

Recommendation:

Approve Resolution PC 95-27 permitting
Conditional Use Permit 95-11.

Ms. Bar-El presented the staff report.

- a. Gloria Walther, Applicant, commented on her application and answered questions from the Commission.
- b. Thom Chestnutwood, West Hollywood, opposed the application and commented on the following concerns: noise, property value and proximity to the proposed site; state that Russians would not be served by school
- c. Elisabeth Wolf, Los Angeles, opposed the application and commented on the following concerns: residential neighborhood, property value, and noise.
- d. Ruth Williams, West Hollywood, is in favor of the project and stated that there is already plenty of noise and pedestrian traffic in the neighborhood.
- e. Mimi Ziffren, West Hollywood, commented that noise is not intrusive to neighbors and that there is a need for a pre-school in the area.
- f. Guy Adams, Los Angeles, commented on the quality of the school and supported the project.
- g. Peter Boyd, Hawthorne, commented on the quality of the school and that the property would be maintained.
- h. Melinda Harper Johnston, West Hollywood, supported the project and commented that there are many children in the neighborhood and that she would be walking with her children to the pre-school.
- i. Robin Smalley, Los Angeles, commented that the proximity of the proposed site is good for her and on the quality of Gloria Walther's school.
- j. James D. Johnston, West Hollywood, commented that his family would walk to the school, and that the school would include the Russian community; is in favor of the project.
- k. Michael Cahill, Los Angeles, commended Gloria Walther for providing a good school for the community; the location would be better than one on a commercial street.
- l. Scott Karol, West Hollywood, commented on the noise, parking, property values, would like to have preferably a person who would reside at the property to take better care of it, and that this would not be a good place for a nursery because of the traffic.

- b. Andy Harland, West Hollywood, supported the applicant and commented that this 7-Eleven is responsive to the community.
- c. Charlie Mercer, West Hollywood Community Alliance, supported the applicant because Donny Cacy is a good community member and that his employees help make the area safe and clean.
- d. Ruth Williams, West Hollywood, commented that Donny Cacy is a responsible business person and on the letter submitted prior.
- e. Gerda Spiegler, West Hollywood, ACES, commented on applicant's commitment and responsibility to the community.
- f. Gerald Rudd, West Hollywood, opposes the project because he is a recovering alcoholic and that there are many liquor stores in the area.
- g. Craig Ritchie, West Hollywood, West Hollywood, ACES, Curson Crusaders, commented that the members are in favor of the project and that customers are upset when they realize that refrigerated alcohol is not available; Donny Cacy is responsible.
- h. Donna Saur, West Hollywood, Gardner Neighborhood Watch, supported the applicant and commented that he is responsible to the community
- i. Ilona Kalt, West Hollywood, opposed the project because of her concern to the proximity to Plummer Park for senior citizens and children.
- j. Tim Olson, West Hollywood, West Hollywood Community Alliance, supported the project and commented that one of the people responsible for the improvements in the neighborhood is Mr. Cacy.
- k. Jeanne Dobrin, West Hollywood, commented that Mr. Cacy is a responsible community member, resolution item regarding seller notification upon sale of property and franchise of Southland Corporation.
- l. Roslyn Krause, West Hollywood, commended 7-Eleven and Mr. Cacy and commented on litter removal by business owners.

Mr. Cacy rebutted.

Action: To close the public hearing.

Motion: Crowe

Second: Behr

Votes: All Ayes

Motion carried.

The Commission directed staff to add a clause regarding the notification to the City upon sale of property.

Action: To approve Resolution PC 95-31 as amended.

Motion: Behr

Second: Crowe

Votes: All Ayes

Motion carried.

D. Zoning Text Amendment 94-05

Applicant: City of West Hollywood
Location: City-wide
Case Planner: Tim Foy

Recommendation: At the request of the Planning Commission's subcommittee, to continue this item to July 20, 1995

E. ZTA 94-06

Applicant: City of West Hollywood
Location: City-wide
Case Planner: Tim Foy

Recommendation: Adopt Resolution PC 95-28 adopting Zoning Text Amendment 94-06.

Mr. Foy presented the staff report.

- a. Haley Powers, West Hollywood Visitors Convention and Bureau, supported the project and commented that this would allow hotels to become more competitive.
- b. Terry Hughes (given time by Kevin Davis), Sunset Marquis Hotel, supported the project because this would aid the hotel and increase the tax revenue for the City.
- c. Rod Gruendyke, West Hollywood, Sunset Marquis Hotel, supported the project because this would lessen the loss from food and beverage service, this would be an amenity for neighbors and that there have been no complaints.
- d. Maureen Munce, West Hollywood, commented that she is a neighbor of Le Montrose; and opposes the project because of traffic, parking, proximity of school, noise, and litter.
- e. Andonia Katsoras, West Hollywood, is concerned with increase of activity from ancillary services, bar, catering and the adverse impact from the hotels
- f. John Martel, West Hollywood, opposed the project and expressed concern about noise and violence.
- g. Ramona Uy, West Hollywood, opposed the project because of concerns regarding safety and security.

