

CITY OF WEST HOLLYWOOD  
PLANNING COMMISSION

MINUTES

Thursday, May 20, 1993

West Hollywood Park Auditorium  
647 N. San Vicente Boulevard  
West Hollywood, CA 90069

I. CALL TO ORDER

The regular meeting of the Planning Commission was called to order by Commissioner Richmond at 7:03 p.m.

- A. Pledge of Allegiance: The Pledge of Allegiance was led by Commissioner Richmond.
- B. Roll Call:
  - Commissioners Present: Behr, Crowe, Lambert, Litz, Richmond, Zaden
  - Others Present: Anne Browning, Planning Manager; John Jakupcak and Bill Meeker, Associate Planners; Tom Trevor, Secretary
- C. Approval of Agenda:
  - Action: To pull Items III.A.1 (Minutes), III.C (EJM Development), III.D (828 N. Westbourne), III.E (Prey Restaurant), and approve the agenda as amended.
  - Motion: Litz    Second: Lambert
  - Vote: All Ayes    Motion carried.
- D. This agenda was posted at City Hall, Community Development Department counter, West Hollywood Library on San Vicente Boulevard and Plummer Park.

II. ITEMS FROM CITIZENS

- A. Jeanne Dobrin, West Hollywood, spoke on flyers, litter and signs.
- B. Mike Radcliffe, West Hollywood, requested the Commission to set a standard on public telephones along Santa Monica Boulevard.

III. CONSENT CALENDAR

A. Creative Sign Permit 93-23.

A creative sign permit for Replay Country Store, located at 8607 Melrose (This item is being continued to June 3, 1993).

Action: To approve Consent Calendar.

Motion: Litz Second: Behr

Vote: All Ayes Motion carried.

IV. EXCLUDED CONSENT CALENDAR

A. Approval of Minutes

1. May 6, 1993

Commissioner Behr corrected the street address of Chabad Russian Synagogue to 1051 (instead of 10512) N. Sierra Bonita; and on VIII.B (Items from Commissioners), to include in the last sentence to read, "The City of West Hollywood can recover expenses that are not covered by the fee."

Commissioner Zaden corrected the last sentence before the Action on IV.B (Replay Country Store) to read, "... West Hollywood" were incorporated in the design".

Action: To approve the minutes as amended.

Motion: Crowe Second: Litz

Vote: All Ayes Motion carried.

B. Request of EJM Development Company for an extension of the expiration date of Resolution 89-23, approving Demolition Permit 88-09, Development Permit 88-29, and Variance 89-02, for property located at 9061 Santa Monica Boulevard and 9064-72 Nemo Street.

Although not a public hearing, the following were invited to speak. They spoke in favor of the extension:

Mark Lehman, West Hollywood, representing the applicant  
Jeanne Dobrin, West Hollywood  
Jon Monkash, Los Angeles, applicant

Action: Adopt Resolution No. PC 93-19, adding a finding which states that conditions in the vicinity of the project remain substantially unchanged since the original project

approval. Municipal Code requirements and General Plan policies also remain substantially unchanged since project approval. Also, condition the approval upon payment of current exaction fees at the time building permits are pulled, subject to verification by the City Attorney that this is possible.

Motion: Lambert Second: Zaden  
Vote: Ayes - Crowe, Lambert, Richmond, Zaden  
Noes - Behr, Litz

Motion carried.

- C. Request of Jacob and Rozalia Kovelman for an extension of the expiration date of Resolution Nos. 89-04 and 89-05, approving Development Permit 88-56 and Tentative Parcel Map 20524, for property located at 828 N. Westbourne Drive, West Hollywood.

John Jakupcak gave a brief summary of the project.

Jeanne Dobrin, West Hollywood, spoke in favor of the extension.

Action: To approve the request subject to adding a new finding which states that conditions in the vicinity of the project have not changed and adding the following two conditions: 1) that the lot be well maintained during the period of the extension, and 2) that all development and exaction fees be recalculated based upon the 1993 fee schedule.

Motion: Zaden Second: Behr  
Vote: Ayes - Behr, Crowe, Lambert, Richmond, Zaden  
Noes - Litz

Motion carried.

- D. Shared Parking Use Permit 93-03.

Request by Prey Restaurant, located at 8863-65 Santa Monica Boulevard, for the use of 36 shared parking spaces at the Pacific Design Center.

John Jakupcak presented the staff report.





- D. Commissioner Crowe spoke about Sephardic Hebrew Academy parking.
- E. Commissioner Zaden requested that 1) the "Public Parking" signage at the Pacific Design Center parking lot on San Vicente be made larger, brighter, and more visible. She also recommended creating a path through the landscape to prevent patrons from tramping on the growth; 2) reported several complaints she received about the health and safety hazards occurring at 1145 Horn and requested that this site be inspected by Building and Safety; and finally, 3) commented on the rundown or neglected businesses at Santa Monica and Doheny on the northeast corner and requested these be investigated by the City.
- F. Commissioner Behr inquired about the Sign Ordinance.

IX. ITEMS FROM STAFF

- A. Anne Browning informed the Commission that:
  - 1. The City Council will have a study session on Signs on May 24, 1993, at the West Hollywood Auditorium;
  - 2. The draft for the Sunset Plan is almost complete. A study session has been set for July 1, 1993; and
  - 3. The East End Revitalization Report was presented to and approved by the City Council. Requested that a Commissioner be appointed to represent the Planning Commission to the Environmental Design Subcommittee. It was decided that Commissioner Behr would be the representative.

X. ADJOURNMENT

Action: To adjourn to the meeting of the Planning Commission on Thursday, June 3, 1993, 7:00 p.m., West Hollywood Park Auditorium, 647 N. San Vicente Boulevard, West Hollywood.

Motion: Lambert

Second: Litz

Vote: All Ayes

Motion carried.

  
 \_\_\_\_\_  
 CHAIRPERSON

ATTEST:

  
 \_\_\_\_\_  
 DIRECTOR OF COMMUNITY DEVELOPMENT