



**PLANNING COMMISSION
SUMMARY ACTION MINUTES
Regular Meeting
May 3, 2018**

West Hollywood Park Public Meeting Room – Council Chambers
625 N. San Vicente Boulevard, West Hollywood, California 90069

THE CITY OF WEST HOLLYWOOD HAS ADOPTED BRIEF SUMMARY AND ACTION MEETING MINUTES; WHICH PROVIDE A SUMMARY OF THE ACTIONS TAKEN AND POINTS OF DISCUSSION ONLY. ADDITIONAL COMMENTS OR DISCUSSION REGARDING ANY ITEM SUMMARIZED IN THESE MINUTES MAY BE OBTAINED BY VIEWING THE ARCHIVED VIDEOS OF THE PLANNING COMMISSION MEETINGS AT www.weho.org/weho-tv/other-city-meetings

1. **CALL TO ORDER:** Chair Buckner called the meeting of the Planning Commission to order at 6:35 P.M.

2. **PLEDGE OF ALLEGIANCE:** Andrew Campbell led the Pledge of Allegiance.

3. **ROLL CALL:**

Commissioners Present: Altschul, Bass, Carvalheiro, Hoopingarner, Vice-Chair Jones, Chair Buckner.

Commissioners Absent: Aghaei.

Staff Present: Andrew Campbell, Arts Manager, David DeGrazia, Current and Historic Preservation Planning Manager, Lauren Langer, Acting Assistant City Attorney and David Gillig, Commission Secretary.

4. **APPROVAL OF AGENDA.**

David Gillig, Commission Secretary confirmed there was a noticing error with the 500' radius mapping service for agenda Item 10.A. – 947 N. Genesee Avenue and 944 N. Ogden Drive. This item will be re-mailed with a postmark of Thursday, May 3, 2017. A Notice of Continuance will be legally posted for the public hearing on Thursday, May 17, 2018.

Recommendation: Continued Item 10.A. – 947 N. Genesee Avenue and 944 N. Ogden Drive to Thursday, March 17, 2018.

David DeGrazia, Current and Historic Preservation Planning Manager, stated there are some affordable housing density bonus issues regarding agenda Item 10.B. – 1011 and 1015 N. Crescent Heights Boulevard. Staff is not comfortable moving forward at this time until those issues are resolved. He recommended this item be continued to a date uncertain.

Recommendation: Continued Item 10.B. – 1011 and 1015 N. Crescent Heights Boulevard to a date uncertain.

The applicant requested agenda Item 10.C. 0 939-949 N. Spaulding Avenue and 7732 Romaine Street, continued to a date uncertain, to address some internal design issues.

Recommendation: Continued Item 10.B. – 939-949 N. Spaulding Avenue and 7732 Romaine Street to a date uncertain.

Commissioner Hoopingarner requested staff not to congest the public hearing calendar; i.e. other projects should not trickle onto the same agenda calendar with an EIR (Environmental Review Report), which becomes a substantial review, where the commission could possibly end up with an incomplete hearing.

ACTION: Approve the Planning Commission Agenda of Thursday, May 3, 2018 as amended. **Moved by Commissioner Bass, seconded by Vice-Chair Jones and passes, noting Commissioner Aghaei absent.**

5. APPROVAL OF MINUTES.

A. April 5, 2018

ACTION: Approve the Planning Commission regular meeting minutes of Thursday, April 5, 2018 as presented. **Moved by Vice-Chair Jones, seconded by Commissioner Altschul and unanimously passes.**

B. April 19, 2018

Page 51 – Line 12 should read as follows:

Hoopingarner: City of residence?

Page 96 – Line 10 should read as follows:

Hoopingarner: ...It just says "owner," so I'll leave it to the lawyers to discuss.

Page 136 – Line 17 should read as follows:

Hoopingarner: ...And the intent has always been about residential housing.

ACTION: Approve the Planning Commission regular meeting minutes of Thursday, April 19, 2018 as amended. **Moved by Vice-Chair Jones, seconded by Commissioner Hoopingarner and passes, noting Commissioner Aghaei abstained.**

6. PUBLIC COMMENT.

WESLEY BRIDLE, WEST HOLLYWOOD spoke regarding more affordable housing in West Hollywood,

GEORGE T. BUJARSKI, WEST HOLLYWOOD spoke regarding project densities, height, massing, and neighborhood compatibility.

7. DIRECTOR'S REPORT.

John Keho, Interim Planning and Development Services Director, provided an update on the seismic retrofitting curriculum.

He stated there are upcoming community meetings regarding landlord and tenant cost sharing and encouraged public participation: 1) Wednesday, May 9, 2018, West Hollywood Library Community Meeting Room at 7:00 p.m. and 2) Monday, May 14, 2018, Plummer Park, Fiesta Hall at 7:00 p.m.

8. ITEMS FROM COMMISSIONERS. None.

9. CONSENT CALENDAR. None.

10. PUBLIC HEARINGS.

A. 947 N. Genesee Avenue and 944 N. Ogden Drive:

Applicant is requesting to demolish two single-family dwellings on two adjoining lots and construct ten residential condominium units.

Due to a mapping error regarding legal noticing of the 500 radius, staff requested this item be re-noticed and continued to Thursday, May 17, 2018.

ACTION: 1) Re-notice as applicable; and 2) continue to Thursday, May 17, 2018. **Moved by Commissioner Bass, seconded by Vice-Chair Jones and passes as part of the amended agenda, noting Commissioner Aghaei absent.**

B. 1011 and 1015 N. Crescent Heights Boulevard:

Applicant is requesting to demolish two single-family homes and detached accessory structures, and construct a new three-story, twelve-unit apartment building over subterranean parking.

Due to affordable housing bonus density calculation issues, staff requested this item continued to a date uncertain to allow time to resolve those concerns.

ACTION: 1) Continue to a date uncertain. **Moved by Commissioner Bass, seconded by Vice-Chair Jones and passes as part of the amended agenda, noting Commissioner Aghaei absent.**

C. 939-949 N. Spaulding Avenue and 7732 Romaine Street:

Applicant is requesting to demolish eight dwelling units on four adjacent parcels, and construct a four-story, 22-unit condominium building (with five affordable units) over a subterranean parking garage, with a variance to reduce the front yard setback.

The applicant requested this item continued to a date uncertain to address some internal design issues.

ACTION: 1) Continue to a date uncertain. **Moved by Commissioner Bass, seconded by Vice-Chair Jones and passes as part of the amended agenda, noting Commissioner Aghaei absent.**

11. NEW BUSINESS.

A. West Hollywood Arts Plan:

Andrew Campbell, Arts Manager and Amanda Carlson, consultant, provided a verbal and visual presentation on the City of Hollywood's community-based cultural plan: "WeHo Arts: The Plan."

They provided a history of The Plan, and spoke regarding neighborhood and community meetings, forms of interaction and engagement, workshops, gallery interactions, need for space, need for support, possible expansion of the grant programs, West Hollywood's artist's registry, West Hollywood's artist's grants, muralist's roster, Facebook group, artist's roundtable, visibility and communications, risk taking and experimentation, communicating The Plan, and the next steps of implementation.

The commission suggested a possible subscription model.

Andrew Campbell, Arts Manager encouraged public participation in One City, One Pride, LGBTQ+ Arts Festival activities.

ACTION: 1) Receive and file. **Motion carried by consensus of the Commission.**

12. UNFINISHED BUSINESS. None.

13. EXCLUDED CONSENT CALENDAR. None.

14. ITEMS FROM STAFF.

A. Planning Manager's Update. None.

15. PUBLIC COMMENT.

GEORGE BURJARSKI, WEST HOLLYWOOD spoke regarding rent stabilization affordable housing, and the middle class economy.

16. ITEMS FROM COMMISSIONERS. None.

17. ADJOURNMENT: The Planning Commission adjourned at 7:20 P.M. to a regularly scheduled meeting on Thursday, May 17, 2018 beginning at 6:30 P.M. until completion at West Hollywood Park Public Meeting Room – Council Chambers, 625 N. San Vicente Boulevard, West Hollywood, California. **Motion carried by consensus of the Commission.**

PASSED, APPROVED AND ADOPTED by the Planning Commission of the City of West Hollywood at a regular meeting held this 17th day of May, 2018 by the following vote:

AYES: Commissioner: Altschul, Bass, Carvalheiro, Hoopingarner,
Vice-Chair Jones, Chair Buckner.

NOES: Commissioner: None.

ABSENT: Commissioner: None.

ABSTAIN: Commissioner: Aghaei.



SUE BUCKNER, CHAIRPERSON

ATTEST:



DAVID K. GILLIG, COMMISSION SECRETARY