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# City of Los Angeles CALIFORNIA



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**Council and Public Services Division**  
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Case No. ZA-2018-3288-CUB-SPR  
Environmental No. ENV-2018-3289-CE  
Council District 14

January 3, 2020

## **NOTICE TO APPELLANT(S), APPLICANT(S), AND INTERESTED PARTIES**

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, January 14, 2020** 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: Categorical Exemption (ENV-2018-3289-CE) pursuant to the California Environmental Quality Act (CEQA) Guidelines, Section 15332, Class 32, and related CEQA findings; report from the Zoning Administrator; and an appeal filed by David Taban, Frontier Holdings West, LLC and Main Fund Associates, LLC (Representative: Alexander Irvine, Irvine and Associates) from the determination of the Zoning Administrator in approving a categorical exemption from CEQA for a Conditional Use to allow the sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a hotel within a ground floor bar and restaurant, a rooftop patio/bar and within controlled access-cabinets in each of the guestrooms, and a Site Plan Review for a development project (hotel) which creates or results in an increase of 50 or more guest rooms, for the property located at 1140 South Broadway (1138-1142 South Broadway), subject to Conditions of Approval.

Applicant: Kamran Benji, United Broadway, LLC

Representative: Matthew Hayden, Hayden Planning

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 at: [www.LACouncilComment.com](http://www.LACouncilComment.com). In addition, you may view the contents of Council file No. 19-1077 by visiting: [www.lacouncilfile.com](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.

**For inquiries about the project, contact City Planning staff:**

Jordann Turner (213) 978-1365

[Jordan.Turner@lacity.org](mailto:Jordan.Turner@lacity.org)

**For inquiries about the meeting, contact City Clerk staff:**

Rita Moreno (213) 978-1074

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Rita Moreno  
Deputy City Clerk, Planning and Land Use Management Committee

**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.