



CENTRAL HOLLYWOOD NEIGHBORHOOD COUNCIL

PLANNING and LAND USE MANAGEMENT

(PLUM) Committee Meeting

Monday, April 23 , 2018 at 4 p.m.

Hollywood City Hall, Large Conference Room

6501 Fountain Avenue (at Wilcox), Los Angeles, CA 90028

The Committee does not take action on behalf of the Neighborhood Council Board. It considers proposals and forwards Committee-approved recommendations as proposed motions to the Board. The Board will consider the Committee’s recommendations at a future public Board Meeting and may take final action on the recommendations.

The public is requested to fill out a "Speaker Card" to address the Committee on any item of the agenda prior to the Committee taking action on an item. Comments from the public on Agenda items will be heard only when the respective item is being considered. Comments from the public on other matters not appearing on the Agenda that is within the Committee's subject matter jurisdiction will be heard during the Public Comment period. Public comment is limited to two minutes per speaker, unless waived by the presiding officer of the Committee.

“All projects must be notified / invite / get Signatures of adjoining or neighboring property owners and/or occupants in support of the request; Very helpful, especially for projects in single-family residential areas, to minimum 4 block-radius around project. Notification and/or Flyer/ Publicity must have CHNC address, inviting stakeholders to attend the CHNC meeting where the project proposal be presented by representative” Motion 2/8/16 recommended by PLUM committee and ratified by CHNC Board of Directors on 2/22/16.

A. Call to Order.

B. Roll Call

Name	Present	Absent	Arrive/Leave Time
Ferris Wehbe, Chair			
Wil Anabel, Vice Chair			
Joe Rehfeld			

C. Approve Minutes.

Approval of CHNC Planning and Land Use Management (PLUM) Committee minutes from 2/26/18. Minutes emailed to all Committee Members for review.

Approval of CHNC Planning and Land Use Management (PLUM) Committee minutes from 3/26/18. Minutes emailed to all Committee Members for review.

D. Public Comment on NON- Agenda Items.

Comments from the public on non-agenda items within the Committee's subject matter jurisdiction. (Up to two minutes per speaker.)

F. Discussion and Possible Action to Approve Recommendation.

1. **Case No.** ZA-2018-632-CUB, 1320 N VINE ST 90028

Project Description:

CONDITIONAL USE PERMIT - ALCOHOL, TO PERMIT BEER AND WINE SALES FOR ON-SITE CONSUMPTION, AT AN EXISTING RESTAURANT

Requested Entitlement:

CONDITIONAL USE PERMIT - ALCOHOL, PURSUANT TO LAMC SECTION 12.24.W.1 TO PERMIT BEER AND WINE SALES FOR ON-SITE CONSUMPTION, AT AN EXISTING RESTAURANT WITH 18 INTERIOR AND 34 EXTERIOR SEATS.

Applicant:

BENJAMIN FRUCHTER [Company:WESTWOOD HERMITAGE LLC]

Representative:

PATRICK PANZARELLO [Company:PATRICK E. PANZARELLO CONSULTING SERVICE]

Permanent Link: <http://planning.lacity.org/pdiscaseinfo/CaseId/MjE4NzYw0>

2. **Case No.** VTT-74406/CPC-2016-2601-VZC-MCUP-ZV-SPR/ENV-2016-2602-MND

6421-6429 1/2 Selma Avenue, 90028

Project Description:

A NEW 8-STORY MIXED-USE BUILDING WITH 114 GUEST ROOMS TOTALLING 60,568 SQ. FT., A 1,993 SQ.FT. RESTAURANT, OVER 20,624 SQ. FT. OF EXISTING GROUND FLOOR COMMERCIAL. 62,561 TOTAL NEW SQ. FT.

Requested Entitlement:

PURSUANT TO LAMC 17.15 A VESTING TENTATIVE TRACT MAP TO PERMIT THE AIRSPACE SUBDIVISION OF THE PROPERTY INTO FOUR LOTS CONTAINING ONE MASTER LOT AND THREE AIRSPACE LOTS CONTAINING 114 HOTEL CONDOMINIUM UNITS, PARKING, STORAGE AND COMMERCIAL/RETAIL USES. PURSUANT TO LAMC 12.32F, A VESTING ZONE CHANGE FROM C4-2D TO [Q] C4-2D TO PERMIT THE NEW CONSTRUCTION OF A 114-GUESTROOM HOTEL, INCLUDING 78,714 SQUARE FEET OF FLOOR AREA AND A FLOOR AREA RATIO OF 3.85:1 PURSUANT TO LAMC 12.24 W.1, A MASTER CONDITIONAL USE PERMIT FOR THE DISPENSING OF ALCOHOLIC BEVERAGES INCIDENTAL TO A PROPOSED 114-GUESTROOM HOTEL AND RESTAURANT WITH 60 SEATS PURSUANT TO LAMC 12.27, A ZONE VARIANCE TO PERMIT OUTDOOR EATING AREA ABOVE THE GROUND FLOOR AND ON A ROOFTOP, AS OTHERWISE

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PERMITTED BY LAMC SECTION 12.14.A.1(B)(3) PURSUANT TO LAMC 16.05, SITE PLAN REVIEW TO PERMIT THE CONSTRUCTION, USE, AND MAINTENANCE OF A HOTEL WITH GREATER THAN 50 GUEST ROOMS.

Applicant:

[Company:6421 SELMA-WILCOX HOTEL, LLC]

Representative:

ALFRED FRAIJO, JR. [Company:SHEPPARD, MULLIN, RICHTER & HAMPTON LLP]

Permanent Link: <http://planning.lacity.org/pdiscaseinfo/CaseId/MjA4OTY10>

3. Case No. ZA-2018-583-CUB, 1460 N VINE ST 90028

Project Description:

CONDITIONAL USE TO ALLOW THE CONTINUED SALE AND SERVICE OF A FULL-LINE OF ALCOHOL IN CONJUNCTION WITH AN EXISTING RESTAURANT.

Requested Entitlement:

PURSUANT TO SEC. 12.24-W,1 A CONDITIONAL USE PERMIT (CUB) TO ALLOW THE SALE AND SERVICE OF A FULL-LINE OF ALCOHOL WITHIN AN EXISTING 2,906 SQ. FT. RESTAURANT WITH 45 INTERIOR SEATS, AND AN ADDITIONAL 12 SEATS ON A 425 SQ. FT. PATIO IN THE C4-2D-SN. HOURS OF OPERATION FROM 9AM-11PM DAILY.

Applicant: Kim Oganessian

Representative: LiquorLicense.com

Permanent Link: <http://planning.lacity.org/pdiscaseinfo/CaseId/MjE4NzEw0>

4. Presentation by Hollywood Property Owners Alliance on an initiative to turn part of Hollywood Boulevard into a pedestrian plaza (as part of the city's People Street project)
5. Introduction and Community Outreach regarding Stop and Shop Market, to be located 1123 Vine Street. Presentation by Jennifer L. Oden, Esquire, of SOLOMON, SALTSMAN & JAMIESON

G. Comments by Committee Members on items not on the agenda:

H. Adjournment

Agenda is posted for public review at the CHNC website www.chnc.org at main posting location as required by law: Hollywood Neighborhood City Hall, 6501 Fountain Ave. and at the City of Los Angeles Neighborhood Council Support – Early Notification System. In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the board in advance of a meeting, may be viewed at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda please contact: Roger Davis (rogerchnc@gmail.com) or Christian Guzman (c.louis.guzman@gmail.com)

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Public Notices.

Did you know? You can call 3-1-1 to be connected to any City of Los Angeles service. Use it to report graffiti, arrange for bulky item pick up, or reach any City Department or City Official. Help keep our City clean-USE 3-1-1

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and upon request, will provide reasonable accommodation to ensure equal access to its programs, services, and activities. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request. To ensure availability of services, please make your request at least 3 business days (72 hours) prior to the meeting you wish to attend by contacting Roger Davis (rogerchnc@gmail.com) of the PLUM Committee, or Christian Guzman, Administrative Assistant (c.louis.guzman@gmail.com). *SI REQUIERE SERVICIOS DE TRADUCCION, FAVOR DE NOTIFICAR A LA OFICINA 3 DIAS ANTES (72 horas) ANTES DE LA REUNION. SI NECESITA AYUDA CON ESTA AGENDA, POR FAVOR CONTACTE A LAS PERSONAS INDICADAS.*