



# BOARD OF DIRECTOR'S MEETING AGENDA

**Meeting Date:** April 13, 2021

**Meeting Time:** 6:30 PM

**Contact:** patti.berman@dlanc.com for more information

## VIRTUAL MEETING TELECONFERENCING NUMBER FOR PUBLIC PARTICIPATION

In conformity with the Governor's Executive Order N-29-20 (MARCH 17, 2020) and due to concerns over COVID-19, the Downtown LA Neighborhood Council meeting will be conducted entirely telephonically.

Every person wishing to address the Neighborhood Council must dial (669) 900-6833

or enter Zoom at <https://zoom.us/j/97510982909>

then enter MEETING ID: 975 1098 2909 and then press # to join the meeting.

Instructions on how to sign up for public comment will be given to listeners at the start of the meeting.

### 1. Call to Order / Roll Call

Patti Berman			
Naira Harootunian		Jim Sarratori	
Ryan Afari		James Wilde	
Michael Delijani		Eboney Pearson	
Wendell Blassingame		Michelle Duffy	
Claudia Oliveira		Debby Zhou	
Tyler Murphy		Lori Summers	
Melinda Choothesa		Allen Gross	
Cody Nowak		Rick Nordin	
Jehan Reagan		Kevin Dieterle	
Pablo Fontoura			
Tony Hoover			

### 2. Swearing in of the new Board of Director's.

### 3. Selection of officers

- a. President
- b. VP of Administration
- c. VP of Outreach
- d. Treasurer
- e. Secretary

4. President's Report
  - a. Welcome
  - b. Appointment by President of Parliamentarian
  - c. Emails (forwards, cc, no reply all)
  - d. Business Cards
  - e. Alternates
  - f. Announcement of empty seats
  - g. Other messages of import
  
5. Physical Posting site Volunteer
6. Timer Volunteer
7. Approval of Liaisons (non-board members):  
**MOTION: The Board shall approve the following liaisons:**
  - a. **Public works and Resilience (Reeyan Raynes)**
  
8. Selection and board approval of Budget Advocate Representatives (2+alternate) (action to be taken)
  
9. Open Liaison positions
  - a. Film
  - b. Homeless
  - c. Animal Services
  - d. Purposeful Aging
  - e. LLANC
  - f. Sustainability
  - g. Transportation
  - h. Plan Check
  
10. Speakers
  - a. Presentations with possible discussion from City, State, County or Elected Officials or representatives
  - b. Presentation with possible discussion from Clare Kelley from Department of Planning (5 minutes)
  
11. Declarations of Ex Parte communications

12. General Public Comment - The public is requested dial \*9, when prompted by the presiding officer, to address the Board on any agenda item before the Board 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 Board's jurisdiction will be heard during the General Public Comment period. Please note that under the Brown Act, the Board 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 Board meeting. 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.)

13. **MOTION: The Board shall approve the Minutes from 03-09-2021.**

14. Consent Calendar: \*\*

a. **MOTION: The Board shall approve the appointment of Claudia Oliveira to the EmpowerLA Grievance Panel**

15. Old Business

a. NONE

16. New Business: [All items for discussion and possible action]

a. **MOTION: The DLANC Board shall send a letter to the office of the City Clerk requesting that our registration forms from the 2021 election be turned over to DLANC for purposes of Outreach.**

b. **MOTION: The DLANC Board shall discontinue rental of the office at 529 S. Broadway as of June 30, 2021. A co-working space will be obtained to replace it.**

c. **MOTION: The DLANC Board shall approve a CIS in favor of Council file 21-0052.**

i. Creation of at least 25,000 new units by 2025, regardless of the type of unit, as the city's Homeless Housing Goal. (Full City Council motion is in the packet)

d. **Financial Issues:**

i. **MOTION: The Board shall approve the March 2021 Monthly Expenditure Report**

ii. **MOTION: The Board shall approve a monthly expenditure of an amount not to exceed \$1200 for rent and utilities for the lease for the DLANC Meeting room at 529 S Broadway, Unit 203. Monies to come from the Office Budget line item. Vendor is Bemas Investment LLC.**

iii. **MOTION: The Board shall approve a monthly expenditure of an amount not to exceed \$50 for Website hosting. Monies to come from the Office Budget line item. Vendor is Linode.**

iv. **MOTION: The Board shall approve a monthly expenditure of an amount not to exceed \$100 for a minute's taker. Monies to come from the Office Budget line item. Vendor is Apple One.**

- v. **MOTION: The Board shall approve an annual expense not to exceed \$250 for Domain Registration of dlanc.org and dlanc.com. Monies to come from the Office Budget line item. Vendor is Register.com.**
- vi. **MOTION: The Board shall approve an annual expense not to exceed \$450 for a post office box at 90013. Monies to come from the Office Budget line item. Vendor is USPS.**
- vii. **Discussion and Motion: Selection of credit card holders and second signer**

17. 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: ZA-2019-7012-SPP-CUB-CUX**

**Project Location:** 333 S Boylston (Live Music Venue)

**Project Description:** New live music venue and restaurant in an existing nightclub space. DLANC approved the request a year ago, but we have made a few modifications to the application: (1) The applicants are now going to be utilizing the entire property (the original request was for about 2/3 of the building). They will have a second event space and some extra office and storage space in the northernmost part of the building. (2) We are updating the request to have hours from 10 a.m. to 3 a.m. instead of 10 a.m. to 2 a.m. They would like to be able to stay open to feed customers after alcohol service ends.

**Project Request:** A Conditional Use to permit the sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with the remodel of an existing nightclub/restaurant. A Conditional Use to permit live entertainment and patron dancing in conjunction with the remodel of an existing nightclub/restaurant. Project Permit Compliance for a façade remodel and new signs at an existing nightclub/restaurant in the Central City West Specific Plan.

**MOTION: The DLANC Board shall submit a letter of support for the Applicant's request in Planning Case No ZA-2019-7012-SPP-CUB-CUX. Support is conditioned on the following: (a) Applicant will maintain pedestrian access if the sidewalk is temporarily closed during construction; (b) Applicant will ensure any temporary walkways covered due to construction (e.g., scaffolding) are well-lit at all hours; (c) storefronts of ground floor office space along 3rd Street retain transparency at all times to allow for eyes on the street and pedestrian safety; (d) Owner/Operator will come back and present to PLUC should owner/operator change; (e) any amplified or outdoor noise shall be mitigated such that it will remain in compliance with the LA Noise Ordinance.**

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

ii. **Case Number:** ZA-2020-3656-TDR-ZAA-RDPA-RDP-SPR

**Project Location:** 1130 S Hope Street (Hotel Development)

**Project Description:** The new construction, use, and maintenance of an 11-story 61,310 SF hotel, consisting of 144 guest rooms, 378 SF of ground-floor retail space, and 56 on-site parking spaces.

**Project Request:**

- A Transfer of Development Rights (TDR), pursuant to LAMC 14.5.7, to permit a Transfer of Floor Area of 14,336 square feet to the subject property, including the public benefits to be provided
- A Zoning Administrator's Adjustment (ZAA), pursuant to LAMC 12.28, to permit a reduction in the required southerly side yard to zero feet, in lieu of the otherwise required 14 feet for an 11-story building in the R5 zone
- Site Plan Review (SPR), pursuant to LAMC 16.05, to permit the new construction of a 144-guest room hotel with 378 square feet of ground-floor retail uses.

**MOTION:** The DLANC Board shall submit a letter of support for the Applicant's request in Planning Case No. ZA-2020-3656-TDR-ZAA-RDPA-RDP-SPR. Support is conditioned on the following: (a) Applicant will maintain pedestrian access if the sidewalk is temporarily closed during construction; (b) Applicant will ensure any temporary walkways covered due to construction (e.g., scaffolding) are well-lit at all hours; (c) impacts to adjacent properties during construction are minimized to the greatest extent feasible; (d.) Developer works with residents of neighboring buildings to reduce visual impacts; (e) all mechanical equipment at the rooftop is concealed to prevent visual obstructions and enclosed to prevent noise from impacting neighboring properties; (f) 24-hour security is implemented at the street level; (g) ground floor windows retain transparency at all times to allow for eyes on the street and pedestrian safety.

(PLUC Vote Count: Yes: 3, No: 1, Abstention: 2; Absent: 5, Recused: 0)

iii. **Case Number:** ZA-2021-454-CUB

**Project Location:** 1124 S San Julian Street (Creature Comforts Brewing Company)

**Project Description:** This is a request for a conditional use permit to permit the sale and dispensing of beer brewed on site, as well as wine, for on-site conjunction with a brewery of 14,419-SF with 165 interior seats and 268 exterior seats along with the sale of beer brewed on-site for off-site consumption. Hours of operation from 8am-2am, daily.

**Project Request:** Motion to support the request for the sale and service of beer (brewed on-site) and wine for on-site consumption and for the sale of beer brewed on-site for off-site consumption in conjunction with a new brewery.

**MOTION:** The DLANC Board shall submit a letter of support for the Applicant's request in Planning Case No. ZA-2021-454-CUB. Support is conditioned on the following: (a) Applicant will maintain pedestrian access if the sidewalk is temporarily closed during construction; (b) Applicant will ensure any temporary walkways covered due to construction (e.g., scaffolding) are well-lit at all hours; (c) storefronts of ground floor retail retain transparency at all times to allow for eyes on the street and pedestrian safety; (d) Owner/Operator will come back and present to PLUC should owner/operator change; (e) Any amplified or outdoor noise shall be mitigated such that it will remain in compliance with the LA Noise Ordinance.

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

iv. **Case Number:** ZA-2020-5715-CUB

**Project Location:** 108 W 2nd Street (Dalia Cocina Mexicana)

**Project Description:** This is a request for a conditional use permit to permit the sale and dispensing of a full line of alcohol in conjunction with an existing 2,908 square foot 68-seat restaurant.

**Project Request:** We are requesting a CUB to provide on-site sales of full line of alcohol in conjunction with an existing restaurant with 40 seats on the main floor & 28 on a mezzanine for a total of 68 interior seats with hours of 8am - 12am Sunday -Thursday and 8am - 2am Friday - Saturday.

**MOTION:** The DLANC Board shall submit a letter of support for the Applicant's request in Planning Case No. ZA-2020-5715-CUB. Support is conditioned on the following: a) storefronts of ground floor retail retain transparency at all times to allow for eyes on the street and pedestrian safety; (b) Owner/Operator will come back and present to PLUC should owner/operator change; (c) Any amplified or outdoor noise shall be mitigated such that it will remain in compliance with the LA Noise Ordinance.

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

18. Committees Reports

19. Officer Reports

20. Liaison Reports

21. General Public Comment - The public is requested dial \*9, when prompted by the presiding officer, to address the Board on any agenda item before the Board 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 Board's jurisdiction will be heard during the General Public Comment period. Please note that under the Brown Act, the Board 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 Board meeting. 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.

22. Other Board Member Announcements

23. Next Meeting May 11, 2021

24. Adjourn

**THE AMERICAN WITH DISABILITIES ACT** - As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and upon request will provide reasonable accommodation to ensure equal access to its programs, services, and activities. Sign language interpreters, assisted 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 (72 hours) prior to the meeting by contacting the Department of Neighborhood Empowerment by calling (213) 978-1551 or email: [NCsupport@lacity.org](mailto:NCsupport@lacity.org)

**PUBLIC ACCESS OF RECORDS** – In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority of or all the board in advance of a meeting may be viewed at our website: [www.dlanc.com](http://www.dlanc.com). In addition, if you would like a copy of any record related to an item on the agenda, please contact the secretary, [claudia.oliveira@dlanc.com](mailto:claudia.oliveira@dlanc.com)

**PUBLIC POSTING OF AGENDAS** – Neighborhood Council agendas are posted for public review as follows:

- Palace Theatre, 630 S. Broadway
- Our website: [www.dlanc.com](http://www.dlanc.com)
- You can also receive our agendas via email by subscribing to L.A. City's Early Notification System at <https://www.lacity.org/subscriptions>

**RECONSIDERATION AND GRIEVANCE PROCESS** - For information on the NC's process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the NC Bylaws. The Bylaws are available at our website [www.dlanc.com](http://www.dlanc.com).

**STATE OF CALIFORNIA PENAL CODE SECTION 403 (Amended by Stats. 1994, Ch. 923, Sec. 159. Effective January 1, 1995.)** — Every person who, without the authority of law, willfully disturbs or breaks up any assembly or meeting that is not unlawful in its character, other than an assembly or meeting referred to in Section 302 of the Penal Code or Section 18340 of the Elections Code, is guilty of a misdemeanor. [https://leginfo.ca.gov/faces/codes\\_displaySection.xhtml?lawCode=PEN&ionNum=403.#:~:text=Every%20person%20who%2C%20without%20authority,is%20guilty%20of%20a%20misdemeanor.](https://leginfo.ca.gov/faces/codes_displaySection.xhtml?lawCode=PEN&ionNum=403.#:~:text=Every%20person%20who%2C%20without%20authority,is%20guilty%20of%20a%20misdemeanor.)

\*\*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.