

IV. EXCLUDED CONSENT CALENDAR

1. Resolution No. PC 89-61 approving an Environmental Impact Report for the 700 block of Doheny Drive, between Harland and Keith Avenues.
2. Resolution No. PC 89-66 approving Development Permit 88-23, Demolition Permit 88-07 and Minor Conditional Use Permit 88-03 at the 700 block of Doheny Drive, between Harland and Keith Avenues.

Pulled by Commissioner Gene Smith for the Resolution and the Mitigation Monitoring Plan to show that: the Planning Commission shall be notified of any change of ownership; a deed restriction shall be recorded against the property that the property shall be used for the purpose of congregate care for the life of the project; remove the 152 room reference; that the applicant provide a plan for the location of construction equipment and materials during every phase of construction; the applicant shall install an on-site waste water treatment facility to reduce waste water discharge from the project. Said system should be evaluated for potential hazards to human health and safety prior to issuance of building permits. If it is determined that this is infeasible, toilets shall be retrofitted with ultra-flow toilets. The applicant shall widen Harland and Keith Avenues to 26 feet from centerline; 18 feet of pavement and 8 feet of parkway. Street dedications shall be made 6 feet on Harland Avenue, 6 feet on Keith Avenue and 10 feet on Doheny Drive. A notice shall be mailed to all constituents who spoke at the public hearing 10 days prior to the meeting advising them that the plans have been revised and will be reviewed by the Planning Commission.

Action: To be brought back to the Planning Commission at its November 16, 1989 meeting.

Action: Litz Second: Gene Smith

Vote: All Ayes

Motion carried.

3. Resolution No. PC 89-64 approving Conditional Use Permit 89-17 at 1123 North Flores Street.

Pulled by staff to reflect the in-lieu fee as \$30,000.00, and not \$45,000.00 as shown in the resolution.

Action: To approve the resolution as amended.

Motion: Gene Smith Second: Read

Vote: All Ayes

Motion carried.

4. Resolution No. PC 89-65 approving Development Permit 89-31 and Demolition Permit 89-15 at 908-916 Gardner Street.

Pulled by Commissioner Gene Smith for the following changes: that the affordable senior housing shall be in perpetuity instead of 30 years; that a six foot masonry wall shall be built around the perimeter of the property behind the front setback of 15 feet; and the palm at the location of the new driveway shall be relocated to another site.

Action: To approve as amended.

Motion: Read Second: Richmond

Vote: All Ayes

Motion carried.

5. Resolution No. PC 89-54 approving Variance 89-004 at 1424 North Crescent Heights Boulevard.

Staff replaced the resolution with a new one showing specific names of the applicants.

Pulled by Commissioner Gene Smith so that the word "substantial" on condition 4.1 of page 4 be deleted.

Action: To approve the resolution as amended.

Motion: Richmond Second: Gene Smith

Vote: All Ayes

Motion carried.

8. Resolution No. PC 89-62 approving Development Permit 89-16, Demolition Permit 89-16 and Conditional Use Permit 89-19 at 988 Hancock Avenue.

Pulled by Commissioner Gene Smith regarding page 9, item 8.2 in the resolution. He suggested that instead of the wording "...the applicant shall submit a redesign of the

project to reflect the issues outlined in the staff report"... , the resolution should list specifically what is in the staff report.

Motion: Gene Smith Second: Read

Vote: All Ayes

Motion carried.

9. Resolution No. 89-69 approving Tentative Tract Map #47395 at 988 Hancock Avenue.

Pulled by John Read because he was absent when this item was taken. Approved by the other Commissioners.

V. PUBLIC HEARINGS

A. Text Amendments to the Zoning Ordinance - Public hearing for the purpose of soliciting comments from citizens on the proposed text amendments to the Zoning Ordinance. Specific chapters with changes include:

- * residential zone districts
- * commercial zone districts
- * property development and design standards
- * height measurements
- * off-street parking and loading standards
- * inclusionary housing
- * signs
- * nonconforming buildings and uses

Applicant: City of West Hollywood

Location: City-wide

Recommended Action: Open public hearing and continue to meeting of December 7, 1989.

Commissioner Siegel opened the public hearing.

The following commented on the Ordinance:

Bruce Traub, West Hollywood
Budd Kops, West Hollywood
Jeanne Dobrin, West Hollywood
David Behr, West Hollywood

The speakers were requested to put down their remarks regarding typos, changes, comments, etc., in writing and submit them to the Department of Community Development.

Action: To continue to December 7, 1989.

Motion: Steve Smith Second: Gene Smith

Vote: All Ayes

Motion carried.

VI. COMMISSION CONSIDERATION

1. Sign Program for 8601 Beverly Boulevard.

David Amorena presented the staff report.

Action: To approve Sign Program for 8601 Beverly Boulevard.

Motion: Read Second: Litz

Vote: Ayes - Guarriello, Litz, Read, Richmond, Gene Smith, Steve Smith

Noes - Siegel

Motion carried.

2. Design modification for 8565 West Knoll Drive (Development Permit 88-31 and Tentative Tract Map #47990).

Action: To continue to a later meeting.

Motion: Steve Smith Second: Richmond

Vote: All Ayes

Motion carried.

3. Sign Program for 7854-7862 Santa Monica Boulevard.

John Jakupcak presented the staff report.

Action: To approve the sign program as recommended.

Motion: Richmond Second: Steve Smith

Vote: All Ayes

Motion carried.

VII. ITEMS FROM COMMISSIONERS

1. To select a representative for the Sunset Boulevard Task Force.

Commissioner Litz was appointed as the representative with Commissioner Siegel as alternate.

2. Commissioner Guarriello requested staff to initial their staff reports.

VIII. ITEMS FROM STAFF

1. Staff reminded the Commissioners of the Planning Commissioners Round Table Dinner.

IX. ADJOURNMENT

Action: To adjourn to the next meeting of the Planning Commission on Thursday, December 7, 1989, 7:00 p.m., West Hollywood Park Auditorium.

Motion:

Second:

Vote: All Ayes

Motion carried.


CHAIRPERSON

ATTEST:


DIRECTOR OF COMMUNITY DEVELOPMENT