



BOARD OF DIRECTOR'S SPECIAL MEETING AGENDA

Meeting Date: August 14, 2018
Meeting Time: 6:30 PM
Meeting Location: Los Angeles Theatre, 615 S. Broadway
Contact: patti.berman@dlanc.com for more information

1. Call to Order / Roll Call

Patti Berman			
VACANT		Sheridan Thompson	
Andrew Douglas		Nate Johnson	
Wendell Blassingame		Rena Leddy	
Ian Chi-Young		Amara Ononiwu	
Harold "Mac" McCarthy		Michael Delijani	
Claudia Oliveira		Amber Maltbie	
Priscilla Bejarano		VACANT	
James Todd		Betsy Starman	
Scott Bytof		Robert Newman	
Pat Barrett		Tonja Boykin	
Beverly Christiansen		Dan Curnow	
Ryan Afari		David Chiang	

1. Selection of Board members for 2 open Area Wide seats.
2. Swearing in of vetted alternates and new board members.
3. Speakers
 - a. City, State, County or Elected Officials or representatives
 - b. Rachel Burke from CycLavia
 - c. Crisia Santacruz from Victim Assistance Program, Los Angeles City Attorney
4. Declarations of Ex Parte communications
5. General Public Comment - Public comment on Non-Agenda Items within the board's subject matter. Speakers are asked to fill out a public comment card. Public comments are limited to two minutes per speaker with a total time of ten minutes. (The chair, depending on number of speakers and time considerations, may change these parameters.)
6. **MOTION:** The Board shall approve the Minutes from 07-2018
7. President's Report
 - a. Ongoing meeting space
 - b. Urban Needs
 - c. Procedures for contact with City Attorney (See items in packet)
 - d. Elections
 - e. Other messages of import

8. Consent Calendar: **
 - a. The Board shall approve Ryan Afari as member of the Planning and Land Use Committee.
 - b. The Board shall approve Pat Barrett as member of the Livability Committee.
 - c. The Board shall approve the extension of the Central City East Ad Hoc Committee for one more year or until the next Board is seated, whichever comes first.

9. Old Business
 - a. NONE

10. New Business:
 [All items for discussion and possible action]
 - a. Financial Issues:
 - i. **MOTION:** The Board shall approve the July 2018 Monthly Expenditure Report
 - ii. **MOTION:** The Board shall approve the expenditure of an amount not to exceed \$50 for Outreach material related to the South Park monthly neighborhood outreach meetings.
 - iii. Report from Budget Advocates

 - b. **MOTION:** The Board shall approve the STIP sheet form in packet.
 - c. Discussion of Outreach plans for the new fiscal year.
 - d. Discussion concerning the creation and jurisdiction of a possible Crime and Safety Sub-Committee.
 - e. Discussion of South Park outreach meetings / application to other areas.
 - f. **MOTION:** The Board agrees to a non-financial sponsorship of The Heidi Ducklet Dance Gala "To Feel is a Fact". DLANC will provide outreach and promotion in exchange for logo being included in promotional materials and a resource table at the event.

 - g. Planning and Land Use Committee (all letters are in the packet) CUB letters of support will be sent to the Los Angeles City Department of Planning, Office of Zoning Administration, unless otherwise noted in item.
 - i. **Case Number:** DIR-2017-5308-SPR
Project Location: 1401 S. Grand Ave Los Angeles, CA 90015
Project Description Request: The Applicant is seeking a plan approval to allow the sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a 4,675 sq. ft. restaurant with 150 interior seats and a 467 sq. ft. patio with 20 outdoor seats. Hours of operation from 11:00am to 12:00am, daily. Pursuant to LAMC section 16.05.C.1(a), Site Plan Review for the construction 90,901 square feet of net floor area.

 Pursuant to LAMC section 16.05.C.1(a), Site Plan Review for the construction 90,901 square feet of net floor area.

MOTION: DLANC shall submit a conditional letter of support for the Applicant's request in Planning Case No. DIR-2017-5308-SPR. Letter of support is conditioned on the Applicant maintaining pedestrian access should the sidewalk be temporarily closed during construction, and ensuring any walkways temporarily covered due to construction are well-lit.

(Vote Count: Yes: 7; No: 0, Abstention: 0; Absent: 4, Recused: 0)

ii. **Case Number:** ZA-2018-1843-CUB, ENV-2018-1844-CE

Project Location: 1203-1205 S. Olive St Los Angeles, CA 90014

Project Description Request: A proposed 5,150 SF microbrewery facility (type 23) in conjunction with a microbrewery/beer pub with a bar and lounge area with forty (40) interior seats and a 171 SF uncovered sidewalk patio in the public right of way with thirty (30) exterior seats for a total seating capacity of seventy (70) seats and proposed hours of operation from 9:00 AM until 2:00 AM daily within the C2-4D-O Regional Center Commercial Zone.

Pursuant to LAMC 12.24 W 1, a Conditional Use Permit for the sale and dispensing of beer for on and off-site consumption with a proposed 5,150 SF Microbrewery Facility (type 23) in conjunction with a Microbrewer/Brew Pub with a bar and lounge area featuring live entertainment such as dj/live bands with forty (40) interior seats and a 171 SF uncovered sidewalk patio in the public right of way with thirty (30) exterior seats for a total seating capacity of seventy (70) seats and proposed hours of operation from 9:00 AM until 2:00 AM daily within the C2-4D-O Regional Commercial Center Zone

MOTION: DLANC shall submit a conditional letter of support for the Applicant's request in Planning Case No. ZA-2018-1843-CUB, ENV-2018-1844-CE. Letter of support is conditioned on the Applicant receiving support from local South Park BID and LAPD, adding additional lighting on façade and exterior parking lights, and the request for the operator/tenant to come back to PLUC and present project should Ownership/Tenant change.

(Vote Count: Yes: 6; No: 0, Abstention: 1; Absent: 4, Recused: 0)

iii. **Case Number:** ZA-2018-2340-CUB- CUX, ENV-2018-2341-EAF

Project Location: 1005 S. Mateo Street, Los Angeles, CA 90021

Project Description Request: CUP to allow the sale and dispensing of beer and wine for on-site and off-site consumption in conjunction with a change of use from metal scrapyards to create a plant nursery with event space in Building #1. Proposed hours 9 am – midnight, daily.

1) Pursuant to 12.24 W-1 the applicant requests a Conditional Use Permit to allow the sales and dispensing of beer and wine for on-site and off-site consumption in conjunction with a change of use from scrapyards to a proposed project to create a plant nursery with an event space and retail uses for Building #1. Proposed hours of operation 9 am – midnight daily, in the M3-1-RIO zone.

2) Pursuant to 12.24-W,18, the applicant requests a Conditional Use Permit to allow live entertainment and dancing in conjunction with private events.

MOTION: DLANC shall submit a conditional letter of support for the Applicant's request in Planning Case No. ZA-2018-2340-CUB- CUX, ENV-2018-2341-EAF. Letter of support is conditioned on the operator/tenant to come back to PLUC and present project should Ownership/Tenant change.

(Vote Count: Yes: 6; No: 0, Abstention: 0; Absent: 4, Recused: 0)

iv. **Case Number:** CPC-2017-403-GPAJ-VZCJ-HD-SPR, ENV-2017-404-EAF

Project Location: 508-512 E. 4th Street Los Angeles, California 90013

Project Description Request: Demolition of an existing Residential Hotel and construction of Affordable Housing development with 41 residential units (40 Restricted Affordable and 1 manager's unit) and residential supportive service, within a 7-story building, and 1 on-site parking space.

- 1) Pursuant to Los Angeles Municipal Code (L.A.M.C.) Section 11.5.6, as authorized by
- 2) the Los Angeles Charter Section 555, the Applicant requests approval of a General Plan
- 3) Amendment to revise the land use designation in the Central City Community Plan from Light Manufacturing to Regional Commercial to permit the construction of a new affordable housing Project containing a maximum of 41 residential units of which 40 will be set aside as Restricted Affordable Efficiency Dwelling Units for the Very Low-Income level and approximately 433 square feet of space for supportive services.
- 4) Pursuant to L.A.M.C. Section 12.32 F & Q, the Applicant requests approval of a Vesting Zone Change from M2 to C2 to permit the construction of a new affordable housing Project containing a maximum of 41 residential units of which 40 will be set aside as Restricted Affordable Efficiency Dwelling Units for the Very Low-Income level and approximately 433 square feet of space for supportive services.
- 5) Pursuant to L.A.M.C. Section 12.32 F, the Applicant requests approval of a Height District change from 2D to 4D to permit the construction of a new affordable housing Project containing a maximum of 41 residential units of which 40 will be set aside as Restricted Affordable Efficiency Dwelling Units for the Very Low-Income level. The Project's proposed Floor Area Ratio is equal to 5.1 to 1. Pursuant to L.A.M.C. Section 16.05, the Applicant requests the approval of Site Plan Review findings for an affordable housing development. Within the Site Plan Review, the Applicant requests utilization of the following incentives in the Greater Downtown Housing Incentive Area as outlined in L.A.M.C. Section 12.22 A 29 (c):
 - Open space reduction, including trees, by one-half for all dwelling units.
 - No parking spaces required for dwelling units set aside for households earning less than 50% of the Area Medium Income.
 - No more than one parking space shall be required for each dwelling unit.

MOTION: DLANC shall submit a conditional letter of support for the Applicant's request in Planning Case No. CPC-2017-403-GPAJ-VZCJ-HD-SPR, ENV-2017-404-EAF. Letter of support is conditioned on the Applicant maintaining pedestrian access should the sidewalk be temporarily closed during construction, any walkways temporarily covered due to construction are well-lit, applicant will take every effort to plant the required number of trees, whether on or off-site, with no reduction in the required number, and make it the priority to house individuals already within the skid row area.

(Vote Count: Yes: 6; No: 0, Abstention: 0; Absent: 4, Recused: 1)

v. **Case Number:** CPC-2017-420-GPAJ-VZCJ-HD-SPR, ENV-2017-421-EAF

Project Location: 713-717 ½ E. 5th Street Los Angeles, California 90013

Project Description Request: Demolish an existing residential hotel and construct an 8-story (102' in height) 34,895 sf building comprised of 51 residential units (50 Restricted Affordable & 1 manager's unit) and residential supportive service space, with one on-site parking space.

- 1) Pursuant to Los Angeles Municipal Code (L.A.M.C.) Section 11.5.6, as authorized by the Los Angeles Charter Section 555, the Applicant requests approval of a General Plan Amendment to revise the land use designation in the Central City Community Plan from Light Manufacturing to Regional Commercial to permit the construction of a new affordable housing project containing a maximum of 51 residential units of which 50 will be set aside as Restricted Affordable Efficiency Dwelling units at a Very Low-Income level 1, and approximately 433 square feet of space for supportive services.
- 2) Pursuant to L.A.M.C. Section 12.32 F & Q, the Applicant requests approval of a Vesting Zone Change from M2 to C2 to permit the construction of a new affordable housing project containing a maximum of 51 residential units of which 50 will be set aside as Restricted Affordable Efficiency Dwelling units at a Very Low-Income level, and approximately 433 square feet of space for supportive services.
- 3) Pursuant to L.A.M.C. Section 12.32 F, the Applicant requests approval of a Height District change from 2D to 4D to permit the construction of a new affordable housing project containing a maximum of 51 residential units of which 50 will be set aside as Restricted Affordable Efficiency Dwelling units at a Very Low-Income level, and approximately 433 square feet of space for supportive services. The project's proposed floor area ratio is equal to 6.0 to 1.
- 4) Pursuant to L.A.M.C. Section 16.05, the Applicant requests the approval of Site Plan Review findings for an affordable housing project. Within the Site Plan Review, the Applicant requests utilization of the Greater Downtown Housing Incentive Area as outlined in LAMC Section 12.22 A.29, including:
 - (1) Open space, including trees, requirement pursuant to Section 12.21.G reduced by one-half
 - (2) No parking required for dwelling units for households earning less than 50% Area Medium Income.
 - (3) No more than one parking space (including spaces allocated for guest parking shall be required for each dwelling unit.

MOTION: DLANC shall submit a conditional letter of support for the Applicant's request in Planning Case No. CPC-2017-420-GPAJ-VZCJ-HD-SPR, ENV-2017-421-EAF. Letter of support is conditioned on the Applicant maintaining pedestrian access should the sidewalk be temporarily closed during construction, any walkways temporarily covered due to construction are well-lit, applicant will take every effort to plant the required number of trees, whether on or off-site, with no reduction in the required number, and make it the priority to house individuals already within the skid row area, should it be found that there is historical significance to the façade, the Applicant will maintain as much of the historic fabric as feasibly possible.

(Vote Count: Yes: 6; No: 0, Abstention: 0; Absent: 4, Recused: 1)

vi. Case Number: CPC-2008-4557-SN, ENV-2008-4556-EAF

Project Location: 899 S. Francisco Street Los Angeles, CA 90017

Project Description Request: The Applicant is seeking the establishment of the Supplemental Use District “SN” Metropolis Sign District for the block bounded by State-Route-110, James M. Wood/9th Street off-ramp, Francisco Street off-ramp, Francisco Street and 8th Street. See Attachment A.

- 1) Pursuant to LAMC Section 13.11.B, Establishment of a Sign Supplemental Use District, the Applicant requests the establishment of the Metropolis Supplemental Use District for “SN” Sign District for the block bounded by State Route-110 (Harbor Freeway) on the west, the James M. Wood/9th Street off-ramp from the northbound State Route-110 (Harbor Freeway) on the south, Francisco Street on the east, and 8th Street on the north.
- 2) Pursuant to Section 12.32 S (Supplemental Use District) of the Los Angeles Municipal Code (LAMC), Greenland LA Metropolis Development II LLC (“The Applicant”) requests approval of the proposed Metropolis Sign Ordinance (“Ordinance”) establishing a new Sign Supplemental Use District (“Project”), to be known as the Metropolis Sign District (the “Sign District”), for the Metropolis Development, which is currently under construction. The Sign District would conform to the boundaries of the Metropolis Development and would be generally bounded by State Route-110 (Harbor Freeway) on the west, the James M. Wood/9th Street off-ramp from the northbound State Route-110 (Harbor Freeway) on the south, Francisco Street on the east, and 8th Street on the north and is depicted on the map included in Figure 1 Metropolis Sign District Area attached to the proposed Ordinance.

MOTION: DLANC shall submit a conditional letter of support for the Applicant’s request in Planning Case No. CPC-2008-4557-SN, ENV-2008-4556-EAF.

(Vote Count: Yes: 6; No: 0, Abstention: 0; Absent: 5, Recused: 0)

vii. Case Number: ZA-2018-532-CUB, ENV-2018-533-EAF

Project Location: 643 S. Olive St. Los Angeles, CA 90014

Project Description Request: The Applicant is seeking a Conditional Use Permit to allow a full line of alcoholic beverages in conjunction with a proposed 6352 sq. ft. restaurant lounge with 216 indoor seats and hours of operation from 10AM – 2AM daily.

MOTION: DLANC shall submit a letter stating that the committee cannot take a position on Planning Case No. ZA-2018-532-CUB, ENV-2018-533-EAF without Applicant’s presenting before DLANC, and request that when an owner/operator is identified, they present project to the Planning and Land Use Committee.

(Vote Count: Yes: 6; No: 0, Abstention: 0; Absent: 5, Recused: 0)

h. Government Liaison Committee

- i. **MOTION:** The Downtown Los Angeles Neighborhood Council (“DLANC”) shall submit a Community Impact Statement in support of Council File 18-0467, which calls for broad reforms to the neighborhood council system. DLANC shall submit the letter attachment posted with this Agenda in support of the Community Impact Statement.

11. Committees Reports

- a. Urban Needs and Resources
- b. CCEAHC
- c. Executive
- d. Outreach
- e. Livability
- f. Budget Chair
- g. By-Laws Chair

12. Officer Reports

- a. VP Administration
- b. Secretary

13. Representative Reports

- a. LLANC
- b. Sustainability
- c. Homeless
- d. Animal Services
- e. Purposeful Aging
- f. Legal
- g. Public Works
- h. Film

14. General Public Comment - Public comment on Non-Agenda Items within the board’s subject matter. Speakers are asked to fill out a public comment card. Public comments are limited to two minutes per speaker with a total time of ten minutes. (These parameters may be changed by the chair, depending on number of speakers and time considerations.)

15. Other Board Member Announcements

16. Next Meeting Tuesday September 11, 2018

17. Adjourn

PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS: *The public is requested to fill out a "Speaker Card" to address the [committee] on any agenda item before the committee takes an action on an item. Comments from the public on agenda items will be heard only when the respective item is being considered. Comments from the public on other matters not appearing on the agenda that are within the committee's jurisdiction will be heard during the General Public Comment period. Please note that under the Brown Act, the committee is prevented from acting on a matter that you bring to its attention during the General Public Comment period; however, the issue raised by a member of the public may become the subject of a future committee meeting. Public comment is limited to 2 minutes per speaker, unless adjusted by the presiding officer.*

POSTING: *In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the board members in advance of a meeting may be viewed on our website by clicking on the following link: www.dlanc.com , or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please download from our website. You can also receive our agendas via email by subscribing to L.A. City's Early Notification System at: <http://www.lacity.org/government/Subscriptions/NeighborhoodCouncils/index.htm>.*

RECONSIDERATION AND GRIEVANCE PROCESS: *For information on the DLANC's process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the DLANC Bylaws. The Bylaws are available at our Board meetings and our website www.dlanc.com.*

DISABILITY POLICY: *The Downtown Neighborhood Council complies with Title II of the Americans with Disabilities Act and does not discriminate on the basis of any disability. Upon request, the Downtown Neighborhood Council will provide reasonable accommodations to ensure equal access to its programs, services, and activities. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request. To ensure availability of services, please make your request at least 3 business days prior to the meeting you wish to attend by contacting the Department of Neighborhood Empowerment at (213) 978-1551 or email NCsupport@lacity.org.*

****There will be no separate discussion of Consent items as they are considered routine and will be adopted by one motion. If a member of the Board or a stakeholder requests discussion on a particular item, that item will be removed from Consent and considered separately. Such items will be moved to the end of the agenda.**