

Nov 3 '86

MINUTES OF THE PUBLIC HEARING
MINOR CONDITIONAL USE PERMIT NO. 86-04
MINOR CONDITIONAL USE PERMIT NO. 86-06

I. CALL TO ORDER

The public hearing before the Director of Community Development was called to order at 4:00 p.m.

II. PUBLIC HEARING

A. Minor Conditional Use Permit No. 86-04. Request to provide outdoor dining tables and chairs at 8603 Santa Monica Boulevard

1. Jeff Lambert presented the staff report.
2. Applicant - no comment.
3. Public Comment:

The following three (3) persons spoke in favor of this application:

- Robert Reynolds, 943 Westbourne Drive
- Jeanne Dobrin, 9000 Cynthia, questioned the provision of parking spaces and requested that interior tables and chairs for dining be prohibited, trash resulting from the outdoor dining be quickly removed, and the public right-of-way be kept clean and clear of trash.
- Ben , clarified the number of spaces provided for this property.

After some discussion, the Director of Community Development approved Minor Conditional Use Permit No. 86-04.

Annie Maniscaico questioned the proposed condition to prohibit indoor tables and chairs for dining and the Director responded to this question.

B. Minor Conditional Use Permit No. 86-06 - Request to allow office and meeting space within the existing church building for use by non-profit community organizations at 1296 N. Fairfax Avenue.

1. Tim Gawronski presented the staff report.
2. Applicant - Reverend Miriam Stump discussed the importance of the tenants of the Crescent Heights United Methodist Church to the community and requested that the above application be approved.
3. Persons in favor - the following seventeen (17) persons spoke in favor of this application:
 - , 1326 North Fairfax
 - Jack Bernardi, 1284 Havenhurst Drive
 - D.B. Baun
 - Mariam Gantz
 - Jeanne KiSoll
 - Moras Newman, 537 No. Orlando
 - Karen Okum, 1265 No. Harper
 - Heather Rotty, 1005 No. Sweetzer, #20
 - Debra , 560 Westbourne
 - Kenneth Hues, 950 No. Kings Road
 - Charlotte Hues, 950 No. Kings Road
 - Arlen Braun, 1160 No. Ogden Drive
 - Sol Crow, 8220 W. Norton Avenue
 - Les Ransky, 940 No. Hancock Avenue
 - Larry Gross, 1296 No. Fairfax
 - Alan Lee, 1241 No. Fairfax
 - Woody McBriety, 1010 Palm Avenue

The public commended the work of those organizations who are located at the Methodist Church. These organizations should be allowed to continue at this location.

4. Persons in opposition - the following six (6) persons spoke in opposition to this application:
 - Julia Plaxton, 1211 No. Orange Grove
 - Budd Kops, 969 Larrabee
 - Steven Nash, 1325 No. Orange Grove
 - John Parks, 2500 Jupiter Drive
 - Walter Schlosser
 - A.A. Zimbaldi

Members of the public presented a petition against the project and expressed concerns regarding the unavailability of parking for the uses in this building. It was suggested that CES, an organization renting space in this building, is not a non-profit organization.

5. Persons Neutral -

- Jeanne Dobrin, 9000 Cynthia, requested that the City follow City codes and regulations.

6. Applicant Rebuttal - the applicant responded to public comments.

The Director of Community Development reviewed the major issues of this project to be the following:

- 1) meeting space is insufficient in West Hollywood and the subject organizations are good for the community
- 2) parking is insufficient for this property and the church and respective organizations should make an effort to find parking spaces, and
- 3) the status of all organizations is non-profit

After some discussion of these issues the Director approved Minor Conditional Use Permit No. 86-06 with Amendments to Resolution No. 86-06.

III. ADJOURNMENT

The meeting was adjourned at 5:08 p.m.