

CITY OF LOS ANGELES
CALIFORNIA

Greater Wilshire Neighborhood Council
Governing Board Members 집행이사회 위원
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Vice President – Charles D’Atri
Secretary – Jennifer DeVore
Treasurer – Patricia Carroll

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Area 4 – Fremont Place: Anne Rudnick
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Area 7 – Larchmont Village: Charles D’Atri
Area 8 – Melrose: Jesseca Harvey
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Area 10-Ridgewood-Wilton/St. Andrews Sq: Patricia Carroll
Area 11 – Sycamore Square: Conrad Starr
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Area 13 – Wilshire Park: John Gresham
Area 14 – Windsor Square: Gary Gilbert
Area 15 – Windsor Village: Julie Kim
At Large: Cindy Chvatal-Keane
Renter: Tommy Atlee
Business: Romi Cortier
Education: Scott Appel
Religion: Suzana Kim
Other Nonprofit: Brian Curran



GREATER WILSHIRE
NEIGHBORHOOD COUNCIL

Land Use Committee Meeting
Via Zoom

Tuesday, May 28, 2024 at 6:30 pm

<https://us02web.zoom.us/j/91527869326>

Or call Toll Free: 833 548 0282

Webinar ID: 915 2786 9326

Supporting documents available at
www.greaterwilshire.org/LUCdocs/

GWNC Land Use Committee:

Chair – Brian Curran - Area 14
Secretary - Mark Alpers - Area 5
Patricia Carroll - Area 10
Rory Cunningham - Area 10
Karen Gilman - Area 7
John Gresham - Area 13
Dick Herman - Area 10
Daniela Prowizor-Lacayo - Area 1
Jane Usher - Area 14

Direct Committee Inquiries to:

(323) 539-GWNC (4962)
landuse@greaterwilshire.org
info@greaterwilshire.org

월세 광역주민의회
토지사용 위원회
정기회의 의제

*Concejo Vecinal de Greater
Wilshire - Comité sobre uso del
suelo - Agenda de reunión
ordinaria*

Pursuant to the October 6, 2023 enactment of California Senate Bill 411 (Portantino) and LA City Council approval on November 1, 2023, the Greater Wilshire Neighborhood Council meeting will be conducted virtually.

2023년 10월 6일 캘리포니아 상원 법안 411(포르탄티노) 제정 및 2023년 11월 1일 로스앤젤레스 시의회 승인에 따라 이번 광역 월세 주민의회 회의는 가상으로 개최됩니다.

De conformidad con la promulgación del 6 de octubre de 2023 del Proyecto de Ley 411 del Senado de California (Portantino) y la aprobación del Concejo Municipal de Los Ángeles el 1 de noviembre de 2023, la reunión del Consejo Vecinal de Greater Wilshire se llevará a cabo virtualmente.

The Neighborhood Council system enables civic participation for all Angelenos and serves as a voice for improving government responsiveness to local communities and their needs. We are an elected advisory body to the City of Los Angeles, made up of volunteer stakeholders who are devoted to the mission of improving our communities and bringing government closer to us.

주민의회 체계는 모든 로스앤젤레스 시민들의 시민적 참여와, 지역 커뮤니티들에 대한 정부의 책임과 이들의 수요를 위한 목소리가 되어 봉사할 수 있게 합니다. 저희는 로스앤젤레스 시티의 선출된 자문기관으로서 저희 커뮤니티를 개선하고 정부가 저희에게 더욱 가깝게 다가오도록 하는 사명에 열중한 자원 이해관계자들로 구성되어 있습니다.

El sistema de Concejo Vecinal hace posible la participación cívica para todos los Angelinos y sirve como voz para mejorar la capacidad de respuesta del gobierno frente a las comunidades locales y sus necesidades. Somos un organismo asesor elegido de la Ciudad de Los Ángeles, compuesto por voluntarios interesados dedicados a la misión de mejorar nuestras comunidades y acercar el gobierno a nosotros.

I. WELCOMING REMARKS 환영 연설 Comentarios de bienvenida

A. Call to Order (Brian Curran)

B. Roll Call (Mark Alpers)

II. **GENERAL PUBLIC COMMENT ON NON-AGENDA ITEMS** 의제 비포함 안건에 대한 일반
공중 언급 *Comentario público general sobre temas no incluidos en la agenda*
(Time may be limited to 2 minutes per speaker at the discretion of the chairperson)

III. **CHAIRPERSON'S REPORT** 의장 보고 *Informes del presidente*

A. GWNC Monthly Land Use Update

IV. **ADMINISTRATIVE ITEMS** 집행부 안건 *Temas administrativos* (Discussion and Possible Action)

A. Review and Adoption of April 23, 2024 Minutes

B. Review of Early Planning Report for possible future action items

V. **OLD BUSINESS** 기존 사업 *Asuntos antiguos* (Discussion and Possible Action)

A. **5901 Melrose Ave** (The Pawn Shop Sports Bar & Restaurant): (Diego Torres-Palma) Filing date: 8/22/23. A CUB to allow the on-site sale and consumption of a full-line of alcoholic beverages in conjunction with a 7,808 sq. ft. restaurant with limited live entertainment operating from 6am-2am, daily. Case no: ZA-2023-5732-CUB. Zoning: C4-1XL-SN; Council District 13. **Hearing date: 6/6/24**

B. **800 S. La Brea Ave** (All Season Brewing Co.): (Brian Lenzo) Possible CUB violations that include music, sound, or noise heard beyond the property line; advertisement or signs promoting or indicating the availability of alcoholic beverages on the exterior of the premise; and the use of the premises for private parties. Additionally, by measurements taken, the outdoor area has extended into the public right of way.

VI. **NEW BUSINESS** 신규 사업 *Asuntos nuevos* (**Discussion and Possible Action**) [Note: Items in italics below were unconfirmed at publication and may be postponed until a later date.]

A. **Removal of ED 1 Projects from Early Notification System (ENS)**: As of January 2024, it appears that the Department of City Planning (DCP) has removed ED 1 projects from their Early Notification System and has deleted all documents regarding ED 1 projects from their public systems. The ENS was the only way the NCs, or the public, were made aware of these projects. Discuss and possible actions to confirm this lack of transparency, including but not limited to a CIS and support for email blasts asking the Mayor and DCP to restore these cases and their document imaging files to the Early Notification Report.

B. **City of LA Faith-Based Housing Ordinance**: The City of LA may revise SB 4 in a way that allows 100% affordable housing in R-1 zoned sites and HPOZs.

C. **Revised Support/Opposition Letter Format**

D. **Amendment to March Minutes**: On March 26, 2024, during the General Public Comment portion of the agenda, concerns regarding possible CUB violations at 800 S. La Brea Ave.

were introduced, but had not been included in the minutes that were approved, and so should be added to the record.

VII. REQUESTS FOR FUTURE AGENDA ITEMS 추후 가능 의제에 대한 요청 *Solicitudes de posibles temas de la agenda futura* (Discussion and Possible Action)

- A. **460 S. La Brea Ave** (former La Brea Bakery location): (Steve Rawlings) Filing date: 3/26/24. A CUB to continue the sale and dispensing of a full-line of alcohol for on-site consumption in conjunction with a 4,465 sf restaurant (Leopardo) with 130 seats, and 459 sf patio with 26 seats, that includes the request for a deviation from the operating hours for a commercial corner development from 7am-12am, daily, as well as a variance to permit the 18 required parking spaces to be provided off-site through a lease in lieu of a recorded covenant. Case no: ZA-2024-1937-CUB. Zoning: C2-1; Council District 5.
- B. **6721 Melrose Ave** (at Mansfield): (Olivia Joncich & Lainie Herrera) Filing date: 4/11/24. The demolition of the existing commercial building and the construction, use, and maintenance of a new 27,937 sf, 6-story, 27-unit residential building with 3-VLI units, over one subterranean and one at-grade level of parking, plus a roof deck with open space and amenities, and 519 sf of commercial and lobby space on the ground floor. Case no: CPC-2024-2365-DB-WDI-VHCA. Zoning: C4-1XL; Council District 5. TOC: Tier 1.

VIII. PROJECTS COVERED BY OTHER BOARDS (for Information Only) 타 위원회 담당 사업 *Proyectos cubiertos por otras mesas*

- A. None at this time

IX. REVIEW OF PENDING LOCAL, STATE AND FEDERAL LEGISLATION 계류 중인 지역, 주, 연방 법률 심의 *Revisión de legislación pendiente local, estatal y federal* (Discussion and Possible Action)

- A. **Senate Bill 9**: On April 22, 2024, the [LA Superior Court](#) made a decision that invalidates SB 9 because the bill fails to address or require affordable housing.

X. COMMITTEE MEMBER COMMENTS/ANNOUNCEMENTS 위원회 위원 언급/발표 *Comentarios/anuncios de un miembro del comité* (Discussion and Possible Action)

- A. **Next GWNC Land Use Committee Meeting** will be held on Tuesday, June 25 at 6:30 pm, via Zoom.

XI. ADJOURNMENT 조정 *Postergación*

VIRTUAL MEETING TELECONFERENCING INSTRUCTIONS / PUBLIC INPUT AT GWNC LUC MEETINGS – Every person wishing to address the Board/Committee should dial (669) 900-6833 or (877) 853-5257 and enter 915 2786 9326, then press # to join the meeting.

To address the Board on any agenda item before the Board takes action on that item, the public is requested, when prompted by the chairperson, to dial *9 (if connecting by phone) or press the “raise hand” button (if using the Zoom app). 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 but which are within the Board’s jurisdiction will be heard during the General Public Comment period. The Board is prevented from acting on a matter brought to its attention during the General Public Comment period; however, it may become the subject of a future Board meeting. Public comment is limited to two minutes per speaker, unless adjusted by the chairperson.

Public comment cannot be required to be submitted in advance of the meeting. Only real-time public comment is required. If there are any broadcasting interruptions that prevent the public from observing or hearing the meeting, or if members of the public are unable to provide public comment or be heard due to issues within the Greater Wilshire Neighborhood Council’s control, the meeting must be recessed or adjourned.

가상 회의 원격 회의 지침 / 주민의회 회의에서 대중의 의견 제시: 이사회/위원회에서 연설을 원하는 모든 사람은 (669) 900-6833 또는 (877) 853-5257로 전화하여 915 2786 9326를 입력한 다음 #을 눌러 회의에 참여해야 합니다. 의장이 지시할 때 대중은 *9(전화로 연결하는 경우)를 누르거나 "손들기" 버튼(Zoom 앱을 사용하는 경우)을 눌러 위원회에서 의제에 대해 연설하도록 요청받습니다. 위원회가 항목에 대한 조치를 취하기 전에 항목. 의제 항목에 대한 공개 의견은 해당 항목이 고려될 때만 청취됩니다. 의제에 나타나지 않고 이사회 관할권에 속하는 기타 문제에 대한 공개 의견은 일반 공개 의견 수렴 기간 동안 청취됩니다. 위원회는 일반 대중 논평 기간 동안 귀하가 위원회에 전달한 문제에 대해 조치를 취할 수 없습니다. 그러나 이는 향후 이사회 회의의 주제가 될 수 있습니다. 공개 의견은 의장이 조정하지 않는 한 발언자당 2분으로 제한됩니다.

공개 의견은 회의 전에 제출하도록 요구할 수 없으며 실시간 공개 의견만 제출하면 됩니다. 대중이 회의를 참관하거나 들을 수 없도록 방송이 중단되거나, 광역 Wilshire 주민 의회가 통제할 수 있는 문제로 인해 대중이 공개 논평을 하거나 들을 수 없는 경우, 회의는 다음과 같이 이루어져야 합니다. 정지 또는 연기되었습니다.

INSTRUCCIONES PARA LA TELECONFERENCIA DE REUNIÓN VIRTUAL / COMENTARIOS DEL PÚBLICO EN LAS REUNIONES DEL CONSEJO VECINDARIO - Toda persona que desee dirigirse a la Junta/Comité debe marcar (669) 900-6833 o (877) 853-5257 e ingresar al 915 2786 9326 luego presionar # para unirse a la reunión. Se solicita al público que marque *9 (si se conecta por teléfono) o presione el botón "levantar la mano" (si usa la aplicación Zoom), cuando se lo solicite el presidente, para dirigirse a la Junta sobre cualquier agenda. antes de que la Junta tome acción sobre un tema. Los comentarios del público sobre los temas de la agenda se escucharán únicamente cuando el tema respectivo esté siendo considerado. Los comentarios públicos sobre otros asuntos que no aparecen en la agenda y que están dentro de la jurisdicción de la Junta se escucharán durante el periodo de comentarios del público general. La Junta no puede actuar sobre un asunto que usted le haya comunicado durante el periodo de comentarios del público general; sin embargo, puede convertirse en el tema de una futura reunión de la Junta. Los comentarios públicos se limitan a dos minutos por orador, a menos que el presidente lo ajuste.

No se puede exigir que los comentarios públicos se envíen antes de la reunión, solo se requieren comentarios públicos en tiempo real. Si hay interrupciones en la transmisión que impiden que el público observe o escuche la reunión, o si los miembros del público no pueden hacer comentarios públicos o ser escuchados debido a cuestiones dentro del control del Consejo Vecinal de Greater Wilshire, la reunión debe ser cancelada, suspendido o aplazado.

TRANSLATION SERVICE – If you need translation service, please contact the GWNC Secretary at (323) 539-4962 or info@greaterwilshire.org at least 72 hours before the event.

번역 서비스 – 번역 서비스를 요청하려면 행사 개최 72시간 이전까지 주민의회에 알려주시기 바랍니다. 이사회 사무국 연락처 (323) 539-4962 또는 info@greaterwilshire.org 에 접속하시기 바랍니다.

SERVICIOS DE TRADUCCIÓN – Si requiere servicios de traducción, favor de avisar al concejo vecinal 72 horas antes del evento. Por favor contacte al secretario de la mesa, al (323) 539-4962 o info@greaterwilshire.org.

PUBLIC INPUT AT NEIGHBORHOOD COUNCIL MEETINGS – The public is requested to dial *9 (if connecting by phone) or press the “raise hand” button (if using the Zoom app), when prompted by the chairperson, 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 comment is limited to two minutes per speaker, unless adjusted by the chairperson.

주민의회 회의의 공공 입력 - 이사회/위원회가 어떤 안건이라도 조치를 취하기 전에, 해당 이사회/위원회에서 이를 다루고자 한다면, 공공 참여자들은 회장의 제안에 의해서 *9를 누르거나(전화 참여 경우) "손들기" 버튼(줌 앱 사용 경우)을 이용하시기 바랍니다. 의제에 대한 공중의 언급은 개별 안건이 심의될 경우에만 청취합니다. 이사회/위원회 행정 구역에 해당하지만 의제에 등재되지 않은 사안에 대한 공중 의견 진술은 일반 공중 언급 순서에서 청취할 것입니다. 브라운 법에 의거, 일반 공중 언급 기간 동안 제기되는 사안에 대해서는 이사회/위원회가 조치를 취할 수 없도록 되어 있다는 점을 참고하시기 바랍니다; 그러나 공공 위원이 제기한 사안은 이후 회의에서 주제가 될 수 있습니다. 의장에 의해서 혹은 이사회/위원회의 투표로 조정되지 않는 한, 공중 언급은 발언자 당 2분 이내의 시간 만 허용됩니다.

OPINIONES DEL PÚBLICO EN LAS REUNIONES DEL CONCEJO VECINAL – *Se pide al público que marque *9 (si se conecta por teléfono) o presione el botón de levantar la mano "raise hand" (si usa la aplicación Zoom), cuando lo indique el presidente para dirigirse a la Mesa/Comité sobre cualquier tema en la agenda antes de que la Mesa/Comité decida cualquier acción sobre ese tema. Se escucharán los comentarios del público sobre los temas de la agenda únicamente cuando se esté considerando el tema respectivo. Los comentarios del público sobre otras cuestiones que no aparezcan en la agenda que estén dentro de la jurisdicción de la Mesa/Comité se escucharán durante el periodo de Comentario público general. Por favor tenga en cuenta que en virtud de la Ley Brown, la Mesa/Comité no puede actuar en una cuestión que se lleve a su atención durante el periodo de Comentario público general; sin embargo, la cuestión presentada por un miembro del público podría transformarse en el asunto de una futura reunión. El comentario público se limita a dos minutos por orador, a menos que el presidente o una votación de la Mesa/Comité decidan otra cosa.*

PUBLIC POSTING OF AGENDAS 의제의 공공 게시 *DIVULGACIÓN PÚBLICA DE AGENDAS*

GWNC agendas are posted for public review in the following locations:

GWNC 의제는 공적으로 검토할 수 있도록 다음 장소에 게시합니다:

Las agendas de GWNC se colocan para revisión pública en los siguientes lugares:

- **Our website** 저희 웹사이트 **Nuestro sitio web:** (<http://www.greaterwilshire.org>)
- **Display case at the Wilshire Ebell Theater** 월셔 에벨 극장 게시판에 게시 4401 W. 8th 스트리트, 로스앤젤레스, CA 90005 **En una vitrina expositora en Wilshire Ebell Theater**, 4401 W. 8th Street, Los Angeles, CA 90005
- **Via e-mail** - subscribe at / 이메일 발송 구독 / **Por correo electrónico** - puede suscribirse en: www.greaterwilshire.org
- **By subscribing to L.A. City's Early Notification System at / L.A. 시티 먼저 알림 시스템에서 구독 / Suscribiéndose al sistema de notificación temprana de la Ciudad de L.A. en:** <https://lacity.gov/government/subscribe-agendas/neighborhood-councils>

THE AMERICANS 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 you wish to attend by contacting the Department of Neighborhood Empowerment by email: NCsupport@lacity.org or phone: (213) 978-1551.

미국장애인법 - 미국장애인법 타이틀 II 해당 기관인 로스앤젤레스 시티는 장애를 근거로 차별하지 않으며, 요청이 있을 경우 프로그램, 서비스, 활동에서 평등한 참여를 보장하는 합당한 편의를 제공할 것입니다. 수어 통역사, 청취 보조 도구 또는 기타 보조 도구들과 서비스는 요구가 있을 경우 제공할 것입니다. 서비스 제공이 가능하도록 하기 위해서, 참여 의사는 적어도 회의 개최로부터 3 업무일(72시간) 이전에 다음 이메일의 주민회의 역량강화과에 연락하여 알려주시기 바랍니다: NCsupport@lacity.org 또는 전화연락: (213) 978-1551.

LEY DE ESTADOUNIDENSES CON DISCAPACIDADES – *Como organismo cubierto por el Título II de la Ley de estadounidenses con discapacidades, la Ciudad de Los Ángeles no discrimina por motivos de discapacidad y, previa petición, proporcionará una adaptación razonable para asegurar el acceso equitativo a sus programas, servicios y actividades. Se proporcionarán intérpretes del lenguaje de señas, dispositivos de audición u otras ayudas o servicios auxiliares previa solicitud. Para asegurar la disponibilidad de servicios, haga su solicitud al menos 3 días hábiles (72*

horas) antes de su reunión si desea asistir comunicándose con el Departamento de empoderamiento vecinal (Department of Neighborhood Empowerment) por correo electrónico: NCsupport@lacity.org o por teléfono: (213) 978-1551.

PUBLIC ACCESS OF RECORDS – In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the board in advance of a meeting may be viewed at our website at <http://www.greaterwilshire.org> or at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact info@greaterwilshire.org or (323) 539-4962.

기록의 공적 접근 – 정부 코드 섹션 54957.5을 준수하여, 회의 이전에 모든 이사회/위원회 구성원 다수에게 예외없이 배포되는 문서는 <http://www.greaterwilshire.org>에서, 혹은 예정된 회의에서 열람할 수 있을 것입니다. 또한 의제에 있는 어떠한 안건이라도 사본이 필요하다면 info@greaterwilshire.org 또는 (323) 539-4962에 연락하세요.

ACCESO PÚBLICO A LOS REGISTROS – En cumplimiento del artículo 54957.5 del Código de Gobierno, los documentos no exentos que se distribuyen a una mayoría o a todo la Mesa/Comité antes de una reunión pueden verse en nuestro sitio web en <http://www.greaterwilshire.org> o en la reunión programada. Además, si quiere una copia de algún registro relacionado con un tema de la agenda, por favor póngase en contacto con info@greaterwilshire.org o (323) 539-4962.

RECONSIDERATION AND GRIEVANCE PROCESS – For information on the GWNC’s process for board action reconsideration, stakeholder grievance policy, or any other procedural matters related to this Council, please consult the GWNC Bylaws. The bylaws are available at our Board meetings and on our website at <http://www.greaterwilshire.org>.

재의와 불만 제기 절차 – GWNC 의 이사회 조치의 재의와 이해관계자 불만 정책 또는 기타 의회와 관련된 모든 절차 문제에 관한 정보가 필요하다면 GWNC 부칙을 참고하시기 바랍니다. 부칙은 저희 이사회 회의와 웹사이트 <http://www.greaterwilshire.org>에서 구할 수 있습니다.

PROCESO DE RECONSIDERACIÓN Y QUEJA – Para información sobre el proceso de GWNC para reconsideración de una acción de la mesa, la política de queja de las partes interesadas y otros asuntos de procedimiento relacionado con este Consejo, por favor consulte los estatutos de GWNC. Los estatutos están disponibles en nuestras reuniones de la Mesa y en nuestro sitio web en <http://www.greaterwilshire.org>.

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