

CITY OF WEST HOLLYWOOD
PLANNING COMMISSION

MINUTES

NOVEMBER 15, 1990

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 Litz at 7:05 p.m.

A. Pledge of Allegiance: The Pledge of Allegiance was led by Commissioner Smith.

B. Roll Call:

Commissioners Present: Behr, Clavan, Crowe, Litz,
Richmond, Smith, Zaden

Others Present: Anne Browning, Planning
Manager; Christi Hogin,
Assistant City Attorney; John
Jakupcak, Associate Planner;
Bill Meeker, Associate
Planner; Jennifer Davis,
Associate Planner; Derek
Widdiss, Secretary

C. Approval of Agenda:

Action: To pull out the entire Consent Calendar,
continue Item IV.F to December 6, 1990; Item IV.G to
December 20, 1990, and approve the agenda as amended.

Motion: Crowe Second: Zaden

Vote: All Ayes Motion carried.

D. This agenda was posted at City Hall, Community
Development counter, West Hollywood Library on San
Vicente Boulevard and Plummer Park.

II. ITEMS FROM CITIZENS

- A. Budd Kops, West Hollywood, talked about the Ad Hoc Advisory Group of the Raleigh Enterprises EIR.
- B. Jeanne Dobrin, West Hollywood, spoke on the Raleigh project.

III. EXCLUDED CONSENT CALENDAR

A. Approval of Minutes

- 1. November 1, 1990

This was pulled by Commissioner Behr. He wants the minutes to reflect that although the meeting started at 7:15 p.m., the Commission conducted a closed session from 7:00-7:15 to discuss confidential legal matters.

Action: To approve the minutes as amended.

Motion: Richmond

Second: *Clawson*
~~Crowe~~

Vote: All Ayes

Motion carried.

B. Approval of Resolutions

- 1. Resolution No. PC 90-32, "A Resolution of the Planning Commission of the City of West Hollywood approving Parcel Map #22381 on an application of Darryl Robinson for 908 N. Sierra Bonita Avenue, West Hollywood."
- 2. Resolution No. PC 90-49, "A Resolution of the Planning Commission of the City of West Hollywood approving Development Permit 90-40, Demolition Permit 90-28 and Conditional Use Permit 90-11 on an application of Darryl Robinson for 908 N. Sierra Bonita Avenue, West Hollywood."

Both resolutions were pulled out by the Commission. They requested that the resolutions reflect the date of the approved plans for the project.

Action: To approve both resolutions 90-32 and 90-49 as amended.

Motion: *Crowe*
Richmond

Second: Zaden

Vote: All Ayes

Motion carried.

IV. PUBLIC HEARINGS

- A. Demolition Permit 89-22; Development Permit 90-04; Conditional Use Permit 89-24; Negative Declaration 89-09; and Tentative Tract Map 48405 - Request to demolish one single-family house and garage and construct an eight unit condominium building.

Applicant: Jerry Sherman

Owner: Sam Regwan

Location: 1323 Sweetzer Avenue

Recommended Action: Approve Demolition Permit 89-22, Development Permit 90-04, Conditional Use Permit 89-24, Negative Declaration 89-09, and Tentative Tract Map 48405 subject to the conditions of Draft Resolutions 90-09 and 90-10.

John Jakupcak presented the staff report.

Commissioner Litz reopened the public hearing.

Jerry Sherman, architect, spoke for the project.

Jeanne Dobrin, West Hollywood, commented on the project.

Jerry Sherman rebutted public testimony.

Action: To close the public hearing.

Motion: Smith Second: Richmond

Vote: All Ayes Motion carried.

Action: To approve Demolition Permit 89-22, Development Permit 90-02, Conditional Use Permit 89-24, Negative Declaration 89-04, and Tentative Tract Map 48405 with changes recommended by staff at the beginning of the hearing.

Motion: Smith Second: Richmond

Vote: Ayes - Clavan, Crowe, Litz, Richmond,
Smith, Zaden
Noes - Behr

Motion carried.

- B. Demolition Permit 90-04; Development Permit 90-03;
Conditional Use Permit 90-02; and Tentative Tract Map
21897 - Request to demolish a two-family dwelling and
construct a three-unit condominium building.

Applicant: Hadara and Anoosh Ishak

Owner: Hadara and Anoosh Ishak

Location: 963 Hancock

Recommended Action: Approve Demolition Permit 90-04,
Development Permit 90-03,
Conditional Use Permit 90-02, and
Tentative Tract Map 21897 subject
to the conditions of Draft
Resolutions PC 90-47 and 90-48.

Jennifer Davis presented the staff report.

Commissioner Litz reopened the public hearing.

The following spoke for the project:

Yair Koshet, architect
Anoosh Ishak, West Hollywood
Tami Morris, West Hollywood

The following spoke against the project:

Roslyn Krause, West Hollywood
Jeff James, West Hollywood
David Enos, West Hollywood

Action: To close the public hearing.

Motion: Crowe Second: Behr

Vote: All Ayes Motion carried.

Action: To approve Demolition Permit 90-04,
Development Permit 90-03, Conditional Use Permit 90-02,
and Tentative Tract Map 21897 subject to the findings
and conditions of Draft Resolutions 90-47 and 90-48.

Motion: Crowe

Second: Clavan

Vote: Ayes - Behr, Clavan, Crowe, Litz, Richmond

Noes - Smith

Motion carried.

- C. Demolition Permit 89-19; Development Permit 89-40; Conditional Use Permit 89-40; and Tentative Tract Map 48526 - Request to demolish one single-family house and construct a five-unit condominium building.

Applicant: Edward Shashoua

Owner: Edward Shashoua

Location: 1051 Sierra Bonita

Recommended Action: Approve Demolition Permit 89-19, Development Permit 89-40, Conditional Use Permit 89-40, and Tentative Tract Map 48405 subject to the conditions of Draft Resolutions 90-44 and 9045.

John Jakupcak presented the staff report.

Commissioner Litz opened the public hearing.

Oded Miodovsky, architect, spoke for the project:

Jeanne Dobrin, West Hollywood, commented on the project.

Bud Kopps, West Hollywood, spoke against the project.

Action: To keep the public hearing open, send back the plans for redesign, with applicant working closely with the Planning Commission Subcommittee consisting of Commissioners Clavan, Behr and Crowe, (paying close attention to the recommendations of staff and the Planning Commission), and continue the hearing to December 20, 1990.

Motion: Clavan

Second: Zaden

Vote: All Ayes

Motion carried.

- D. Demolition Permit 90-23; Development Permit 90-29; and Negative Declaration 90-17 - Request to demolish three residential units and construct 22 apartment units for persons with AIDS and/or disabled seniors.

Applicant: W.H. Community Housing Corporation

Owner: W.H. Community Housing Corporation

Location: 1256-1260 N. Harper

Recommended Action: Approve Demolition Permit 90-23, Development Permit 90-29, and Negative Declaration 90-17 subject to conditions in Draft Resolution PC 90-50.

Bill Meeker presented the staff report.

Commission Litz opened the public hearing.

The following spoke for the project:

Paul Zimmerman, West Hollywood Housing Corporation
Richard Thompson, architect of the project
Frank Bolger, West Hollywood
Stephen Coleman, West Hollywood
Chris Welch, West Hollywood
Walt Hanna, West Hollywood
Clayton Griffin, West Hollywood

The following spoke against the project:

Udana Power, Los Angeles
David Farrar, West Hollywood
Victoria Marasco, West Hollywood
Silver LeBlanc, Los Angeles
Alain Champlain, West Hollywood
Larry Barker, West Hollywood
Chris Harnish, Los Angeles
Alexandra Evans, West Hollywood
Gary Goldstein, West Hollywood
Jeanne Fitzsimmons, West Hollywood
Phillip Coquet, West Hollywood
Daniel Prado, West Hollywood
David Cole, West Hollywood
Blaine Hower, West Hollywood
Brett Davis, West Hollywood
Tamar Geller, West Hollywood
Linda Gleis, West Hollywood
Lora Colton, West Hollywood
Larry Nicholas, West Hollywood

Antoinette Amen, West Hollywood
Lenore Hudson, West Hollywood
Dona Spacinsky, West Hollywood
Casey Pantsari, West Hollywood
Alex Man, Santa Monica
Jeanne Dobrin, West Hollywood
Norman Chranoff, West Hollywood
Julia Morrison, West Hollywood

Paul Zimmerman and Richard Thompson rebutted public testimony.

Action: To close the public hearing.

Motion: Smith Second: Richmond

Vote: All Ayes Motion carried.

Action: To approve Demolition Permit 90-23, Development Permit 90-29, and Negative Declaration 90-17, subject to the findings and conditions of draft Resolution No. PC 90-50 with the added conditions that the project be redesigned to maximize the number of parking spaces as much as possible and additional landscaping in front of the building.

Motion: Clavan Second: Crowe

Vote: All Ayes Motion carried.

- E. Draft Environmental Impact Report - Request to review and receive public testimony on a Draft EIR.

Applicant: Raleigh Enterprises

Owner: Raleigh Enterprises

Location: 8580 Sunset Boulevard

Recommended Action: Review the Draft EIR, provide comments, receive public testimony and receive a report from the Transportation Commission, dated November 7, 1990.

Action: To continue to the next Planning Commission meeting on December 6, 1990.

Motion: Richmond Second: Smith

Vote: All Ayes Motion carried.

- F. Demolition Permit 90-26; Development Permit 90-34; Conditional Use Permit 90-19; and Parcel Map 22499 - Request to demolish a single-family residence and construct four condominium units.

Applicant: Mossler, Deasy and Doe

Owner: Robert Rowair

Location 1201 N. Clark

Recommended Action: Continue to the meeting on December 6, 1990.

- G. Demolition Permit 90-18; Development Permit 90-23; Conditional Use Permit 90-15; and Tentative Parcel Map 22003 - Request to demolish a single-family residence and construct four condominium units.

Applicant: Jeffrey Lambert

Owner: Samuel Azemoon

Location: 547 Sweetzer

Recommended Action: Continue to the meeting on December 20, 1990.

V. COMMISSION CONSIDERATION - None

VI. ITEMS FROM CITIZENS

- A. Stan Lothridge, West Hollywood, expressed dissatisfaction over the Planning Commission's lack of concern for the citizens' input.

VII. ITEMS FROM COMMISSIONERS

- A. Commissioner Richmond talked about cablecast for neighborhood meetings.
- B. Commissioner Zaden suggested additional noticing for the Raleigh project; particularly to people living on Sunset, although a little further than the 500 foot radius.

- C. Commissioner Crowe inquired about the sign situation on the corner of Westbourne and Santa Monica Boulevard.
- D. Commissioner Behr asked about the telephone booths on the sidewalks.

VIII. ITEMS FROM STAFF - None

IX. ADJOURNMENT

Action: To adjourn to the next meeting of the Planning Commission on Thursday, December 6, 1990, 7:00 p.m., West Hollywood Park, 647 San Vicente Boulevard.

Motion: Smith

Second: Richmond

Vote: All Ayes

Motion carried.



CHAIRPERSON

ATTEST:



DIRECTOR OF COMMUNITY DEVELOPMENT