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When making inquiries relative
to this matter, please refer to
the Council File No. **18-0873**

ERIC GARCETTI
MAYOR

CPC-2016-2601-VZC-HD-CUB-ZAA-SPR
Council District 13

October 5, 2018

NOTICE TO APPELLANT(S), APPLICANT(S), OWNER(S), OCCUPANT(S) AND INTERESTED PARTIES WITHIN A 500-FOOT RADIUS

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing on **Tuesday, October 30, 2018** at approximately **2:30 PM** or soon thereafter in the John Ferraro Council Chamber, Room 340, City Hall, 200 North Spring Street, Los Angeles, CA 90012 (entrance on Main Street), to consider the following: Mitigated Negative Declaration, Mitigation Measures, Mitigation Monitoring Program and related California Environmental Quality Act findings, a draft Ordinance effectuating a Vesting Zone Change and Height District Change from C4-2D to (T)(Q)C2-2D, and appeals filed by Casey Maddren on behalf of United Neighborhoods for Los Angeles; Elle Farmer and Unite Here Local 11 (Representative: Gideon Kracov, Law Office of Gideon Kracov); The Sunset Landmark Investments, LLC (Representative: Daniel Wright, The Silverstein Law Firm); and, Alexis Olbrei, Southwest Regional Council of Carpenters (Representative: Pearl Kan, Wittwer Parkin LLP) from the determination of the LACPC in approving:

- 1) a Conditional Use Permit for the sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with the operation of a 1,939 square-foot restaurant with 100 seats (60 indoor and 40 outdoor seats), and 114 guest room hotel including the ground floor lobby bar with 48 seats, in-room mini-bars, and a rooftop amenity deck with a bar lounge area with a maximum of 187 seats, and pursuant to Los Angeles Municipal Code (LAMC) Section 12.24 S, up to a 20 percent reduction in the required parking;
- 2) a Zoning Administrator's Adjustment to permit a 10-foot northerly side yard and a 19-foot easterly rear yard in lieu of the required 11-foot side yard and 20-foot rear yard setbacks; and,
- 3) a Site Plan Review for the construction, use, and maintenance of a project with 50 or more guest rooms,

for the continued maintenance of a 20,624 square-foot ground floor restaurant and the construction of a new 1,939 square-foot ground floor restaurant and a 114 guest room hotel over three levels of subterranean parking, with the proposed building measuring approximately 88.6 feet in height, with eight stories, and 79,878 net square feet of floor area, with a restaurant for a maximum of 100 seats (60 indoor and 40 outdoor seats), a hotel lobby bar with 48 seats and a rooftop to include a pool and amenity deck with a bar/lounge area with a maximum of 187 seats, and other accessory uses, with no change proposed for the existing 20,624 square-foot restaurant, and the provision of 50 parking spaces on-site within the subterranean structure and

36 parking spaces off-site to be accessible via a valet service, for the property located at 6421-6429 1/2 West Selma Avenue and 1600-1604 North Wilcox Avenue, subject to modified Conditions of Approval.

Applicant: 6421 Selma Wilcox Hotel, LLC
Representative: Alfred Fraijo Jr., Shepard, Mullin, Richter and Hampton, LLP

If you are unable to appear at this meeting, you may submit your comments in writing. Written comments may be addressed to the City Clerk, Room 395, City Hall, 200 North Spring Street, Los Angeles, CA 90012 or submitted by email to: **clerk.plumcommittee@lacity.org**.

In addition, you may view the contents of Council file No. 18-0873 by visiting: **<http://www.lacouncilfile.com>**

Please be advised that the PLUM Committee reserves the right to continue this matter to a later date, subject to any time limit constraints.

Zina H. Cheng
Deputy City Clerk, Planning and Land Use Management Committee
(213) 978-1074
clerk.plumcommittee@lacity.org

Note: If you challenge this proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Clerk at, or prior to, the public hearing. Any written correspondence delivered to the City Clerk before the City Council's final action on a matter will become a part of the administrative record. The time in which you may seek judicial review of any final action by the City Council is limited by California Code of Civil Procedure Section 1094.6 which provides that an action pursuant to Code of Civil Procedure Section 1094.5 challenging the Council's action must be filed no later than the 90th day following the date on which the Council action becomes final.

Determination Mailing For:
CPC-2016-2601-VZC-HD-CUB-
ZAA-SPR

Mailing Date: August 17, 2018

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