

OFFICIAL
CITY OF LOS ANGELES
South Los Angeles Area Planning Commission Minutes
Tuesday, December 5, 2017
Mark Ridley-Thomas Constituent Service Center
8475 South Vermont Avenue
Los Angeles, California 90044

MINUTES OF THE SOUTH LOS ANGELES AREA PLANNING COMMISSION HEREIN ARE REPORTED IN ACTION FORMAT. COMPLETE DETAILS, INCLUDING THE ENTIRE DISCUSSION, RELATING TO EACH ITEM ARE CONTAINED IN THE AUDIO RECORDING FOR THIS MEETING. COPIES OF COMPACT DISC RECORDINGS ARE AVAILABLE BY CONTACTING CENTRAL PUBLICATIONS, AT (213) 978-1255 AND ARE ALSO ACCESSIBLE ONLINE AT planning.lacity.org.

The meeting was called to order at 4:36 p.m. with Commissioners Bates, Orozco, and Stern present. Commissioners Anderson and Willis were absent.

Also present were, Conni Pallini-Tipton, Senior City Planner representing the Director of Planning; Ernesto Velasquez, Deputy City Attorney; Renee Glasco, Commission Executive Assistant, and Jason Wong, Senior Administrative Assistant, Commission Office Staff.

ITEM NO. 1

DEPARTMENTAL REPORT

Conni Pallini-Tipton stated that the City Council voted to adopt the South Los Angeles and Southeast Los Angeles Community Plan Updates on November 22, 2017.

ITEM NO. 2

COMMISSION BUSINESS

A. Advance Calendar:

There were no changes to the advanced calendar by the Commission.

B. Commission Requests:

There were no requests made by the Commission.

C. Approval of the Minutes:

Commissioner Orozco moved to approve the minutes for the meeting of November 7, 2017. Commissioner Stern second the motion and the vote proceeded as follows:

Moved: Orozco
Seconded: Stern
Ayes: Bates
Absent: Anderson, Willis

Vote: 3 – 0

MOTION PASSED

ITEM NO. 3

NEIGHBORHOOD COUNCIL

Adrienne Kuhre addressed the Commission representing the North Area Neighborhood Development Council.

ITEM NO. 4

GENERAL PUBLIC COMMENT

No members of the public requested to address the Commission.

ITEM NO. 5

RECONSIDERATION

There were no items to be reconsidered.

ITEM NO. 6

ZA-2016-889-ZV-1A

CEQA: ENV-2016-888-MND
Plan Area: South Los Angeles

Council District: 8 – Harris-Dawson
Last Day to Act: 12-05-17

PUBLIC HEARING HELD

PROJECT SITE: 1910 West Adams Boulevard (1909 West Adams Boulevard)

IN ATTENDANCE:

David Weintraub, Associate Zoning Administrator; Mikolai Hass, applicant, Michael Ayaz, applicant's representative; Lynell Washington, representing the Office of Councilmember Harris-Dawson.

MOTION:

Commissioner Bates put forth the actions below to deny to the following project:

A fine art ceramic studio, showroom, retail sales area, design and prototype facility with an in-house video production area in the C1-1-O Zone, with business hours of 8:00 a.m. to 6:00 p.m. Monday through Friday and 8:00 a.m. to 5:00 p.m. Saturday, with occasional events with various hours in conjunction with the continued use of an 8,650-square-foot studio arts facility. The in-house video/recording area is not a public facility. The parking lot for the project is located approximately 450 feet from the subject property at 1909 West Adams Boulevard.

1. **Deny** the appeal and **sustain** the Zoning Administrator's determination to deny a Zone Variance to allow a ceramic art studio, showroom, retail sales area, design and prototype facility with in-house video production in the C1-1VL-O Zone, with hours of operation from 8:00 a.m. to 6:00 p.m. Monday through Friday, and 8:00 a.m. to 5:00 p.m. Saturday with special events, in conjunction with the continued use of an 8,650-square-foot studio arts facility; and

2. **Adopt** the Findings of the Zoning Administrator.

Commissioner Stern seconded the motion, and vote proceeded as follows:

Moved: Bates
Seconded: Stern
Ayes: Orozco
Absent: Anderson, Willis

Vote: 3 - 0

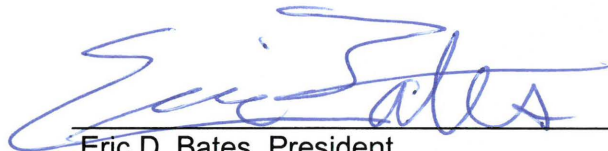
MOTION PASSED

There being no further business to come before the South Los Angeles Area Planning Commission, the meeting adjourned at 5:27 p.m.

ADOPTED
CITY OF LOS ANGELES

JAN 16 2018

**CITY PLANNING DEPARTMENT
COMMISSION OFFICE**



Eric D. Bates, President
South Los Angeles Area Planning Commission



Renee A. Glasco, Commission Executive Assistant I
South Los Angeles Area Planning Commission