



HISTORIC PRESERVATION COMMISSION SUMMARY ACTION MINUTES

Meeting
May 12, 2025

THE CITY OF WEST HOLLYWOOD HAS ADOPTED SUMMARY AND ACTION MEETING MINUTES, WHICH PROVIDE A BRIEF SUMMARY OF THE ACTIONS TAKEN AND POINTS OF DISCUSSION ONLY. ADDITIONAL COMMENTS OR INDIVIDUAL DISCUSSIONS REGARDING ANY ITEM SUMMARIZED IN THESE MINUTES MAY BE OBTAINED BY ACCESSING THE ARCHIVED RECORDINGS OF THE HISTORIC PRESERVATION COMMISSION MEETINGS AT www.weho.org/city-government/city-clerk AND SELECTING ACCESS CITY RECORDS.

Land Acknowledgment: “The West Hollywood Historic Preservation Commission acknowledges that the land on which we gather and that is currently known as the City of West Hollywood is the occupied, unceded, seized territory of the Gabrieleño Tongva and Gabrieleño Kizh peoples.”

1. **CALL TO ORDER:** Vice Chair Zvi called the meeting of the Historic Preservation Commission to order at 7:03 p.m.
2. **PLEDGE OF ALLEGIANCE:** Senior Planner Doug Vu led the Pledge of Allegiance.
3. **ROLL CALL:**
Commissioners Present: Davidson, Edwards, Ostergren, Sotsky, Vice Chair Zvi
Commissioners Absent: Chair Charlie, Dubin
Staff Present: Antonio Castillo, Senior Planner/Historic Preservation Commission Staff Liaison; Doug Vu, Senior Planner and Acting Planning Manager, and Gabriele Gonzales, Acting Commission Secretary.
4. **APPROVAL OF AGENDA:** Moved by Commissioner Sotsky, seconded by Commissioner Ostergren and unanimously passed.
5. **APPROVAL OF MINUTES:**
ACTION: Approve the amended draft summary action minutes of Monday, April 14, 2025. Moved by Vice Chair Zvi, seconded by Commissioner Edwards and unanimously passed.
6. **PUBLIC COMMENT:**

LYNN RUSSELL, WEST HOLLYWOOD, emphasized the importance of value to the Historic Preservation Commission and its ability provide its meaningful expertise and contribution in the review and approval process.

VICTOR OMELCZENKO, WEST HOLLYWOOD, spoke on behalf of the West Hollywood Preservation Alliance, relating to his submitted public correspondence relating to the damage caused by a construction truck to the Whisky a Go Go building. Also expressed concerns on the new billboard for the Comedy Store and the process of a Certificate of Appropriateness.

CATHY BLAIVAS, WEST HOLLYWOOD, spoke on the process for HPC approval of billboard projects.

7. **CONSENT CALENDAR:** None

8. **EXCLUDED CONSENT CALENDAR:** None

9. **PUBLIC HEARINGS:**

A. 8300 SUNSET BOULEVARD CERTIFICATE OF APPROPRIATENESS

Doug Vu, Senior Planner, made a verbal presentation, as presented in the staff report.

Andrew Brady from DLA Piper Firm, provided an overview of the development company and its goal of the development project. Then handed the presentation over to John LoCascio of Historic Resources Group, who made a verbal presentation of the history of the property and described the proposed minor alterations to the designated cultural resource and described the character-defining features.

The Commission requested clarification on the height of the parapet, the consolidation of mechanical equipment, the door entrance and stairs, windows, palm trees, modifications to pool deck.

Doug Vu and Applicant team: Andrew Brady, Applicant Representative; John LoCascio, Consulting Architect; and Brian Wickersham, Project Architect, Tim Grubbs of Communitas Design, Project Landscape Architect address all inquiries from the Commission.

Vice Chair Zvi opened Public Comment for Item 9.A:

VICTOR OMELCZENKO, WEST HOLLYWOOD, spoke on behalf of the West Hollywood Preservation Alliance, to advocate for a full-time staff historic preservation specialist. Spoke in favor of project, on some history of the project site and the effort for the property owner to support historic status of the site.

STEVEN LUFTMAN, WEST HOLLYWOOD, Thanked Ian Schragger group for reactivating the building and shared concerns on the lack of detailed renderings in the application packet to illustrate the project scope.

Vice Chair Zvi closed Public Comment for Item 9.A and opened the Commissioner discussion

The Commission noted that the landscaping identified on the renderings may obscure architectural features visible from the public right-of-way questioned proposed planting features and inquired about an arched doorway behind a green screen indicated on the set of plans

The Commission emphasized the importance of providing a rendering of the proposed front alteration.

Acting Secretary Gonzales made Vice Chair Zvi aware of a late public comment and inquired if the Commission would re-open Public Comment for 9.A.

Moved by Commissioner Ostergren and seconded by Vice-Chair Zvi, the motion unanimously passes. **Vice Chair Zvi reopened Public Comment for Item 9.A:**

CATHY BLAIVAS, WEST HOLLYWOOD, thanked Mr. Luftman and Ian Schragger Company. Spoke in favor of the project and stated the renderings should have been included and reaffirmed the concern for the public right-of-way view of the building.

Vice Chair Zvi closed Public Comment for Item 9.A and reopened the Commissioner discussion

The Commission expressed appreciation this building returning to HPC for consideration of the project since its designation about three years ago and expressed concerns with the height of the front landscaping and suggested a reduction of height for the privacy shield. Also requested clarification on the archway that was mentioned prior.

Andrew Brady addressed the archway inquiry.

Commissioner Ostergren moves to approve DRAFT RESOLUTION NO. HPC 25-173, seconded by Commissioner Davidson, unanimously passes:

DRAFT RESOLUTION NO. HPC 25-173: "A RESOLUTION OF THE HISTORIC PRESERVATION COMMISSION OF THE CITY OF WEST HOLLYWOOD RECOMMENDING THAT THE PLANNING COMMISSION APPROVE A CERTIFICATE OF APPROPRIATENESS FOR THE RENOVATION OF THE HOTEL (THUNDERBIRD INN) AT 8300 SUNSET BOULEVARD, WEST HOLLYWOOD, CALIFORNIA, INCLUDING A FINDING THAT THE PROJECT IS EXEMPT FROM CEQA UNDER CLASS 31 CATEGORICAL EXEMPTION FOR HISTORIC RESOURCE RESTORATION/REHABILITATION (14 CCR §15331) AND CLASS 1

CATEGORICAL EXEMPTION FOR EXISTING FACILITIES (14 CCR §15301).”

10. NEW BUSINESS:

A. 8341 DE LONGPRE AVENUE (WILLIAM S. HART PARK):

Michael Barker, Project Architect, Urban Design and Architecture Studio, made a verbal presentation, as presented in the staff report and opened the discussion.

The Commission requested clarification on ADA accessibility and commented on the AIDS Memorial and water feature in relationship to the site and its accessibility.

Vice Chair Zvi opened Public Comment for Item 10.A:

LYNN RUSSELL, WEST HOLLYWOOD, expressed concerns with the proposed project and disconnection from Hart Park's historic setting.

VICTOR OMELCZENKO, WEST HOLLYWOOD, commented on the project and shared suggestions for use of the Hart House structure.

Vice Chair Zvi closed public comment and opened Commissioner discussion.

The Commission inquired about the current use and activity at the Hart House, as well as the tree inventory of the site. The Commission commented and suggested that if any tree is found to be dated to Hart's period of residence in the house that it should be prioritized for retention.

Vice Chair Zvi closes Item 10.A.

11. UNFINISHED BUSINESS: None.

12. ITEMS FROM STAFF:

A. Planning Staff Updates.

Antonio Castillo, Senior Planner/HPC Liaison, spoke on possible cancellation of June 9 meeting due to lack of agenda items, and listed a potential item for the July meeting which will include the election of Chair and Vice-Chair. Reports that on Monday, May 5, 2025, the HPC Ad-Hoc committee met to kick-off the discussion for the annual historic preservation event.

Vice-Chair Zvi inquired about the accident at Whiskey a Go Go will impact the Preservation event as a possible host site. Antonio responded.

Commissioner Ostergren requested clarification of the cancellation of the June 9 Historic Preservation meeting date. Antonio responded

13. PUBLIC COMMENT:

LYNN RUSSELL, WEST HOLLYWOOD, spoke on concerns about the current historic preservation process, suggesting the Historic Preservation Commission be given greater authority. Highlighted inefficiencies and a lack of expertise and called for more enthusiasm and specialized knowledge in preservation efforts.

14. ITEMS FROM COMMISSIONERS:

Commissioner Davidson thanked staff, public and Commissioners.

Commissioner Ostergren suggested agendaizing a discussion on the Certificate of Appropriateness process and the scope of the Historic Preservation Commission's authority. Antonio responded.

Vice Chair Zvi thanked the public for attendance and feedback at the Ad-Hoc meeting.

15. ADJOURNMENT:

The Historic Preservation Commission adjourned at 8:48 P.M. to a regularly scheduled meeting on **Monday, June 9, 2025**, beginning at **7:00 P.M.** at **Plummer Park Rooms 5 & 6, 7377 Santa Monica Boulevard, West Hollywood CA.**

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PASSED, APPROVED AND ADOPTED by the Historic Preservation Commission of the City of West Hollywood at a regular meeting held this 14th day of July 2025 by the following vote:

AYES:	Commissioner:	
NOES:	Commissioner:	
ABSENT:	Commissioner:	Charlie
ABSTAIN:	Commissioner:	Dubin

Signed by:

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 AMY ZVI, ACTING CHAIRPERSON

ATTEST:

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 ANTONIO CASTILLO, COMMISSION LIAISON