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HOLLYWOOD HILLS WEST NEIGHBORHOOD COUNCIL

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AREA 3 / AREA 4 / HOUSING COMMITTEES JOINT MEETING

Hollywood Hills West Neighborhood Council

March 7, 2016, 6:00 PM

Yucca Community Center, 6671 Yucca St, Los Angeles, CA 90028

AGENDA

- I. **Call to order**
- II. **Approval of January 25, 2016 Area 3 / Area 3 / Housing Committees joint meeting minutes**
- III. **Area 4 Planning and Land Use:**
 - A. **1914 N. Highland** — Planning Department case number: ENV-2015-2674-EAF. Proposed creation of first-floor cafe and market, and second-floor commercial space (commercial office, dental office, beauty salon) with reduced parking, in the [Q]R4-1v1 zone. Representative from Urban Planning Studios to present. **Possible motion and vote.**
- IV. **Area 3 Planning and Land Use**
 - A. **6611 W Hollywood Blvd** — Planning Department case number CPC-2014-2398-ZC-HD-CU-ZAA-SPR. Construction, use, and maintenance of a new hotel with 167-rooms/suites and 19,900 square feet of commercial space, 150 bicycle parking spaces, and a subterranean parking garage with 87 automobile parking spaces. The hotel includes a 1,634 square feet community/art space pool deck, meeting rooms, fitness center, business center, and lobby. The project includes the demolition of the existing on-site buildings. Representative from Michael Gonzalez Law Group to present. **Possible motion and vote.**
 - B. **1921 Wilcox Ave.** — Planning Department case number ZA-2016-311-CU-CUB-ZV-ZAA-SPR conditional use for hotel in R4 Zone, conditional use for on-site sale of alcohol, variance for building height and to commercial bar within the R4 Zone, ZAA for rear and side yard, site plan review.

Requested Entitlement: pursuant to LAMC Sec 12.24.W24, applicant request a conditional use permit to demolish an existing warehouse (retaining E auto-repair building) to construct a hotel with 150 rooms and 80,435 SF of floor area, 3,500 SF of commercial floor area (in the existing building), 83 auto spaces, 20 bicycle parking spaces in the [Q]R4 Zone. Pursuant to LAMC Sec. 12.24.w.1, applicant requests a CUB to permit the sale and consumption of a full-line of alcohol within the 2nd story hotel lounge and 1st floor bar area. Pursuant to LAMC 12.27, applicant requests relief from LAMC Sec. 12.21.1 to permit a 6-story, 68.3 ft building height and relief from LAMC Sec. 12.11.A to permit a commercial bar with the existing 3,500 SF structure in the [Q]R4 Zone. Pursuant to LAMC 12.28, applicant requests relief from LAMC sec. 12.11.C to permit 8 ft side setback and 15 ft rear setback. Pursuant to LAMC Sec. 16.05 Applicant requests site plan review for an increase 50 or more guest rooms. Representative from Michael Gonzalez Law Group to present. **Possible motion and vote.**
- VI. **Public Comments:** comments from the public on agenda items and non-agenda items within the Committee's subject matter jurisdiction.
- VII. **Decision on next meeting date(s)**
- VIII. **Adjournment**

The quorum for the Hollywood Hills West Neighborhood Council committees is five (5). The public is requested to fill out a "Speaker Card" to address the Committee(s) on any item of the agenda prior to the Board taking action on an item. Public comments on agenda items will be heard when the item is considered. Comments from the public on non-agenda and agenda items are heard during the Public Comment Period and, within the discretion of the presiding officer of the Committee(s), 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 2 minutes per speaker unless waived by the presiding officer of the Committee(s). Agenda is posted for public review: on bulletin boards at: the Las Palmas Senior Center, 1820 Las Palmas Ave.

Los Angeles, 90028; the Yucca Community Center, 6671 Yucca St., Hollywood, CA 90028, and electronically on the Hollywood Hills West Neighborhood Council website www.hhwnc.org and on the Department Of Neighborhood Empowerment (www.lacityneighborhoods.com) or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact Kathy Banuelos at Secretary@HHWNC.org. 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 three (3) business days (72 hours) prior to the meeting you wish to attend by contacting the Neighborhood Council Project Coordinator at 213-485-1360 or e-mail to amber.meshack@lacity.org.