



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

and

Teleconference Location:
Jacob Obrechtstraat 1
1071 KL Amsterdam
Netherlands

In-Person / Telephonic / Video Conference Meeting
ARCHITECTURAL COMMISSION REGULAR MEETING
MINUTES

September 21, 2022
1:30 PM

MEETING CALLED TO ORDER

Date/Time: September 21, 2022 / 1:30 PM

PLEDGE OF ALLEGIANCE

ROLL CALL

Commissioners Present: Commissioners Pynoos, Meyer, Matson, Vice Chair Devlin, Chair Schreiber
Commissioners Absent: None
Staff Present: Mark Odell, Christine Delostrinos, Karen Myron

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.

Public Input: None

APPROVAL OF AGENDA

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

CONSENT CALENDAR

1. CONSIDERATION OF MINUTES

Architectural Commission Regular Meeting Minutes
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Consideration of Minutes of the Architectural Commission regular meeting of August 17, 2022.

2. RESOLUTION OF THE ARCHITECTURAL COMMISSION OF THE CITY OF BEVERLY HILLS CONTINUING TO AUTHORIZE PUBLIC MEETINGS TO BE HELD VIA TELECONFERENCING PURSUANT TO GOVERNMENT CODE SECTION 54953(e) AND MAKING FINDINGS AND DETERMINATIONS REGARDING THE SAME

Recent legislation was adopted allowing the Architectural Commission to continue virtual meetings during the COVID-19 declared emergency subject to certain conditions, and the proposed resolution implements the necessary requirements.

Motion: MOVED by Vice Chair Devlin, SECONDED by Commissioner Matson to adopt all items on the Consent Calendar as presented (5-0).

AYES: Commissioners Pynoos, Meyer, Matson, Vice Chair Devlin, Chair Schreiber

NOES: None

CARRIED

REPORTS FROM PRIORITY AGENCIES

None

CONTINUED BUSINESS

None

NEW BUSINESS

Commissioner Meyer advised that while item #3 is less than 500 feet from properties in which he has a financial interest, those properties face North Beverly Drive and North Rodeo Drive, and the project faces Camden Drive. Because the project is not visible from the properties in which he has a financial interest, he does not believe the project will have a measurable impact on his properties. Additionally, he advised of a financial interest in properties between 500 and 1000 feet from the project site, and has taken into consideration and determined that the proposed project will not impact to his interests' development potential; income-producing potential; highest and best use; character by substantially altering traffic levels, intensity of use, parking, view, privacy, noise levels, or air quality; or market value; and he will participate in the consideration of the matter.

Commissioner Meyer, Commissioner Matson, Vice Chair Devlin, and Chair Schreiber all disclosed viewing one of the project's material samples prior to the meeting, and advised that they remain open-minded on the project.

**3. 9595 WILSHIRE BOULEVARD
Office Building (PL2200417)**

Request for approval of an architectural review to allow façade modifications for an existing office building. Pursuant to the provisions set forth in the California Environmental Quality Act

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(CEQA), the Architectural Commission will also consider finding the project exempt from further review under CEQA.

Project Planner: Christine Delostrinos, Associate Planner
Project Applicant: CSHV 9595 Wilshire, LLX
Project Representative: Amy Xu, LaSalle Investment Management
Public Input: None

Motion: MOVED by Commissioner Meyer, SECONDED by Chair Schreiber to adopt the resolution as amended (5-0).

AYES: Commissioners Pynoos, Meyer, Matson, Vice Chair Devlin, Chair Schreiber

NOES: None

CARRIED

4. 9900 SOUTH SANTA MONICA BOULEVARD

Rosewood Residences (PL2200420)

Request for approval for an architectural review to allow a construction barricade with lifestyle graphics. Pursuant to the provisions set forth in the California Environmental Quality Act (CEQA), the Architectural Commission will also consider finding the project exempt from further review under CEQA.

Project Planner: Christine Delostrinos, Associate Planner
Project Applicant: 9908 Santa Monica Boulevard, LLC
Project Representative: Kuo Yang
Public Input: None

Motion: MOVED by Commissioner Matson, SECONDED by Vice Chair Devlin to adopt the resolution as amended (5-0).

AYES: Commissioners Pynoos, Meyer, Matson, Vice Chair Devlin, Chair Schreiber

NOES: None

CARRIED

The Commission took a recess at 2:56 PM

The Commission reconvened at 3:05 PM

5. 113 NORTH SAN VICENTE BOULEVARD

Synergy (PL2200421)

Request for approval for an architectural review to allow a Sign Accommodation for a ground sign to be located on a street not otherwise permitted. Pursuant to the provisions set forth in the California Environmental Quality Act (CEQA), the Architectural Commission will also consider finding the project exempt from further review under CEQA.

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Project Planner: Christine Delostrinos, Associate Planner
Project Applicant: Carondelet & Sixth Inc.
Project Representative: Steven Bohbot
Public Input: None

Staff noted the correct spelling of the business name is “Oxynergy”, rather than “Synergy”.

Motion: MOVED by Commissioner Devlin, SECONDED by Commissioner Meyer to adopt the resolution as amended (5-0).

AYES: Commissioners Pynoos, Meyer, Matson, Vice Chair Devlin, Chair Schreiber

NOES: None

CARRIED

6. 2022 CONFLICT OF INTEREST CODE

Annual review of the Architectural Commission’s Conflict of Interest Code

Public Input: None

Motion: MOVED by Commissioner Matson, SECONDED by Vice Chair Devlin to adopt the 2022 Conflict of Interest Code, with Exhibits A and B for the Architectural Commission of the City of Beverly Hills as presented (5-0).

AYES: Commissioners Pynoos, Meyer, Matson, Vice Chair Devlin, Chair Schreiber

NOES: None

CARRIED

PROJECT PREVIEW

**7. 8633 WILSHIRE BOULEVARD
Office Building (PL2200422)**

Request for a preview of a new three-story office building with a private outdoor rooftop area. Pursuant to the provisions set forth in the California Environmental Quality Act (CEQA), a preview of the project scope is not subject to an environmental determination as no approval is granted.

Project Planner: Christine Delostrinos, Associate Planner
Project Applicant: SCD 8633 Wilshire LLC
Project Representative: John Hanks, SCD 8633 Wilshire LLC
Public Input: None

The Commission reviewed the project and provided preliminary feedback, but took no action on this item.

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STUDY SESSION

No Items

COMMUNICATIONS FROM THE COMMISSION

- **Mayor's Cabinet Meeting**
 - Chair Schreiber provided brief updates from the Mayor's Cabinet meeting. Meeting video is available online.
- Chair Schreiber provided an update from the recent meeting of the Commission's Restaurant Subcommittee, at which time four new restaurants were approved.

COMMUNICATIONS FROM STAFF

- **Urban Designer Updates**
 - Urban Designer Mark Odell advised the Commission of the following:
 - Project applications are already coming in for the October Architectural Commission meeting.
 - The Design Review Commission will be reviewing two projects at its upcoming meeting on October 6.
 - The Cultural Heritage Commission will be reviewing more sites as potential nominees for the Golden Shield Award at its upcoming meeting on October 12. Additionally, the plaques for the first six Golden Shield Award recipients have been received, and will soon be scheduled for placement in the ground.

8. 2022 Meeting Schedule

- Received and filed

ADJOURNMENT

Date / Time: September 21, 2022 / 4:05 PM

PASSED AND APPROVED THIS 19TH DAY OF OCTOBER, 2022

Jennifer Schreiber

Jennifer Schreiber, Chair