



BOARD OF DIRECTOR'S MEETING AGENDA

MINUTES

Meeting Date: September 13, 2016
 Meeting Time: 6:30 PM
 Meeting Location: Palace Theatre 630 S. Broadway
 Contact: patti.berman@dlanc.com for more information

1. Call to Order / Roll Call

The meeting began at 6:37pm with 17 Board members present.

Department of Neighborhood Empowerment Parliamentarian Ivan Spiegel was also present but arrived late.

Patti Berman	P	Kristina Ferris	P
Josh Albrektson	P		
Andrew Douglas	P	Nate Johnson	P
Wendell Blassingame	P	Rena Leddy	
Ian Chi-Young	LATE	Amara Ononiwu	P
Ariana Nussdorf	P	Michael Delijani	A
Michael Eisman	P	Amber Maltbie	P
Eric Garcia		Josh Kreger	P
James Todd		Eduardo Alvarado	
Scott Bytof	P	Robert Newman	P
Nate Cormier	P	Adrienne Edwards	
Beverly Christiansen	P	Dan Curnow	P

2. Swearing in of vetted alternates.

3. Speakers

Elizabeth Pena, Project Manager, California High-Speed Rail Authority, info@hsr.ca.gov:

Alturo Gonzalez, Urban Strategy Group with Liam Lynch and Sarah Goodnow of Air BnB for Air BnB's Open Ambition Event

Mark Curry, Battalion Chief, Los Angeles Fire Department, Battalion 1

4. Declarations of Ex Parte communications
 none

5. General Public Comment

6. Approve Minutes of prior meeting.

Patti Berman	N/A	Kristina Ferris	YES
Josh Albrektson	YES		
Andrew Douglas	YES	Nate Johnson	YES
Wendell Blassingame	YES	Rena Leddy	
Ian Chi-Young	YES	Amara Ononiwu	YES
Ariana Nussdorf	YES	Michael Delijani	YES
Michael Eisman	YES	Amber Maltbie	YES
Eric Garcia		Josh Kreger	YES
James Todd		Eduardo Alvarado	
Scott Bytof	YES	Robert Newman	YES
Nate Cormier	YES	Adrienne Edwards	
Beverly Christiansen	YES	Dan Curnow	YES

Motion by Robert Newman, Seconded by Wendall Blassingame

VOTE
17-0-0
PASSED

7. **President's Report**

- a. Board meeting attendance
- b. Reminder of special meeting date in October
- c. Sustainability Rep
Andrew Douglas expressed interest.
- d. PlanCheck Rep
Josh Albrektson expressed interest.
- e. Congress of Neighborhoods September 24, 2016 (Need volunteers)
- f. Hot Spot
- g. Other messages of import

8. Announcement of empty seat.

Raquel Beard has resigned from the board. Her seat, representing Center City East Business, will be filled at the next Board meeting. Potential candidates must own business or work in that district or own property there to qualify.

9. **Old Business**

- a. None

10. Financial Issues:

a. MOTION: The Board approves the July 2016 and August 2016 Monthly Expenditure Reports

Patti Berman	N/A	Kristina Ferris	YES
Josh Albrektson	YES		
Andrew Douglas	YES	Nate Johnson	YES
Wendell Blassingame	YES	Rena Leddy	
Ian Chi-Young	YES	Amara Ononiwu	YES
Ariana Nussdorf	YES	Michael Delijani	YES
Michael Eisman	YES	Amber Maltbie	YES
Eric Garcia		Josh Kreger	YES
James Todd		Eduardo Alvarado	
Scott Bytof	YES	Robert Newman	YES
Nate Cormier	YES	Adrienne Edwards	
Beverly Christiansen	YES	Dan Curnow	YES

Motion by Beverly Christiansen, Seconded by Josh Albrektson

VOTE
17-0-0
PASSED

b. MOTION: The Board approves the budget for fiscal 20616-2017 as presented in the packet.

Patti Berman	N/A	Kristina Ferris	YES
Josh Albrektson	YES		
Andrew Douglas	YES	Nate Johnson	YES
Wendell Blassingame	YES	Rena Leddy	
Ian Chi-Young	YES	Amara Ononiwu	YES
Ariana Nussdorf	YES	Michael Delijani	YES
Michael Eisman	YES	Amber Maltbie	YES
Eric Garcia		Josh Kreger	YES
James Todd		Eduardo Alvarado	
Scott Bytof	YES	Robert Newman	YES
Nate Cormier	YES	Adrienne Edwards	
Beverly Christiansen	YES	Dan Curnow	YES

Motion by Beverly Christiansen, Seconded by Josh Albrektson

VOTE
17-0-0
PASSED

c. **Budget Advocate's Report**

11. Consent Calendar:

a. None

13. New Business:

- a. 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 2016-430-CUB-CUX-CUW ENV-2016-431-EAF
Project Location: 414 Boyd Street #B, Los Angeles, CA 90013
Project Description/Request: (i) Pursuant to L.A.M.C. Section 12.24-W, 1, A Conditional Use Permit to allow the sale and dispensation of a full line of alcoholic beverages for on-site consumption (Type 48 license) in conjunction with a proposed 4,000 square-foot lounge/bar at the second floor and at the roof top of an existing building with interior and roof top seating capacity for 223 patrons, having hours of operation and alcohol sales from 6 a.m. to 2 a.m., daily.
- (ii) Pursuant to L.A.M.C. Section 12.24-W, 18(a), A Conditional Use Permit to allow patron dancing at the second floor (indoors)
- (iii) Pursuant to L.A.M.C. Section 12.24-W, 34, A Conditional Use Permit to allow a maximum of 15 electronic/mechanical controlled game/video machines at the second floor of the subject building.

MOTION: “The DLANC Board recommends approval of the Applicant’s request in Planning Case No. ZA 2016-430-CUB-CUX-CUW ENV-2016-431-EAF, subject to the following condition: Applicant’s security plan shall be reviewed by the LAPD after a year of opening, subject to LAPD determination for any further review during the term of the CUP.”

(PLUC Vote Count: Yes-9, No-0, Abstention-0)

- ii. Case Number: ZA-2016-2506-CUB
Project Location: 733 S Spring Street, Los Angeles, CA 90014
Project Description/Request: Pursuant to L.A.M.C. Section 12.24-W,1, approval of a Conditional Use Permit to allow the sale of and dispensing of a full line of alcoholic beverages and for on-site consumption and live entertainment (unamplified music) in conjunction with a proposed 7,115 sq. ft. restaurant and mezzanine having 217 seats with a 336 sq. ft. outdoor patio having 26 seats. Proposed hours of operation are 11:00am – 2:00am daily.

MOTION: “The DLANC Board recommends approval of the Applicant’s request in Planning Case No. ZA-2016-2506-CUB with such support conditioned on requiring the applicant to seek plan approval after an operator has been identified.”

(PLUC Vote Count: Yes-8, No-1, Abstention-0)

- iii. Case Number: ZA-2016-2665-MPA
Project Location: 317 South Broadway, Unit/Space# C2/B3
Project Description/Request: Pursuant to L.A.M.C. Section 12-24M, a Master Plan Approval allowing the sale and dispensing of beer and wine for on site consumption in conjunction with an existing 395 square foot restaurant with 15 counter seats within the Grand Central Market. Proposed hours of operation are 11:00 a.m. to 12:00 a.m. daily.

MOTION: “The DLANC Board recommends approval of the Applicant’s request in Planning Case No. ZA-2016-2665-MPA.”

(PLUC Vote Count: Yes-8, No-0, Abstention-0)

iv. Case Number: ZA-2016-2478-ZV-CUB-CUX; ENV-2016-2442-EAF
 Project Location: 1060 S. Broadway, Los Angeles, CA 90015
 Project Description/Request: A Conditional Use Permit to allow the sale of and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a change of use of an existing 80,800 sf. commercial office building to a proposed 174 room, 80,800 sf. hotel with three restaurant areas, two lounge areas, rooftop pool deck, spa, event space, and 174 in-room mini bars, all to be operated by The Hoxton hotel; including live entertainment and public dancing within the basement restaurant, ground floor lounge, second floor event space, and rooftop restaurant; and a Zone Variance to permit uncovered, rooftop dining with live entertainment and dancing in the C2 Zone. Requests as follows:

(i) Pursuant to LAMC Section 12.24-W, 1, the applicant is requesting a new Conditional Use Permit to allow the sale and dispensing of a full-line of alcoholic beverages for on-site consumption in conjunction with a change of use of an existing 80,800 sf. commercial office building to an 80,446 sf. hotel with restaurants, lounges, event space, pool deck and spa, with hours of operation of 24 hours daily and alcohol service from 6 AM-2 AM daily, as follows:

1. Alcohol service at the basement level, including: a. 2,909 sf. restaurant, with a 1,105 sf. seating area with 99 interior seats. b. Two portable bars.
2. Alcohol service at the ground floor level, including: a. 3,817 sf. restaurant, with a 1,853 sf. interior seating area with 127 interior seats and a 607 sf. outdoor seating area with 62 outdoor seats. b. 2,926 sf. lounge, with a 1,203 sf. interior seating area with 91 interior seats and a 1,108 sf. outdoor seating area with 120 outdoor seats. c. Five portable bars, including three interior portable bars and two outdoor portable bars.
3. Alcohol service at the second floor level, including: a. 1,934 sf. event space, with 1,233 sf. of meeting rooms with 71 seats. b. Three portable bars.
4. Alcohol service at the roof level, including: a. 2,738 sf. restaurant, with a 1,331 sf. rooftop seating area with 108 outdoor seats. b. 1,646 sf. rooftop pool deck, with 82 outdoor seats. c. 1,776 sf. rooftop lounge, with 113 outdoor seats. d. Six portable bars.
5. 174 in-room alcohol access cabinets (minibars).

Project Details:

Location	Total Floor Area	Total Seats	
		Indoor	Outdoor
Basement Restaurant	2,909	99	-
Ground Floor Restaurant	3,817	127	62
Ground Floor Lounge	2,926	91	120
Second Floor Event Space	1,934	71	-
Rooftop Restaurant	2,738	-	108
Rooftop Pool Deck	1,646		82
Rooftop Lounge	1,778		113
Combined	17,746	388	485
In-room access cabinets	174 rooms		

(ii) Pursuant to LAMC Section 12.24-W, 18, the applicant is requesting a Conditional Use Permit to allow live entertainment and public dancing within the basement restaurant, ground floor lounge, second floor event space, and rooftop restaurant.

(iii) Pursuant to LAMC Section 12.27, the applicant is requesting a Zone Variance for relief from LAMC Section 12.14-A, 1(b)3 to permit uncovered, rooftop dining with live entertainment and dancing in the C2 Zone.

MOTION: “The DLANC Board recommends approval of the Applicant’s request in Planning Case No. ZA-2016-2478-ZV-CUB-CUX; ENV-2016-2442-EAF.”
 (PLUC Vote Count: Yes-9, No-0, Abstention-0)

Patti Berman	N/A	Kristina Ferris	YES
Josh Albrektson	YES		
Andrew Douglas	YES	Nate Johnson	YES
Wendell Blassingame	YES	Rena Leddy	
Ian Chi-Young	YES	Amara Ononiwu	YES
Ariana Nusssdorf	YES	Michael Delijani	YES
Michael Eisman	YES	Amber Maltbie	YES
Eric Garcia		Josh Kreger	YES
James Todd		Eduardo Alvarado	
Scott Bytof	YES	Robert Newman	YES
Nate Cormier	YES	Adrienne Edwards	
Beverly Christiansen	YES	Dan Curnow	YES

Motion by Scott Bytof, Seconded by Josh Albrektson

VOTE for the bundle of all PLUC motions under agenda item 12a.

17-0-0

PASSED

b. Government Liaison

i. REPORT

c. Outreach

i. REPORT

d. Urban Needs and Resources

i. REPORT

e. Livability

i. REPORT

f. Officer Reports

i. VP Administration

ii. VP Outreach

iii. Treasurer

iv. Secretary

14. General Public Comment

15. Other Board Member and Announcements

16. Next Meeting October 10, 2016.

17. Adjourn