

H C N C

Historic Cultural Neighborhood Council



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HISTORIC CULTURAL
NEIGHBORHOOD COUNCIL
c/o Koban 307 E First Street
Los Angeles, CA 90012

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t. 213. 849.0012
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UD/LUC Committee Minutes

Wednesday, December 21, 2016

SPECIAL

6:30 - 9:00 pm

LOCATION:

SCIARC

960 E 3rd St, Los Angeles, CA 90013
Room 160

(Enter from the parking lot. State you are with the HCNC, enter building thru 1st door at the top of the ramp)

Comments from the public on Agenda items will be heard only when the respective item is being considered. Comments from the public on other matters within the Board's jurisdiction will be heard during the Public Comment period. Public comment is limited to 2 minutes per speaker, unless waived by the presiding officer of the Board. Members of the public who wish to speak are requested to fill out a Speaker's Card and submit it to the Secretary. The Agenda is posted for public review at Koban 307 E 1st Street, LA 90012. As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and upon request, will provide reasonable accommodation to ensure equal access to its programs, services, and activities. Sign language interpreters, listening devices, or other auxiliary aids and/or services may be provided upon request. To ensure availability of services, please make your request at least 3 business days (72 hours) of the meeting you wish to attend by contacting hcncla@gmail.com or by calling 323/849-0012.

In compliance with Government Code section 54957.5, non-exempt writings that are distributed to a majority or all of the board in advance of a meeting, may be viewed at Koban, 307 E. First S., Los Angeles, CA 90012, or on our website at www.hcncla.org and <http://empowerla.org/hcnc/> and at the scheduled meeting. In addition, if you would like a copy of any record related to an item on the agenda, please contact hcncla@gmail.com

- 1) Call to Order
- 2) Roll Call & Introductions
- 3) Approval of September Minutes
- 4) Public Comment
- 5) Conclude old business
Iron Triangle vote

Committee voted to send a letter of non-support for a dance/music permit. This request is out of norm for establishments that produce as well as sell alcohol and applicant has not demonstrated trustworthiness to the community

- 6) **Los Angeles County Metropolitan Transportation Authority**
320 S. Santa Fe Ave., Los Angeles, CA 90013
Bronwen Trice Keiner
Public Agency
Arts District

Division 20 Portal Widening & Turnback Facility Project Summary

In order to accommodate increased service levels on the Metro Red/Purple Lines, Metro is planning critical facility improvements including a widening of the heavy rail tunnel south of the US-101 freeway (Portal Widening) and a new turnback facility (Turnback Facility) in the Division 20 rail yard. With these improvements, new tracks and switches will allow trains to turn around more quickly at Union Station.

Presently, the Metro Red and Purple Lines carry over 140,000 passengers each day and ridership is expected to grow by 49,000 when the Metro Purple Line is extended to the VA West Los Angeles Medical Center (as described in the Final Environmental Impact Statement for the Metro Purple Line Extension). Many Red/Purple Line trains switch tracks before entering Union Station, which is the reason that some trains operate more slowly coming in and out of the station. This project will allow switching to take place after riders get on or off trains. It will also help to ensure safety and reliability on the system, a sufficient capacity to serve future passengers and a more effective operation of Metro's expanding subway network.

The environmental document for the Division 20 Portal Widening & Turnback – Initial Study/Mitigated Negative Declaration (IS/MND) – will be released for public comment on Monday, December 19, 2016. The IS/MND will be available for public review at the Metro Transportation Library at One Gateway Plaza, 15th Floor, Los Angeles, CA 90012; and at the following public library locations:

- Los Angeles Central Library, 630 W. 5th Street, Los Angeles, CA 90071
- Little Tokyo Branch Library, 203 S. Los Angeles Street, Los Angeles, CA 90012

It will also be available online at metro.net/capitalprojects under "Reports and Info".

The deadline for public comments on the IS/MND is Thursday, January 19, 2017.

Please submit written comments to:

Dr. Cris B. Liban, D. Env., P.E., Executive Officer
Environmental Compliance and Sustainability
One Gateway Plaza, MS 99-17-2
Los Angeles, CA 90012-2952
libane@metro.net
213.922.2471

For more information, visit metro.net/capitalprojects or contact Bronwen Keiner at keinerb@metro.net or 213-922-4465.

Community had serious concerns that the manner in which the turnback is designed would prevent a station at 6th street. While Metro denied this they were unable to assure the community based on the configuration of the tracks not oriented or extended towards 6th st. Metro agreed to come back again.

7) Los Angeles County Metropolitan Transportation Authority

Public Presentation

800 N Alameda St, Los Angeles, CA 90012

Elizabeth Carvajal, Senior Manager, Transportation Planning

Metro

Public Agency

Arts District, Chinatown, El Pueblo, Little Tokyo

Los Angeles Union Station Forecourt and Esplanade Improvements

Project level environmental clearance is underway for improvements to Alameda Street, Los Angeles Street, and the LA Union Station forecourt.

Public Presentation

Incomplete Presentation, requested they return

- 8) **Cafe Crepe**
 800 N Alameda St. #200, Los Angeles, CA 90012
 SAREINA RUBIO
 Art Rodriguez and Associates
 No
 Restaurant
 Chinatown
 Type 47 (full liquor with food service)
 Alex Campbell
 PURSUANT TO SECTION 12.24-M OF THE LOS ANGELES MUNICIPAL CODE, A PLAN APPROVAL TO ALLOW THE SALE AND DISPENSING OF A FULL LINE ALCOHOLIC BEVERAGES FOR ON-SITE CONSUMPTION IN CONJUNCTION WITH AN EXISTING 2,687 SQUARE-FOOT RESTAURANT INCLUDING A 1,268 SQUARE-FOOT PATIO WITH APPROXIMATELY 70 INDOOR SEATS AND APPROXIMATELY 44 OUTDOOR SEATS AND PROPOSED HOURS OF OPERATION FROM 6:00 A.M. - 11:00 P.M. DAILY.
 Chinatown rep not in attendance. Normal conditions met. Voted to support pending meeting with Chinatown BID

- 9) 929 East Second
 Applicant presenting community updates and changes as discussed by subcommittee. Discussion and vote
 Applicant returned with a new presentation and a redesign. The design was much more in line with what the community supports. Applicant is working with AD leadership to hammer out some additional amenities

- 10) **Habita Arts District, LLC**
 400 S Alameda, Los Angeles, CA 90013
 Moises Micha
 Carlos Couturier
 Creative Space/Sheppard Mullin

Hotel
 Arts District
 Hotel License
 Tyler James Stonebreaker
 Hotel License
 Tyler James Stonebreaker
 II. Project Description

The Project consists of the conversion of an existing 44,600 square foot manufacturing warehouse into a 66-guest room boutique hotel, including an approximately 3,800 square foot ground floor restaurant, approximately 840 square feet of ground floor specialty retail, and an approximately 890 square foot screening room. The hotel will also include a rooftop pool deck with bar/lounge. The Site is located in a highly developed urban neighborhood along Alameda Street in the “Artist-in-Residence” District (“Arts District”) of the Central City North Community Plan Area, more specifically located at the intersection of 4th Street and Alameda Street, bounded by Alameda Street to the west, 4th Street to the north, and Seaton Street to the east. The Site is currently developed with a three story, 44,600 square foot legal non-conforming manufacturing warehouse originally constructed in the year 1910. The City recognized the significant economic and physical identity of the Site – especially when viewed with development in the immediate area – and initiated the GPA process to amend the Site’s land use designation. The proposed GPA is an extension of this significant and important economic activity in the area. Like many of the adaptive reuse projects in the Arts District, the Site itself has a significant economic identity as it is an underutilized manufacturing warehouse with substantial redevelopment potential. The GPA allows the Site to be redeveloped as hotel and quality restaurant and retail uses in an area where new structures are increasingly occupied by world-renowned art galleries, restaurants, retailers, residents, and other growing businesses. The Site has its own physical identity as the existing building will be preserved and rehabilitated to perpetuate the industrial, eclectic, and modern physical identity that is the Arts District. The Applicant requests a ZC, VTT, SPR, and CUB to facilitate the change of use of the manufacturing warehouse to a hotel. Letter of Support. Discussion & vote
 Committee voted unanimously support the project. Previous letter of support provided, but will provide an additional letter if necessary.

- 11) New Business/Administrative /New Conduct rules, discussion and vote
- 12) Public Announcements
- 13) Adjournment