

OFFICIAL
CITY OF LOS ANGELES
Central Los Angeles Area Planning Commission Minutes
Tuesday, July 12, 2011
200 North Spring Street
Room 1060, City Hall
Los Angeles, California 90012

MINUTES OF THE CENTRAL LOS ANGELES AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. COMPLETE DETAILS, INCLUDING THE DISCUSSION, RELATING TO EACH ITEM ARE CONTAINED IN THE HEARING RECORDINGS FOR THIS MEETING. COPIES OF COMPACT DISCS RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE THROUGH THE WORLD WIDE WEB AT www.planning.lacity.org.

The meeting was called to order by Commission President Acevedo at 4:34 p.m.

Present: Commissioners Frank Acevedo, Young Kim, Chanchanit Martorell and Kevin Norton

Absent: Commissioners Young Kim and Daniel Suh

1. DEPARTMENTAL REPORT - ITEMS OF INTEREST

Department staff informed the Commission that the Department's budget for the 2011-2012 Fiscal Year has been adopted. The reductions and early retirements were successful and the budget reflects no layoffs. However, the Department will be returning to the Furlough Program, and anticipate no impact on any Planning Commission.

2. COMMISSION BUSINESS

- A. Advance Calendar – no changes
- B. Commission Requests – none

**3. ZA-2011-0448-ZAA-SPR-1A
CEQA: ENV-2011-449-MND**

Council District: 4 – LaBonge
Expiration Date: 8/3/11
Plan: Wilshire
Appeal Status: Not further appealable

Location: 5500-5528 West Wilshire Boulevard

Requested Action:

An Appeal of the Zoning Administrator's decision 1) pursuant to Los Angeles Municipal Code Section 12.28, for the approval of an adjustment from Section 12.13.5-B of the Los Angeles Municipal Code to permit a reduced side yard setback of 17 feet 11 inches for the first two stories in-lieu of the required 20 feet on the southerly side yard of the [Q]C1.5-2-CDO Zone; and 2) pursuant to Los Angeles Municipal Code Section 16.05, for the approval of Site Plan Review for the development of 125 residential units and 50 joint/live work units; and an appeal of the Zoning Administrator's decision to adopt the City's action of issuing the environmental clearance Mitigated Negative Declaration ENV-2011-449-MND.

APPLICANT: Tim O'Brien, Desmonds, 5500 Wilshire, LLC
Representative: Matt Dzurec, Armbruster Goldsmith & Delvac, LLP

APPELLANT: Harrison Properties and ENDEMOR Realty USA, Inc.
Representative: Kate Bartolo and Associates

Recommended Action:

1. **Deny** the appeal.
2. **Sustain** the Zoning Administrator's decision **1)** for the approval of an adjustment to permit a reduced side yard setback of 17 feet 11 inches for the first two stories in-lieu of the required 20 feet on the southerly side yard of the [Q]C1.5-2-CDO Zone, and **2)** for the approval of Site Plan Review for the development of 125 residential units and 50 joint/live work units.
3. **Sustain** the Zoning Administrator's decision to adopt the City's action of issuing the environmental clearance Mitigated Negative Declaration ENV-2011-449-MND.

Staff: Maya Zaitzevsky (213) 978-1416

DISCUSSION:

Staff gave a brief update of the case. The applicant's representative and appellant's representative mutually agreed to continue this case for further input.

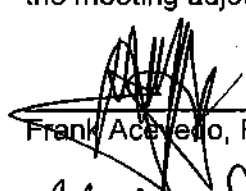
Motion: To approve continuance of Case No. ZA-2011-0448-SPR-1A, to the regularly scheduled meeting for August 23, 2011.

Moved: Commissioner Acevedo
Seconded: Commissioner Norton
Ayes: Commissioners Acevedo, Norton and Martorell
Absent: Commissioners Kim and Suh
Vote: 3 - 0

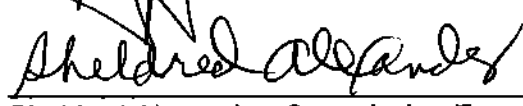
4. PUBLIC COMMENT

No Speakers

There being no further business to come before the Central Los Angeles Area Planning Commission, the meeting adjourned at 4:55 p.m.



Frank Acevedo, President



Sheldred Alexander, Commission Executive Assistant
Central Los Angeles Area Planning Commission

Adopted on September 13, 2011