



CITY OF BEVERLY HILLS
Room 280A
455 North Rexford Drive
Beverly Hills, CA 90210

PLANNING COMMISSION REGULAR MEETING

MINUTES

July 12, 2018
1:30 PM

MEETING CALLED TO ORDER

Date/Time: July 12, 2018 / 1:30 PM

PLEDGE OF ALLEGIANCE

ROLL CALL

Commissioners Present: Commissioners Ostroff, Gordon, Shooshani, Chair Licht
Commissioners Absent: Vice Chair Block
Staff Present: Ryan Gohlich, Masa Alkire, Timothea Tway, Cindy Gordon, Judy Gutierrez, Karen Myron, David Snow, Logan Phillippo, George Chavez

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

By Order of the Chair, the agenda was approved as presented.

CONSENT CALENDAR

1. CONSIDERATION OF MINUTES

Consideration of Minutes of the Planning Commission regular meeting of June 28, 2018.

Motion: MOVED by Commissioner Gordon, SECONDED by Commissioner Shooshani to adopt the Consent Calendar as presented (4-0-1).

AYES: Commissioners Ostroff, Gordon, Shooshani, Chair Licht
NOES: None
ABSENT: Vice Chair Block

CARRIED

REPORTS FROM PRIORITY AGENCIES

None

CONTINUED BUSINESS

No items

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

2. 1115 CALLE VISTA DRIVE

Hillside R-1 Permits (PL1729956)

Request for a Hillside R-1 Permit to allow more than 1,500 cubic yards of earth material to be imported or exported from a site in the Hillside Area that is immediately adjacent to a street that is less than twenty-four (24') wide; a Hillside R-1 Permit to allow for cumulative floor area greater than 15,000 square feet, and; a Hillside R-1 Permit to allow an accessory structure to be located within 100' of the front property line on an estate lot. Pursuant to the provisions set forth in the California Environmental Quality Act, the Planning Commission will also consider adoption of a Categorical Exemption for this project.

Ex Parte Communications: All Planning Commissioners present, accompanied by City staff, attended site visits of the subject property. All visits were attended by less than a quorum of Commissioners.

Project Planner: Cindy Gordon, AICP, Associate Planner
Project Applicant: William Mungal, Landry Design Group Inc., on behalf of Byron Allen
Applicant Representative: Murray D. Fischer
Public Input: Richard Hogan, Elliot Ponchick, Herb Reston

The Commission took a recess at 3:31 PM.

The Commission reconvened at 3:37 PM.

By Order of the Chair and with the consensus of the Commission, the item was continued to the August 9, 2018 Planning Commission regular meeting. The public hearing on this item remained open.

3. 267 SOUTH BEVERLY DRIVE (URTH CAFFE RESTAURANT)

Open Air Dining Permit, Extended Hours Permit, and Waiver of Parking (PL1730240)

Request for an Open Air Dining Permit to allow continued operation of open air dining on private property and on the public right-of-way, an Extended Hours Permit to allow Urth Caffe to operate during extended hours in a commercial-residential transition area, and a waiver for 16 code-required parking spaces associated with the open air dining on private property. Pursuant to the provisions set forth in the California Environmental Quality Act (CEQA), the Planning Commission will also consider adoption of a Categorical Exemption for this project.

Ex Parte Communications: None

Project Planner: Judy Gutierrez, Assistant Planner
Project Applicant: Urth Caffè Associates IV, LLC
Project Representative: Victor Corona
Public Input: John Markoff, Arnon Gurman, Dennis Trantham

Motion: MOVED by Commissioner Gordon, SECONDED by Commissioner Shooshani to direct staff to prepare a revised resolution memorializing the Commission's findings, which will be brought back at the July 26, 2018 Planning Commission regular meeting (4-0-1).

AYES: Commissioners Ostroff, Gordon, Shooshani, Chair Licht
NOES: None
ABSENT: Vice Chair Block

CARRIED

**4. 1721 MONTE CIELO COURT AND 1297 MONTE CIELO DRIVE
Acquisition of City Property**

Planning Commission review of proposed acquisition of land for consistency with the General Plan. Pursuant to the Provisions set forth in the California Environmental Quality Act (CEQA), staff recommends the Planning Commission find the acquisition of land exempt from CEQA.

Ex Parte Communications: None

Project Planner: Timothea Tway, AICP, Senior Planner
Project Applicant: City Initiated Project
Public Input: Steven Weinglass

Policy and Management Department Senior Management Analyst Logan Phillippo and Assistant City Manager George Chavez provided additional information and clarification in response to questions from the Commission.

Motion: MOVED by Commissioner Shooshani, SECONDED by Commissioner Gordon to adopt the resolution (3-0-1-1).

AYES: Commissioners Gordon, Shooshani, Chair Licht
NOES: None
ABSTAIN: Commissioner Ostroff
ABSENT: Vice Chair Block

CARRIED

STUDY SESSION

No items

COMMUNICATIONS FROM THE COMMISSION

- Commissioner Ostroff noted his request for advance notice of significant projects / agenda items that are expected to appear on upcoming Planning Commission agendas.


COMMUNICATIONS FROM STAFF

- **City Planner Updates**
 - City Planner Ryan Gohlich advised the Commission of the following:
 - At the City Council study session on Tuesday, July 17, 2018, staff will be providing an update on the Planning Commission's recommendation regarding the potential expansion of Design Review outside of the Central Area of the City, as well potential minor changes to some of the thresholds for R-1 Permits.
 - The monthly inclusion of building permit reports on Planning Commission agendas will resume as soon as the City's permit software upgrade is complete.
- 5. Upcoming Projects List**
- Received and filed
- 6. 2018 Meeting Schedule**
- Received and filed; Commissioner Shooshani advised he will not be present at the July 26, 2018 Planning Commission meeting.

ADJOURNMENT

Date / Time: July 12, 2018 / 6:03 PM

PASSED AND APPROVED THIS 26TH DAY of JULY, 2018



Andy Licht, Chair