

CITY OF LOS ANGELES  
CALIFORNIA



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August 13, 2024

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

VIA EMAIL

RE: **Planning Case No:** ZA-2024-1162-CUB  
**Project Address:** 811 W Olympic Blvd, Los Angeles, CA 90015  
**Applicant:** Edy Perez

**Project Description:** CUB- Conditional Use Beverage- alcohol: Requesting Type 41 (beer and wine with food service); off-sale of beer and wine in conjunction with a convenience store open daily. From 9 am to 11pm.

Dear Zoning Administrator:

At our regularly held public meeting on August 13, 2024, the Board of Directors of the Downtown Los Angeles Neighborhood Council ("DLANC") voted to support the below request.

DLANC **supports** the Applicant's requests in Planning Case No. ZA-2024-1162-CUB. DLANC's support is conditioned on the Applicant agreeing to the following stipulations for the project.

In DLANC's view, the information presented provides adequate justification for granting the Applicant's requests. *Subject to the conditions set forth below* and any additional conditions recommended by the LAPD or Council District Office, DLANC encourages the Los Angeles Department of City Planning to approve the Applicant's project.

**CONDITION 1:** Storefronts of ground floor retail retain transparency at all times to allow for eyes on the street and pedestrian safety.

- CONDITION 2:** Owner/Operator will come back and present to DLANC PLUC should owner/operator change.
- CONDITION 3:** Any amplified or outdoor noise shall be mitigated such that it will remain in compliance with the LA Noise Ordinance.
- CONDITION 4:** Owner/Operator submit a security plan for review to the Los Angeles Police Department and Department of City Planning.
- CONDITION 5:** Owner/Operator shall not sell wine coolers, malt beverages or pre-mixed distilled spirit cocktail beverages in single containers of 16 oz. or less and must be sold in manufacturer prepackaged multi-unit quantities.
- CONDITION 6:** The Property Owner works with the applicant to remove any temporary barricades or obstructions in front of the storefront adjoining the public right of way.

If possible, please send a digital copy of your decision letter via e-mail to [pluc@dlanc.com](mailto:pluc@dlanc.com) in lieu of a hard copy. Thank you in advance for your consideration of the comments presented in this letter.

Sincerely,



Claudia Oliveira  
President,  
DLANC



Debby Zhou  
Chair,  
DLANC Planning & Land Use Committee

Cc:

Gerald Gubatan, Council District 14 (via email)  
Sgt. Mark Aceves, LAPD Central Division (via email)