

**OFFICIAL**  
CITY OF LOS ANGELES  
West Los Angeles Area Planning Commission Minutes  
Wednesday, October 2, 2019  
Henry Medina West L.A. Parking Enforcement Facility  
11214 W. Exposition Boulevard, Second Floor, Roll Call Room  
Los Angeles, CA 90064

MINUTES OF THE WEST LOS ANGELES AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. THE ENTIRE DISCUSSION RELATED TO EACH ITEM IS ACCESSIBLE IN AUDIO FORMAT ONLINE AT [planning.lacity.org](http://planning.lacity.org). **TO LISTEN TO THE AUDIO FILE:** UNDER General Info, **SELECT COMMISSIONS & HEARINGS, WEST LOS ANGELES, AGENDAS**, LOCATE THE COMMISSION MEETING DATE AND **SELECT THE "AUDIO" BUTTON**.

The meeting was called to order by Commission President Michael Newhouse at 4:44 p.m., with Commissioners Heather Rozman, Esther Margulies, Lisa Waltz Morocco and Adele Yellin in attendance.

Also in attendance were Debbie Lawrence, Senior City Planner on behalf of the Director of Planning; Oscar Medellin, Deputy City Attorney; James K. Williams, Commission Executive Assistant II; Rafael Vega, Senior Administrative Assistant; and Denise Otero, Office Trainee.

---

**ITEM NO. 1**

**DIRECTOR'S REPORT AND COMMISSION BUSINESS**

- **Director's Report:**

Debbie Lawrence, Senior City Planner, reported on the following items of interest:

- The Planning Department has a new name, logo and website. The new name is Los Angeles City Planning. The new website has gone live, it is more functional and easier to use. Planning4LA (People, Plans, Policy and Places) is branding for a new look and logo.
- The Department of Neighborhood Empowerment sponsored the Congress of Neighbor Councils at City Hall last weekend. Mayor Garcetti was the keynote speaker. Topics included homelessness board practices, neighborhood preparedness, enhancing and creating public spaces and project planning.
- The Planning Department's budget increased to include just over 500 approved positions. This will allow the Department to hire 30 Planning Assistants in the next several weeks.

- **Advance Calendar:** There were no additions to the advance calendar.

- **Commission Requests:** There were no requests from the Commission.

- **Approval of the Minutes:** Commissioner Margulies moved to approve the minutes of August 21, 2019. The motion was seconded by Commissioner Yellin and the vote proceeded as follows:

Moved: Margulies

Second: Yellin

Ayes: Rozman, Newhouse, Waltz Morocco

**Vote: 5 – 0**

**MOTION PASSED**

---

**ITEM NO. 2**

**NEIGHBORHOOD COUNCIL**

There were no presentations by Neighborhood Council representatives.

---

**ITEM NO. 3**

**PUBLIC COMMENT PERIOD**

Two speakers addressed the Commission.

---

**ITEM NO. 4**

**RECONSIDERATIONS**

There were no requests.

---

Commissioner Newhouse recessed the meeting at 4:55 p.m. The meeting reconvened at 4:57 p.m. with Commissioners Newhouse, Waltz Morocco, Margulies, Rozman and Yellin in attendance.

Commissioner Newhouse recused himself from both Items 5 and 6, then he recessed the meeting at 5:00 p.m. The meeting reconvened at 5:04 p.m. with Commissioners Waltz Morocco, Margulies, Rozman and Yellin in attendance. Commission Vice President Waltz-Morocco chaired the meeting.

Commissioner Waltz Morocco called Items 5 and 6 concurrently as they are related to the same Project.

---

**ITEM NO. 5**

**[AA-2016-3290-PMLA-SL-1A](#)**

CEQA: ENV-2016-3293-CE

Plan Area: Venice

Related Case: DIR-2016-3291-CDP-MEL-1A

Council District: 11 – Bonin

Last Day to Act: 10-02-19

Continued from 09-18-19

**PUBLIC HEARING REQUIRED**

**PROJECT SITE:** 635-637 East San Juan Avenue

**IN ATTENDANCE:**

Jeff Khau, City Planning Associate and Juliet Oh, City Planner representing the Planning Department; Steve Kaplan, Steve Kaplan Land Use Law and Howard Robinson, Howard Robinson and Associates representing Kevin Zhang, 187 Monterey Holdings, LLC, Applicant; Robin Rudisill, Sue Kaplan, Celia Williams, Tabitha Yelos, Power, Appellant; Len Nguyen, Planning Deputy representing the Office of Council District Eleven.

**MOTION:**

Commissioner Waltz Morocco moved to continue the case to the West LA APC meeting of November 20, 2019. The applicant agreed to extend the time for the Commission to act on the appeals to November 20, 2019. The motion was seconded by Commissioner Yellin and the vote proceeded as follows:

Moved: Waltz Morocco  
Seconded: Yellin  
Ayes: Rozman, Margulies  
Recused: Newhouse

**Vote: 4 – 0**

**MOTION PASSED**

---

**ITEM NO. 6****DIR-2016-3291-CDP-MEL-1A**

CEQA: ENV-2016-3293-CE

Plan Area: Venice

Related Case: AA-2016-3290-PMLA-SL-1A

Council District: 11 – Bonin  
Last Day to Act: 10-02-19  
Continued from 09-18-19

**PUBLIC HEARING REQUIRED**

**PROJECT SITE:** 635-637 East San Juan Avenue

**IN ATTENDANCE:**

Jeff Khau, City Planning Associate and Juliet Oh, City Planner representing the Planning Department; Steve Kaplan, Steve Kaplan Land Use Law and Howard Robinson, Howard Robinson and Associates representing Kevin Zhang, 187 Monterey Holdings, LLC, Applicant; Robin Rudisill, Sue Kaplan, Celia Williams, Tabitha Yelos, Power, Appellant; Len Nguyen, Planning Deputy representing the Office of Council District Eleven.

**MOTION:**

Commissioner Waltz Morocco moved to continue the case to the West LA APC meeting of November 20, 2019. The applicant agreed to extend the time for the Commission to act on the appeals to November 20, 2019. The motion was seconded by Commissioner Yellin and the vote proceeded as follows:

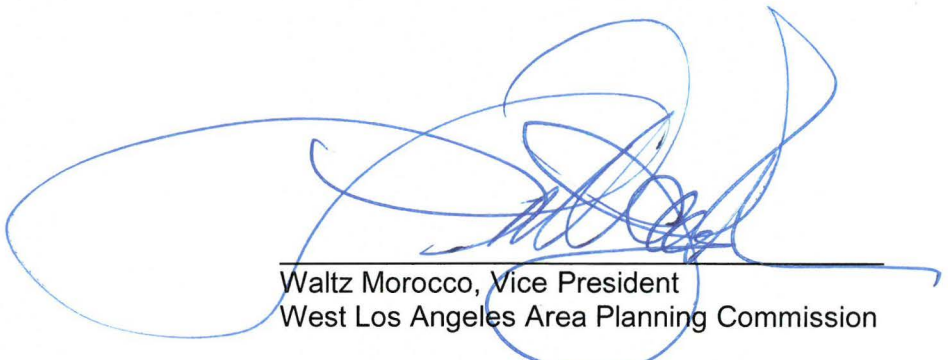
Moved: Waltz Morocco  
Seconded: Yellin  
Ayes: Rozman, Margulies  
Recused: Newhouse

**Vote: 4 – 0**

**MOTION PASSED**

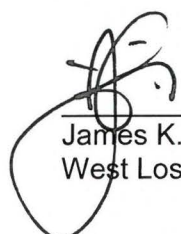
---

There being no further business to come before the West Los Angeles Area Planning Commission  
Commissioner Waltz Morocco adjourned the meeting at 7:26 p.m.



---

Waltz Morocco, Vice President  
West Los Angeles Area Planning Commission



---

James K. Williams, Commission Executive Assistant II  
West Los Angeles Area Planning Commission

**ADOPTED**  
CITY OF LOS ANGELES

**OCT 16 2019**

**CITY PLANNING DEPARTMENT  
COMMISSION OFFICE**