



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

In-Person / Telephonic / Video Conference Meeting

ARCHITECTURAL COMMISSION REGULAR MEETING

MINUTES

February 15, 2023
1:30 PM

MEETING CALLED TO ORDER

Date/Time: February 15, 2023 / 1:31 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 and with the consensus of the Commission with Commissioner Meyer recused, the agenda was approved as amended, moving Item #6, Van Cleef & Arpels, to the Consent Calendar.

CONSENT CALENDAR

1. CONSIDERATION OF MINUTES

Consideration of Minutes of the Architectural Commission regular meeting of January 18, 2023.

2. RESOLUTION OF THE ARCHITECTURAL COMMISSION OF THE CITY OF BEVERLY HILLS CONTINUING TO AUTHORIZE PUBLIC MEETINGS TO BE HELD VIA

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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 Commissioner Matson, SECONDED by Vice Chair Devlin to adopt the minutes and the resolution authorizing meetings via teleconference as presented (5-0).

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

NOES: None

CARRIED

**6. 300 NORTH RODEO DRIVE
Van Cleef & Arpels (PL2300048)**

Request for approval of an architectural review for a temporary mural or similar environmental graphics on the façade of an existing retail building. 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.

Motion: MOVED by Commissioner Matson, SECONDED by Chair Schreiber to adopt the resolution as presented (4-0-1).

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

NOES: None

RECUSED: Commissioner Meyer

CARRIED

REPORTS FROM PRIORITY AGENCIES

None

CONTINUED BUSINESS

Commissioner Meyer advised that he has a financial interest in real properties less than 500 feet from the project at 418 North Rodeo Drive, but because those interests face different streets, he does not believe there will be a material impact. Additionally, he has a financial interest in other real properties located more than 500 feet but less than 1,000 feet from the project site, and has considered whether the proposed project would change the 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 of the real property in which he has a financial interest. Based on the nature of the proposed project, he finds that it would not change any of the previously stated factors, and thus will participate in the consideration of the matter.

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**3. 418 NORTH RODEO DRIVE
BALENCIAGA (PL2300009)**

Request for architectural review for façade modifications, a Sign Accommodation for multiple Business Identification Signs, and a construction barricade. 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. *Continued from the January 18, 2023 Architectural Commission regular meeting.*

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

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

NOES: None

CARRIED

NEW BUSINESS

Chair Schreiber advised that she has a financial interest in real property located more than 500 feet but less than 1,000 feet from the project site, and has considered whether the proposed project would change the 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 of the real property in which she has a financial interest. Based on the nature of the proposed project, she finds that it would not change any of the previously stated factors, and she will participate in the consideration of the matter.

**4. 149-159 SOUTH MAPLE DRIVE
Multi-Family Residential (PL2300046)**

Request for approval of an architectural review to allow the construction of a new six-story multi-family residential building with rooftop uses, and landscaping. 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: Maple Skyline, LLC
Project Representative: Maple Skyline, LLC; Zoltan Pali, FAIA
Public Input: Kevin Berg, Noushin Ahobim

Motion: MOVED by Commissioner Matson, SECONDED by Vice Chair Devlin to continue the item to the March 15, 2023 Architectural Commission regular meeting (5-0).

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

NOES: None

CARRIED

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Commissioner Meyer advised that he has a financial interest in real property located more than 500 feet but less than 1,000 feet from the project at 9665 Wilshire Boulevard, and has considered whether the proposed project would change the 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 of the real property in which he has a financial interest. Based on the nature of the proposed project, he finds that it would not change any of these factors, and thus will participate in the consideration of the matter.

**5. 9665 WILSHIRE BOULEVARD
INDI EV (PL2300047)**

Request for approval of an architectural review to allow a Business Identification Sign. 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: DA Pacific 9665, LLC
Project Representative: Hamid Gabbay, Gabbay Architects; Sean Nass
Public Input: None

Motion: MOVED by Vice Chair 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

Commissioner Meyer advised that he has a financial interest in real property less than 500 feet from the project at 461 North Rodeo Drive, but because that interest faces a different street, he does not believe there will be a material impact. Additionally, he has a financial interest in other real properties located more than 500 feet but less than 1,000 feet from the project site, and has considered whether the proposed project would change the 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 of the real property in which he has a financial interest. Based on the nature of the proposed project, he finds that it would not change any of the previously stated factors, and thus will participate in the consideration of the matter.

**7. 461 NORTH RODEO DRIVE
Amiri (PL2300049)**

Request for approval of an architectural review for 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: Greg Moss, Amiri
Project Representative: John Warner, Permit Advisors

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Public Input: None

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

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

NOES: None

CARRIED

8. 9100 WILSHIRE BOULEVARD

Authentic (PL2300050)

Request for approval of an architectural review for a Sign Accommodation to allow multiple business Identification Signs, including a Business Identification Sign facing a courtyard. 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: Authentic

Project Representative: Marco Nunez, All Pro Signs Inc.; Peter Hausen

Public Input: None

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

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

NOES: None

CARRIED

Commissioner Meyer advised that he has a financial interest in real property less than 500 feet from the project at 236 North Rodeo Drive, but because that interest faces a different street, he does not believe there will be a material impact, and will participate in the consideration of this matter.

9. 236 NORTH RODEO DRIVE

Mouawad (PL2300051)

Request for approval of an architectural review for 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: Mouawad

Project Representative: Silvia Manca, Space Architecture

Public Input: None

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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

Commissioner Meyer advised that item #10 is less than 500 feet from properties in which he has a financial interest. As such, he recused from the item and left the room at 3:54 PM.

10. 371 NORTH BEVERLY DRIVE

L'Agence (PL2300052)

Request for architectural review for façade modifications and a Sign Accommodation for multiple Business Identification Signs. 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: L'Agence – Los Angeles Collective, LLC

Project Representative: Jacques Mashishi

Public Input: None

Motion: MOVED by Vice Chair Devlin, SECONDED by Commissioner Pynoos to adopt the resolution as amended (4-0-1).

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

NOES: None

RECUSED: Commissioner Meyer

CARRIED

Commissioner Meyer returned to the meeting at 4:07 PM.

Commissioner Meyer advised that he has a financial interest in real properties less than 500 feet from the project at 9536 Brighton Way, but because those interests face different streets, he does not believe there will be a material impact. Additionally, he has a financial interest in other real properties located more than 500 feet but less than 1,000 feet from the project site, and has considered whether the proposed project would change the 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 of the real property in which he has a financial interest. Based on the nature of the proposed project, he finds that it would not change any of the previously stated factors, and thus will participate in the consideration of the matter.

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11. 9536 BRIGHTON WAY

Genny (PL2300052)

Request for approval of an architectural review for façade modifications, a Sign Accommodation to allow multiple Business Identification Signs, and 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: Genny, USA LLC
Project Representative: Jin Watanabe, Space Architecture
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

STUDY SESSION

No Items

COMMUNICATIONS FROM THE COMMISSION

- **Mayor's Cabinet Meeting**
 - Chair Schreiber provided an update from the Mayor's Cabinet meeting. Meeting video is available online.

COMMUNICATIONS FROM STAFF

- **Urban Designer Updates**
 - Urban Designer Mark Odell advised the Commission that the Cultural Heritage Commission will be holding a special meeting in March, at which time they are expected to consider additional Golden Shield nominations.

12. 2023 Meeting Schedule

- Received and filed

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ADJOURNMENT

Date / Time: February 15, 2023 / 4:27 PM

PASSED AND APPROVED THIS 15TH DAY OF MARCH, 2023

Jennifer Schreiber

Jennifer Schreiber, Chair