



**CITY OF WEST HOLLYWOOD
COMMUNITY DEVELOPMENT DIRECTOR HEARING
REGULAR MEETING AGENDA
Tuesday, July 8, 2014 --- MEETING TIME 5:00 PM
Plummer Park Community Center; Rooms 5 and 6
7377 Santa Monica Boulevard West Hollywood, CA 90046**

To comply with the American with Disabilities Act of 1990, Assistive Listening Devices (ALD) will be available for checkout at the meeting. If you require special assistance to participate in this meeting (e.g., a signer for the hearing impaired), you must call, or submit your request in writing to the Office of the City Clerk at (323) 848-6409 at least 48 hours prior to the meeting. The City TDD line for the hearing impaired is (323) 848-6496.

Special meeting related accommodations (e.g., transportation) may be provided upon written request to the Office of the City Clerk at least 48 hours prior to the meeting. For information on public transportation, call 1-323-GO-METRO (323/466-3876) or go to www.mta.net.

For additional information on any item listed below, please contact David DeGrazia, Current and Historic Preservation Planning Manager at (323) 848-6844.

1. CALL TO ORDER

A. Approval of Agenda

B. Report on Posting of Agenda

(This agenda was posted at: City Hall, the Community Development Department Public Counter, the West Hollywood Library on San Vicente Boulevard, Plummer Park, the West Hollywood Sheriff's Station, and on-line at www.weho.org)

2. CONSENT CALENDAR. None

3. PUBLIC HEARINGS

A. 8289-8293 SANTA MONICA BOULEVARD (BEACH NATION)

Officially continued from Tuesday, June 10, 2014. Applicant is requesting approval for the sales, service and consumption of alcohol incidental to food service in a new restaurant, for the property located at 8289-8293 Santa Monica Boulevard, West Hollywood, California.

Applicant: Paul Kalt for Beach Nation, LLC

Owner: Steven Bohbot

Location: 8289-8293 Santa Monica Boulevard

Planner: Antonio Castillo – Associate Planner

Recommendation: 1) Approve the application and 2) Adopt Draft Resolution No. CD 14-216: "A RESOLUTION OF THE COMMUNITY DEVELOPMENT DIRECTOR OF THE CITY OF WEST HOLLYWOOD, CONDITIONALLY APPROVING A MINOR CONDITIONAL USE PERMIT TO ALLOW THE SALES, SERVICE AND CONSUMPTION OF ALCOHOL AS AN ACCESSORY USE FOR A NEW RESTAURANT, FOR THE PROPERTY LOCATED AT 8289-8293 SANTA MONICA BOULEVARD, WEST HOLLYWOOD, CALIFORNIA."

B. 8928 SANTA MONICA BOULEVARD (SKYNNY KITCHEN)

Applicant is requesting to allow the sales, service, and consumption of alcohol, incidental to food service, for a new restaurant within an existing restaurant tenant space, for the property located at 8928 Santa Monica Boulevard, West Hollywood, California.

Applicant: Eddie Navarette, F.E. Design and Consulting

Owner: Miliana, a General Partnership

Location: 8928 Santa Monica Boulevard

Planner: Cynthia de la Torre –Planning Intern, CHPP

Recommendation: 1) Approve the application and 2) Adopt Draft Resolution No. CD 14-217: “A RESOLUTION OF THE COMMUNITY DEVELOPMENT DIRECTOR OF THE CITY OF WEST HOLLYWOOD, CONDITIONALLY APPROVING A MINOR CONDITIONAL USE PERMIT TO ALLOW THE SALES, SERVICE, AND CONSUMPTION OF ALCOHOL AS AN ACCESSORY USE TO A PROPOSED RESTAURANT, FOR THE PROPERTY LOCATED AT 8928 SANTA MONICA BOULEVARD, WEST HOLLYWOOD, CALIFORNIA.

C. 603 N. LA CIENEGA BOULEVARD (EP WEHO)

Applicant is requesting to allow a rooftop outdoor dining area to allow general (full) alcohol sales incidental to food service at a new restaurant, for the property located at 603 N. La Cienega Boulevard, West Hollywood, California.

Applicant: 603 N. La Cienega Blvd., LLC

Owner: Josiko Properties, LLC

Location: 603 N. La Cienega Boulevard

Planner: Adrian Gallo – Associate Planner

Recommendation: 1) Approve the application and 2) Adopt Draft Resolution No. CD 14-218: “A RESOLUTION OF THE COMMUNITY DEVELOPMENT DIRECTOR OF THE CITY OF WEST HOLLYWOOD, CONDITIONALLY APPROVING AN ADMINISTRATIVE PERMIT AND A MINOR CONDITIONAL USE PERMIT TO ALLOW THE SALES, SERVICE, AND CONSUMPTION OF FULL ALCOHOL IN CONJUNCTION WITH A NEW RESTAURANT WITH OUTDOOR DINING, FOR THE PROPERTY LOCATED AT 603 N. LA CIENEGA BOULEVARD, WEST HOLLYWOOD, CALIFORNIA.

4. EXCLUDED CONSENT CALENDAR. None.

5. ADJOURNMENT: *The Community Development Director will adjourn to a regularly scheduled meeting on **Tuesday, August 8, 2014 at 5:00 PM** at Plummer Park Community Center, 7377 Santa Monica Boulevard - Rooms 5 and 6, West Hollywood, California.*

AGENDA POLICIES

The Community Development Director considers a range of requests for development permits, appeals, and planning policy matters, and conducts public hearings on many of its agenda items. Due to the number, complexity and public interest associated with many agenda items, meetings of the Community Development Director are generally lengthy. The Community Development Director makes every effort to proceed as expeditiously as possible; your patience and understanding is appreciated.

REQUEST TO SPEAK on an item must be submitted on a Speakers Request Form and submitted to the meeting Secretary. All requests to address the Community Development Director on Public Hearings items must be submitted prior to the Director's consideration of the item.

CONSENT CALENDAR items will be acted upon by the Community Development Director at one time without discussion, unless the Director pulls a specific item for discussion.

PUBLIC HEARINGS PROCEDURES on each Public Hearing item include presentation of a staff report; Director questions of staff; a ten (10) minute presentation by the project applicant or applicant's representative or team, if any; Director questions of the applicant; three (3) minutes (in order to facilitate the meeting, the Director may lengthen or shorten the three (3) minute period for all speakers on a particular agenda item based on the number of persons in attendance wishing to speak or the complexity of the matter under consideration) for each member of the public wishing to speak to the item; five (5) minutes for the project applicant to respond to the public or clarify issues raised by the public; presiding Director decisions.

PRESENTATIONS BY MEMBERS OF THE PUBLIC should begin with the speaker stating his or her name and city of residence, followed by a statement regarding the item under consideration. Please speak to the presiding Director.

PROFESSIONALS APPEARING BEFORE THE COMMUNITY DEVELOPMENT DIRECTOR should clearly identify their status, such as "attorney", "paralegal", "architect", "designer", or "landscape architect". Instances of misrepresentation of professional status may be referred to the City Attorney for possible prosecution.

LETTERS OR WRITTEN MATERIALS regarding agenda items may be submitted to the City Planning Division staff prior to or at the Director Hearing; written materials submitted at least eight (8) days in advance of the meeting will be included in the Director Hearing packet. Materials submitted after the deadline may be difficult for the presiding Director to adequately review.

ASSIGNING OF TIME is not permitted.

ACTIONS OF THE PRESIDING DIRECTOR are legally binding.

The current Community Development Director Hearing
Agenda and Staff Reports are available on-line at

www.weho.org

APPEAL PROCEDURES

Any final determination by the Director of Community Development may be appealed with just cause and such appeal must be filed within ten (10) calendar days after the Community Development Director's Hearing action. This appeal shall be made in written form to the City Clerks Office stating the reason for the appeal and accompanied by an appeal fee or required number of signatures.

The City Clerk, upon filing of said appeal, will set petition for public hearing before the Planning Commission at the earliest date.