



**CITY OF BEVERLY HILLS**  
Council Chamber  
455 North Rexford Drive  
Beverly Hills, CA 90210

## **PLANNING COMMISSION SPECIAL MEETING**

### **MINUTES**

November 29, 2018  
7:00 PM

#### **MEETING CALLED TO ORDER**

Date/Time: November 29, 2018 / 7:02 PM

#### **PLEDGE OF ALLEGIANCE**

#### **ROLL CALL**

Commissioners Present: Commissioners Ostroff, Gordon, Shooshani, Vice Chair Block, Chair Licht  
Commissioners Absent: None  
Staff Present: Ryan Gohlich, Masa Alkire, Susan Healy Keene, Alek Miller, Juan Arauz, Karen Myron, David Snow

#### **COMMUNICATIONS FROM THE AUDIENCE**

Members of the public may address the Commission regarding any items not on the Agenda that are within the subject matter jurisdiction of the Commission. By State law, the Commission may not discuss or vote on items not on the Agenda.

Speakers: None

#### **APPROVAL OF AGENDA**

Absent objection from the Commission and by Order of the Chair, the agenda was approved as presented.

#### **CONSENT CALENDAR**

No items

#### **REPORTS FROM PRIORITY AGENCIES**

None

#### **CONTINUED BUSINESS**

No items

**PLANNING COMMISSION / BOARD OF ZONING ADJUSTMENTS / PLANNING AGENCY  
PUBLIC HEARINGS – NEW BUSINESS**

**1. 100 NORTH CRESCENT DRIVE (BEVERLY HILLS MEDIA CENTER PROJECT)**

**Recirculated Draft Environmental Impact Report, General Plan Amendment, Zoning Map Amendment and Zone Text Amendment, Planned Development, and Development Agreement (PL1623256)**

Pursuant to the provisions set forth in the California Environmental Quality Act, the Planning Commission will review and comment on a Recirculated Draft Environmental Impact Report (Recirculated Draft EIR) prepared for the Beverly Hills Media Center Project, which proposes an addition and renovation to an existing commercial office building. In addition, the Commission will begin review of a request for a General Plan Amendment, Zoning Map Amendment and Zone Text Amendment, Planned Development, and Development Agreement to create an Entertainment Office Planned Development Overlay Zone (E-O-PD-2) that would allow for the proposed addition of two stories and a total of 55,070 square feet of new floor area to an existing three-story commercial office building located at 100 North Crescent Drive.

*Ex Parte Communications: Commissioner Ostroff disclosed two meetings with the Applicant team – one approximately six months ago, and one last week, which included a tour of the project site. Commissioner Shooshani disclosed a tour of the property last week. Commissioner Gordon disclosed a tour of the property this week with the Applicant team and members of City staff; she also received a call approximately nine months ago from Asif Satchu. Vice Chair Block disclosed a tour of the building last week with the Applicant team. Chair Licht disclosed a tour of the building with the Applicant team. All Commissioners advised they remain open-minded on the project.*

Project Planner:	Alek Miller, AICP, Associate Planner
Project Applicant:	Sheri Bonstelle of Jeffer Mangels Butler & Mitchell LLP on behalf of 100 N Crescent LLC
Public Input:	Barry Bernstein, Paulette Storm, Magali Bergher, Jonathan Wicks – Walker Consultants, Robert Weisman, Jason Vogel, Jason Lewis, Todd Johnson – Beverly Hills Chamber of Commerce, Tim Martin – Tanz Family Investment Partnership, Mark Egerman – Beverly Hills Chamber of Commerce, Michael Broida, Darian Bojeaux, Mirko Vukotich, Rick Wilson, Rebecca Pynoos

The Commission received the staff report, applicant presentation, and public input, and provided comments on the Recirculated Draft EIR, as well as on the requested entitlements. No formal action was taken on this item.

City Planner Ryan Gohlich advised that the public comment period for the Recirculated Draft EIR remains open until December 13, 2018. Future public hearings for this item will be noticed accordingly; any interested members of the public are encouraged to provide their contact information to staff to ensure receipt of public notice.

**STUDY SESSION**

No items

**COMMUNICATIONS FROM THE COMMISSION**

None

**COMMUNICATIONS FROM STAFF**

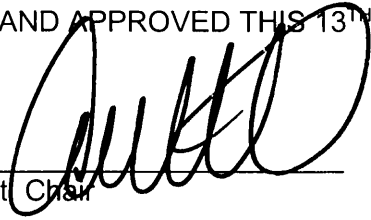
None

**ADJOURNMENT**

Date / Time: November 29, 2018 / 9:30 PM

PASSED AND APPROVED THIS 13<sup>TH</sup> DAY of DECEMBER, 2018

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Andy Licht, Chair

A large, stylized handwritten signature in black ink, appearing to read 'Andy Licht', is written over a horizontal line.