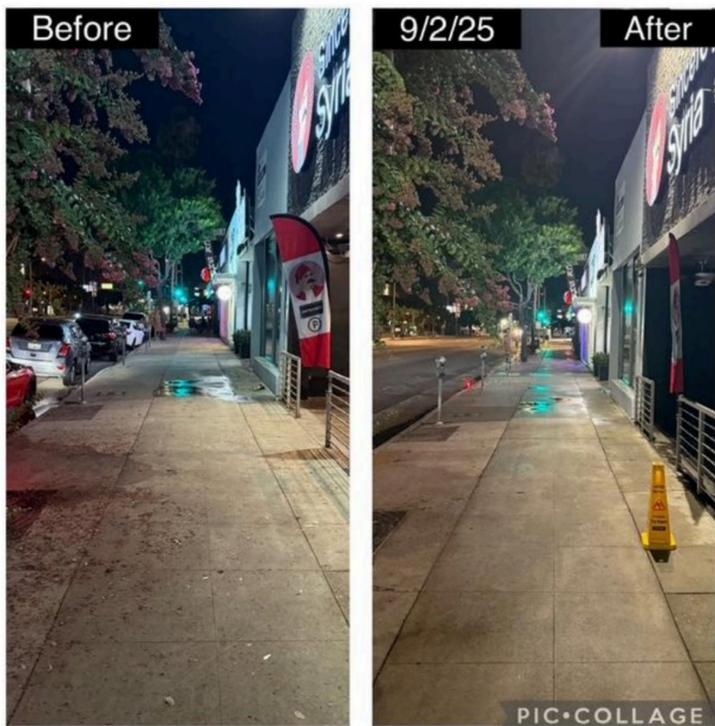
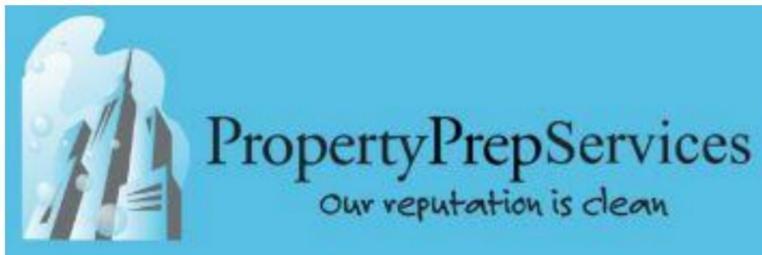
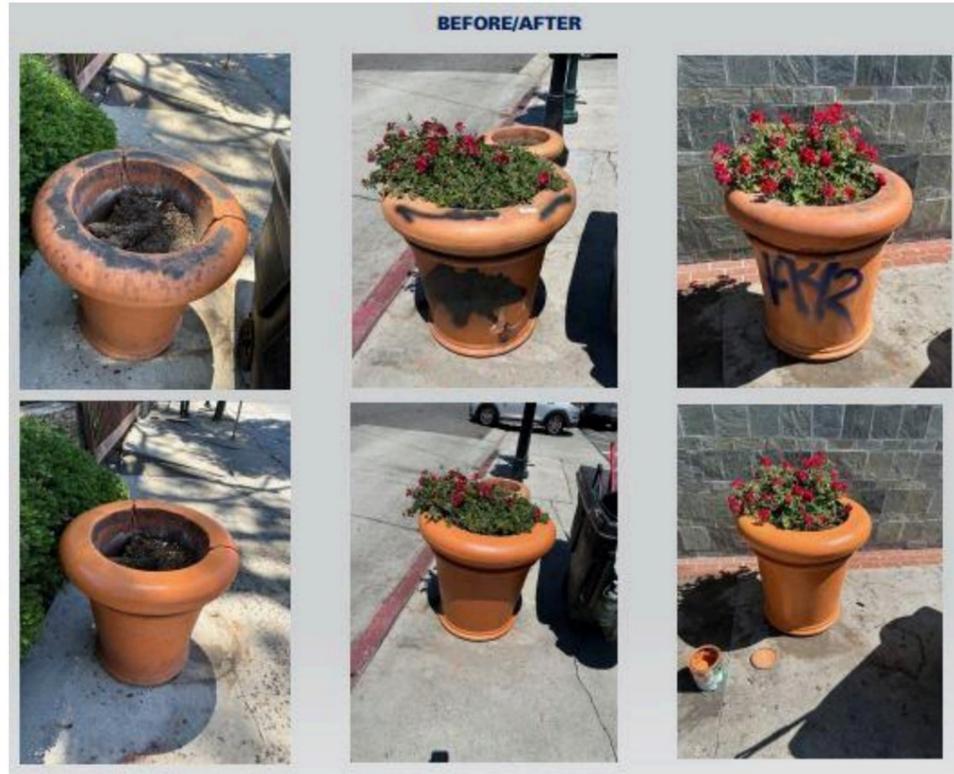
Many thanks to those who came out to join the fun and do something positive for our community.



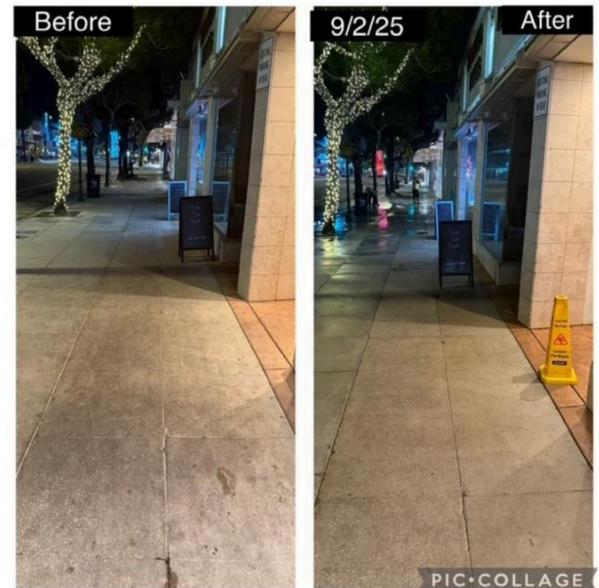
Keeping The Village Clean:

Our StreetPlus Day Porters

Our planters are sadly a target for lots of graffiti, luckily we have Aileen and her StreetPlus team to clean it up and make the planters look good as new! If you notice something that needs attention, please call or text Aileen directly at [213-999-0108](tel:213-999-0108) or e-mail her at AMorales@streetplus.net. Please read the StreetPlus Newsletter attached for more details about this program.



Property Prep quarterly power-washing keeps our sidewalks clean and sanitized.



Village Improvements:



NITHYA RAMAN

Los Angeles
★ City Councilmember
4th District

THANK YOU to Nithya Raman!!

The Village at Sherman Oaks is grateful for the generosity of our Councilmember, **Nithya Raman**. Her office partially subsidized our much needed recent tree trimming in the Village! This is a huge help to us and we are tremendously appreciative!! Trimming the trees annually keeps our visitors safe and our trees healthier, and keeps the palm fronds and leaves off our sidewalks and streets.

Our trees were trimmed by
Mendoza & Family Tree Service Inc.
Jose and his team trimmed our Tabebuia, Jacaranda
and Palm trees with great care.



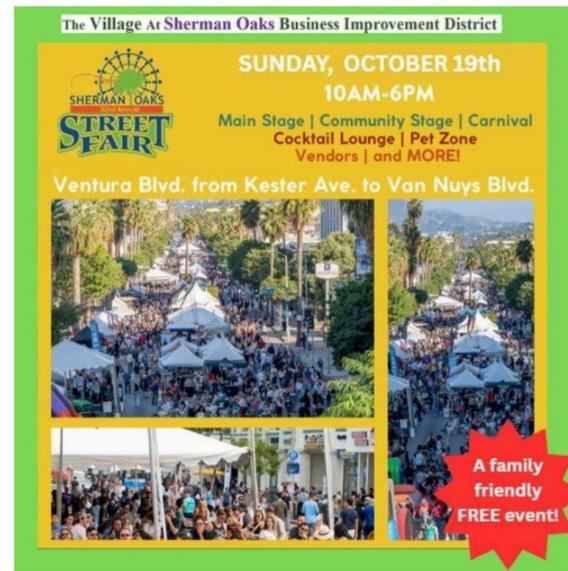
Mota Landscaping Services maintains The Village at Sherman Oaks BID's treasured landscaped median. They weed, feed and prune the plants and flowers in the island, assuring they are thriving and making the BID look inviting to shoppers and diners.

Jose Mota - 818-399-1317



Keep an eye out for our annual holiday pole decorations.
Our poles will be beautifully decorated with festive garland and ribbons.

Upcoming Events



New Business Openings

**Two new businesses are coming soon to
The Village At Sherman Oaks!!**

The first is **goGLOW**, which is an organic, vegan customized tanning treatment tailored just for you. The other is **Harmony RX Pharmacy**. Having another pharmacy in The Village adds convenience for our neighbors.

We welcome both these new businesses to the Village.



**Coming Soon to
4550 Van Nuys Blvd.**

**Harmony RX
Pharmacy**

**Coming Soon to
4545 Van Nuys Blvd**

Agencies

Armed Forces Career Center
Avant Garde Realty
Aveanna Healthcare
Beverly Hills Financial Planners, LLC
Borstein Holdings, LLC
California Hospice Care Center
Chambers Insurance Agency
Creative Pros/Creative Home Remodeling Group
David Guglielmo Casting
Edge 10, Inc.
Express Services Healthcare, Inc.
Folk Williams Financial Management, Inc.
Gingold & Company, CPA
Gold House Home Loan, Inc.
Good Spirit Home Health Svces,
Hetzel Design Inc.
Hospice of Providence
Ideal Living Management, LLC
Kalban Architects, Inc.
Kandoo Films
Mak Pictures, LLC
Mobile-Care Home Health Agency
National Jewish Health
NCA Home Health Care, Inc.
Option One Lending
Patch Lending
Platinum Hospice Care, Inc.
Sandstone Properties, Inc.
Serafim Hospice Inc.
State Farm - George Timuryan
State Farm - Ned Gardner
System Property Development Company, Inc.
The Stander Group
VIP Tickets
We Are Verified
Windsor Media
Working with Autism, Inc.

Services

A Yellow House Vacuum Repair
AJ's Pet Shop
Alpa Management/Construction
Bank of America
BENlabs/Ben Group, Inc.
Bestime
Boswell Residential
CAD Stone Works
California Kitchen Gallery
Chevron
Christine's Tailoring/Alterations
Citibank
Dedicated Building Services
Dr. Blue Jeanns
Easy Busy Legal
Expo Locksmith/NoHo iPhone Repair
FedEx Office Print & Ship Center
G & M Oil
Instaguard
Legacy Cleaners
MAC Systems Math Center
Mail Box Services Plus
MEZ Investment Group, Inc.
O.A Solutions Inc.
One Grey Day
Public Storage
Sammy Weiss Esq & Scarlett Farrokh Esq
Sandler and Rosen, LLP
SG Design Studio Inc..
Shouse Law Group/Karthik Krishnan Esq.
The Mailroom & More
US Bank
WD Contractor Services, Co.
Wells Fargo Bank

Health and Wellness

Allan Phillips, MD
Amighi, Nazila MA LMFT
Andrew Wang, MD
Barron, Joanne PsyD
Berglund, Robin G. MD
Breathe Diagnostics
Carbon Health
Chiropractic Center of Healing
Christie, Jen LMFT
Comfort Care Chiropractic
Danielle Matthew, LMFT
Earthensoul
Eshleman, David LMFT
Gureghian Chiropractic
Heeran, Katie MA LMFT RYT
Harmony RX - **COMING SOON**
Jenni J. V. Wilson MA LMFT
McPike, Kristen - Hypnotherapy
Michael Blomsterberg - Life Coach
pH Proactive Health Labs
Pure Recovery
The Villa Outpatient Program
WeSpark Cancer Support Center

Dental

Healthy Smiles Dental
Dr. Oswald B. Burstein DDS
Millennium Dental
Mark Wienberg DDS

Optometry

Professional Vision Care Associates
City Eyes Optometry
LensCrafters

Medical Spa

Blue Medi Spa
Z Center for Cosmetic Health

Fitness/Martial Arts

CycleBar
Dragonfly Cycling
Fit Box Workout
Southern California Taekwondo Center

Food - Drinks

Anajak Thai
Aria Sushi
Burger Lounge
CAVA
CharcuterieLA
Chipotle
Crave Café
Crave Café Sushi
Daisy
Dave's Hot Chicken
Didar Kitchen
Dojo Sushi
Domino's
El Torito
Gilbert Perez Bar - **COMING SOON**
Gyu-Kaku Japanese BBQ
Health Nut
Ideology Coffee
In-n-Out Burger
Juice Crafters
Kabob Village
Lemon Zest Cafe
Luna Grill
Mardi Gras Tuesday
MiDici Neapolitan Pizza
Mr. Furley's Bar
New York Bistro Cafe &
Wine Bar/NY Bagel Cafe
Noah's NY Bagels
Nomura Sushi
O'Cado
Oliva Trattoria Pizzeria Italian Grille
On The Thirty
Panda Express
Pineapple Hill Saloon and Grill
Pizza Wagon of Brooklyn
Qwench Juice Bar
Sincerely Syria
Spumoni Restaurant
Starbucks
The Aftermath
The Barrel Tavern
The Crabby Crab
Ubatuba Acai X
Valley Grounds Coffee
veStation

Desserts

Afters Ice Cream
Brian's Shave Ice & Boba
Cold Stone Creamery
Happy Days Café
Humphrey Yogart (Inside Gelsons)
Nothing Bundt Cakes
Velvet Ice Cream
Williams Croissants & Donuts

hi

Retail

2nd STREET USA
4 Seasons Custom Clothiers
AT&T
Best Buy
Birkenstock
Bitar Fine Jewelry & Manufacturing
Bud Dynasty
Buffalo Exchange
Burlington
Capital Drugs
Cell Funds
Contex, Inc.
Crown Beads & Jewelry
Delta Mailbox Sales
Eco H2O Center
For Love Bridal
Gelson's Market
House of Intuition
In Style Boutique
Johnson Fitness & Wellness
Kids Teen Trades
Lazar's Luggage
Lighting World
Lovers
Mega Deals Discount Store
Mike's Smoke and Gift Shop
Olympus Pharmacy
Rack Attack
Romantix
Sherman Oaks Cigars
Smoke Top Smoke Shop #2
Spy Shop (IQTronics, Inc.)
START Rescue Resale Store
Talk of the Valley
The Standard Design Group Nurseries
T-Mobile
Toy Mandala
WaterPlant Depot
Wine N' Liquor Basket

Arts & Entertainment

AVA Music Academy
Baxter-Northup Music Co.
Candy Land
House of Billiards
Piano Play Music System, Inc.
UltraZone Laser Tag

Beauty

Hair

Angelo's Salon for Hair
Blends Barbershop
Brotherhood Barbershop
Calm Laser Center
Charme
Fantastic Sams
Heaven's Melody Beauty Lounge
Legacy SalonLA
PF International Salon & Barber
Pauline's Human Hair
Primo Salon
Regency Salon
Revive
SalonCentric
Serenity Beauty Salon
The Loft Hair Studio
Ulta

Nails

AM & PM Nail Spa
Bella Nails & Spa
Charme
Creative Touch LA
Green Nail
Helen's Salon
Rashen Nails
Zen Nail Bar

Lashes / Waxing

Charme

Skin Care

Arre Aesthetics
Pink Cheeks Salon
Skin Serviss

Tanning

GoGlow - **COMING SOON**
Sun Spa Tanning

Threading

Charme
Zia Threading

Massage/Spa

Lily Pad Thai Spa & Massage
MantraThai Massage
Massage Heights
Super Relax
Superior Massage
Teri Taylor Spa Boutique

OUR BOARD MEMBERS

Leslie Elkan, President
Ed Korbel, Treasurer
Jay Friedman, Secretary
Row Zadeh, Board Member

OUR BID TEAM

Kathleen Wood, Executive Director

Assistant to the Executive Director:
Kimberly Ngesa

Interns:

Erick Espinosa
Tyler Karp
Alan Trujillo-Banuelos
Armando Quintana

OUR NEXT BID BOARD MEETINGS:

November 11th ~ December 9th

**Meetings are the second Tuesday
of the month at 9:00am**

Please call or e-mail for details

**Please RSVP at the number/email
below**

CONTACT US

www.VillageAtShermanOaks.com
(818) 326-0273
info@VillageAtShermanOaks.com

Is your business having an event or special sale? Please e-mail our Executive Director at Kathleen@VillageAtShermanOaks.com and we can promote it on our social media pages.

Don't forget to follow The Village at Sherman Oaks on Facebook, X, Instagram and Tik Tok!



VillageAtShermanOaksBID

@villageBID

@VillageAtSherman
OaksBID

VillageAtShermanOaks

-----Tear off Sheet -----

The following is provided in response to requests for instructions for who and when to contact for our particular situations:

For life threatening emergencies and crimes in progress:

Please call 911.

Note: The officers themselves must see the crime being committed. They will not make an arrest based on your photographs or videos.

If you have a long-term issue that a patrol car cannot handle, an ongoing business, property or neighbor situation or dispute:

**Please contact the Senior Lead Officer for our area; Jose Saldana (South side of Ventura Blvd.)
Cell: 1-818-731-2565 Station: 1-818-374-9500 or e-mail him at 30853@lapd.online; or Mariana
Romo (North side of Ventura Blvd.) 818-731-2563 or email her at 40229@lapd.online.**

Note: They do not take police reports. Police reports should be submitted to lapdonline.org.

If you see someone experiencing homelessness, struggling with their physical and/or mental health issues:

**Please submit a request at LAHSA – Los Angeles Homeless Services Authority
<https://www.lahsa.org/portal/apps/la-hop/request> or by calling 211.**

For trash or debris in the BID:

**Please contact our Street plus supervisor, Aileen Morales at 1-213-999-0108 or e-mail her at
Amorales@streetplus.net and she will send over a day-porter.**

Graffiti Removal:

File a 311 request at <https://www.lacity.org/myla311> or on the MyLA311 App, or call 311.

To remove unwanted persons from private property:

Post a no trespassing sign (see example below). You must ensure proper signage has been posted in accordance with Los Angeles Municipal Code Section 41.24 (a) AND file a *Trespass Arrest Authorization Form* with the Van Nuys LAPD. Please keep a copy and be prepared to show it to the responding officers to prove that you are authorized to request the arrest.



City of Los Angeles
LOS ANGELES MUNICIPAL CODE SECTION 41.24
TRESPASS ARREST AUTHORIZATION

Los Angeles Police Department
_____ Division

Dates of Authorization
From _____ to _____
(cannot exceed 12 months)

Property Address: _____

Type of Property: Residential _____ No. of Units _____ Commercial _____ Type _____

I am the Owner/Owner's agent/person in lawful possession of the above referenced property. I request and authorize the Los Angeles Police Department to enter the above property and enforce Los Angeles Municipal Code 41.24.

[CHECK APPLICABLE PARAGRAPH(S)]

Posted property not open to the general public, L.A.M.C. Section 41.24 (a)

My property has been posted in accordance with L.A.M.C. 41.24(f) with signs stating **"THIS PROPERTY CLOSED TO THE PUBLIC. No Entry Without Permission. L.A.M.C. SEC. 41.24."** I authorize the Los Angeles Police Department to arrest anyone on my property who is not a lawful resident, guest or visitor and not exempted under L.A.M.C. 41.24(h) for a violation of L.A.M.C. 41.24(a).

Posted or unposted property not open to the general public, L.A.M.C. Section 41.24 (b)

I authorize the Los Angeles Police Department, pursuant to L.A.M.C. 41.24(b) to advise persons who are not lawful residents, guest, visitors, and not exempted under L.A.M.C. 41.24(h) to leave my property and not to return for 6 months and to arrest such person if they return within six months for a violation of L.A.M.C. 41.24(b)

Commercial property open to the general public, L.A.M.C. Section 41.24 (d)

My property is open to the general public between the hours of _____ to _____. I authorize the Los Angeles Police Department to advise persons pursuant to L.A.M.C. 41.24(d) to leave the premises for 24 hours if the request to leave is rationally related to the services performed or the facilities provided on the property. I further authorize the Los Angeles Police Department to arrest anyone who has been so notified and refuses to leave or returns within 24 hours for a violation of L.A.M.C. 41.24(d).

I or my authorized agent will cooperate fully in the prosecution of anyone who is arrested for a violation of any local or state law, including trespassing or vandalism. The name of the manager of the aforementioned property is _____ and he/she can be reached at:

Telephone No.(____ ____) ____ ____ --- ____ ____ ____ Address: _____

Sincerely,

(Signature) _____
(Print Name) _____
(Telephone No) _____
(Address) _____

PETITION FOR INSTALLING AN ORNAMENTAL STREET LIGHTING SYSTEM

A first time lighting system may be petitioned through the 1913 Improvement Act,
where street lighting does not exist on residential roadways.

CITY OF LOS ANGELES
DEPARTMENT OF PUBLIC WORKS
BUREAU OF STREET LIGHTING

The undersigned owners of property fronting on Ventura Blvd and Van Nuys Blvd

between Van Nuys Blvd: Ventura Blvd

and Cedros Ave: 101 Freeway, including intersections,

hereby petition the Los Angeles City Council to authorize the following improvement:

Installation of an **ORNAMENTAL** street lighting system which meets current street lighting standards of the City of Los Angeles.

- Estimated **one-time installation** assessment is about **\$7,000-\$10,000**.
 - *Council District 4 intends to use Ventura/Cahuenga Specific Plan Parking Impact Assessment (PIA) Funding to pay for initial capital costs, which would eliminate the one-time installation assessment for property owners.*
- Estimated **annual maintenance** and operating assessment ranges from around **\$160** for commercial parcels below 4,355 square feet to around **\$2400** for commercial parcels above 130,000 square feet.

Sherman Oaks Business Improvement District LIGHTING DISTRICT
(PROPOSED PROJECT TITLE)

NOTICE TO PETITIONERS

Return this petition to the issuing office shown below with valid signatures from property owners representing at least **70%** of this project's total footage, indicating an interest in the project. Once the signatures on the returned petition are validated, questionnaires will be sent to all affected property owners to confirm that there is strong support for the project. If the petition and questionnaire process indicate strong support, the City Council will then be requested to authorize the design of the project.

After a preliminary design, and prior to construction of the project, each individual property owner will be sent a notice of hearings and a ballot which will indicate the maximum assessment related to their property for installation and annual operation & maintenance of the street lighting improvement. Proposition 218 requires that property owners approve any proposed assessment through a balloting procedure.

Further information regarding this process can be obtained by calling the Bureau of Street Lighting at (213) 847-1400.

Bureau of Street Lighting 1149
S. BROADWAY, STE. 200
Los Angeles, CA 90015

ATTN: COMMUNITY SERVICES DIVISION

Attachments: 1. Photos of pedestrian light poles

Phone: (213) 847-1400
Fax: (213) 847-1851

E-Mail: bsl.streetlighting@lacity.org
Website: <http://bsl.lacity.org/>

SEE REVERSE SIDE FOR SIGNATURE BLOCK

Street Report

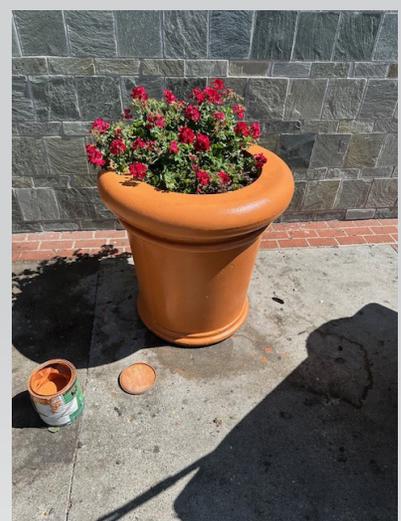
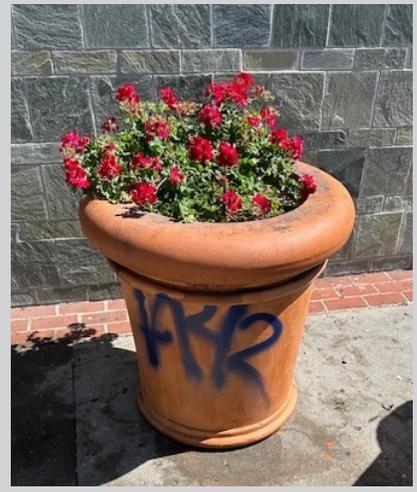
The
Village
AT Sherman
Oaks

CLEANING AMBASSADOR SERVICES | 3RD QUARTER 2025

The following data and information is provided to The Village at Sherman Oaks Business Improvement District for tracking purposes. The information contained in this report is for activities reported for the 3rd Quarter of 2025, July 1 - September 30. The data and information is obtained from Officers conducting patrols and entered in Statview.



BEFORE/AFTER



Street Report

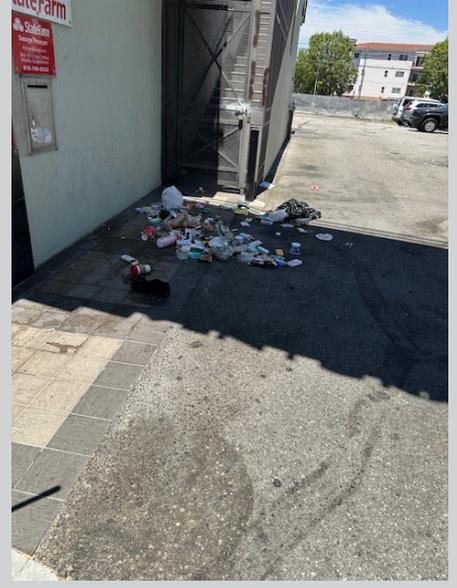
THE VILLAGE AT SHERMAN OAKS

CLEANING AMBASSADOR SERVICES | 3RD QUARTER 2025

BEFORE/AFTER



BEFORE/AFTER



MAINTENANCE

TRASH - BAGS COLLECTED

July	305
August	310
September	300
3rd Quarter	911

TRASH - POUNDS

July	7,625
August	7,750
September	7,500
3rd Quarter	22,625

BLOCK FACES - PAN & BROOM

July	200
August	210
September	200
3rd Quarter	610

HOSPITALITY - DIRECTIONS

July	7
August	5
September	3
3rd Quarter	15

GRAFFITI - REMOVES

July	130
August	120
September	115
3rd Quarter	365

PLANT WATERING - WORK ORDERS

July	2,200
August	2,250
September	2,250
3rd Quarter	6,700

LABOR HOURS

CLEANING/SAFETY HOSPITALITY

July	272.00
August	304.00
September	255.00
3rd Quarter	831.00