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CALIFORNIA



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WWW.DLANC.COM

EMAIL: DLANC@EMPOWERLA.ORG

September 13, 2022

Los Angeles Department of City Planning
Office of Zoning Administration, 7th Floor
200 North Spring Street
Los Angeles, California 90012

RE: **Planning Case No:** ZA-2019-3411-CUB-PA1
Project Address: 304 S. Broadway, NeueHouse Bradbury
Applicant: NeueHouse

Project Description: A Conditional Use Permit Plan Approval Modification to an existing private membership club operation to permit limited amplified live entertainment (no dancing) from 5 pm- 12 am weekends and 7 pm - 12 am on weekdays as not otherwise permitted under conditions 17 and 18 of ZA-2019-3411 CUB in the [Q]C4-4D-CDO-SN and [Q]C4-4D Zone. (Conditions to follow recommendations of acoustic study).

Pursuant to Los Angeles Municipal Code Section 12.24-M, A Conditional Use Permit Plan Approval Modification to an existing private membership club operation to permit limited amplified live entertainment (no dancing) from 5 pm- 12 am weekends and 7 pm - 12 am on weekdays as not otherwise permitted under conditions 17 and 18 of ZA-2019-3411 CUB in the [Q]C4-4D-CDO- SN and [Q]C4-4D Zone. (Conditions to follow recommendations of acoustic study.) No change to overall hours of operation which will remain 6:00 am – 12:00 am, daily.

Dear Zoning Administrator:

At our regularly held public meeting on September 13, 2022, the Board of Directors of the Downtown Los Angeles Neighborhood Council (“DLANC”) voted to support the below request, pursuant to the motion passed on August 16, 2022, by DLANC’s Planning & Land Use Committee (“PLUC”).

DLANC supports the Applicant’s requests in Planning Case No. ZA-2019-3411-CUB-PA1. DLANC support is conditioned on Applicant agreeing to the following stipulations below for the project.

In DLANC’s view, the information presented provides adequate justification for granting Applicant’s requests. *Subject to the condition set forth below* and any additional conditions

recommended by the LAPD or City Council, DLANC encourages the Los Angeles Department of City Planning to approve the Applicant's project.

CONDITION 1: Owner/Operator will come back and present to PLUC should owner/operator change.

CONDITION 2: Any amplified or outdoor noise shall be mitigated such that it will remain in compliance with the LA Noise Ordinance.

If possible, please provide a digital copy of your decision letter by mail to planning@dlanc.com instead of sending a hard copy. Thank you in advance for your consideration of the comments presented in this Letter.

Very truly yours,

Very truly yours,

*** SUBJECT TO APPROVAL BY DLANC BOARD OF DIRECTORS ON September 13, 2022***

Claudia Oliveira
DLANC President

Ryan Afari
DLANC Planning & Land Use Committee Chair

CC: Emma Howard (Council District 14) (via email)
Sgt. Rogelio De La Cruz (Los Angeles Police Department) (via email)