



Architectural Commission Report

Meeting Date: Wednesday, September 18, 2013

Subject: **AKA**
155 North Crescent Drive
Request for approval of a sign accommodation for a ground sign. The Commission will also consider adoption of a Categorical Exemption, pursuant to the California Environmental Quality Act.
(PL1312885)

Project agent: John Fleri – City Constructors, Inc.

Recommendation: Conduct public hearing to discuss the project details and provide the applicant with an approval.

REPORT SUMMARY

The applicant is requesting review and approval of a sign accommodation for a ground sign at the existing AKA development.

One (1) 48 SF ground sign is proposed at the automobile entrance located adjacent to North Crescent Drive. The proposed sign will be constructed of a brushed stainless steel with a total height of 6'-0" and a total width of 7'-9 1/2". The sign will be located within a 6" granite oval curb that is proposed to be lined with black decorative stones and filled with water. Up lights are proposed to be located within the water feature.

Pursuant to Beverly Hills Municipal Code (BHMC) §10-4-610, the Architectural Commission may approve a sign accommodation to a ground sign to be located on streets other than those set forth in Subsection C of the aforementioned code section (La Cienega Boulevard, Robertson Boulevard, Doheny Drive, Olympic Boulevard, Wilshire Boulevard, and Sunset Boulevard). The maximum sign area is 55 SF with a maximum total height of 20'-0". As proposed, the ground sign will be in full compliance with all development standards.

URBAN DESIGN ANALYSIS

Based on the Urban Designer's review of the proposed project, the proposed sign is compatible in scale and design to the area in which it is proposed and the overall development of the site.

As such, it is recommended that the Architectural Commission approve the project as presented.

ZONING CODE COMPLIANCE

Applications for design review are preliminarily evaluated for compliance with the zoning code. Applicants are encouraged and have the option of requesting a comprehensive review separate and apart from this application. Formal compliance review will occur when a building permit application is

Attachment(s):

- A. Detailed Design Description and Materials (Applicant Prepared)
- B. Project Design Plans
- C. DRAFT Approval Resolution

Report Author and Contact Information:

Cindy Gordon, Associate Planner
(310) 285-1191
cgordon@beverlyhills.org



Architectural Commission Report

445 North Rexford Drive, Room 280-A

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filed (plan check). The applicant has been advised that changes during plan check may require revisions and subsequent approval from the Architectural Commission or staff, as appropriate.

ENVIRONMENTAL ASSESSMENT

The subject project is exempt from the California Environmental Quality Act (CEQA – Public Resources Code §§21000 – 21178), pursuant to Section 15061(b)(3) of the State CEQA Guidelines in that the project includes the review of building design, colors and materials to the façade of the building, front yard landscaping or minor low-scaled accessory structures, such as fences or walls. It can be seen with certainty that there is no possibility that the subject activity could result in a significant effect on the environment. The project has also been reviewed and found not be a historic resource. The existing improvements to be demolished or altered were not designed by an architect or builder identified on the City's Master Architect list and the site and improvements are not listed on the City's historic resource inventory.

PUBLIC OUTREACH AND NOTIFICATION

The sign accommodation request for this project requires mailed public notices within 100 feet of the subject property be mailed ten (10) days prior to the hearing. The public notice for this project was mailed on Friday, September 6, 2013. To date, staff has not received any comments in regards to the submitted project.



Architectural Commission Report

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Attachment A:

Detailed Design Description
and Materials (applicant prepared)

SECTION 2 – PROJECT DESCRIPTION / ZONING INFORMATION

A Indicate Requested Application

- Staff Review
 - Three (3) sets of plans required (all plan sets must be 11" x 17" in size).
- Architectural Commission Review
 - Eight (8) sets of plans required (all plan sets must be 11" x 17" in size).
 - Public Notice materials required for Sign Accommodations (see Section 5 for public notice requirements).

B Identify the scope of work (check all that apply):

- New construction
 - Façade Remodel ONLY
 - Business Identification Sign(s)
Number of signs proposed:
 - Building Identification Sign(s)
Number of signs proposed:
 - Sign Accommodation (explain reason for the accommodation request below):
Number of signs proposed: **1**
 - Other:
- Remodel: Int. & Ext, no floor area added
 Remodel: Int. & Ext, floor area added
 Awning(s): New Recovery
 Open Air Dining: #Tables #Chairs

C Describe the scope of work proposed including materials and finishes:

Installation of property identification sign to be located in the main entry arrival court. Sign to be a signature logo representing the property brand.
 Sign to be a replica of the letter "a" constructed of brushed stainless steel and to be no larger than the permitted 54 S.F in size. Sign will be installed in an oval water filled (approximately 8"deep)curbed containment with black decorative stone lined bottom. LED submersible light fixtures will be used to up light the sign face.

D Identify the Project Zoning (City Zoning Map: <http://gis.beverlyhills.org/>)

- | | | | | |
|---|---------------------------------|---------------------------------|---------------------------------|--------------------------------|
| <input type="checkbox"/> R-4 | <input type="checkbox"/> R-4X | <input type="checkbox"/> R-4 | <input type="checkbox"/> R-4-P | <input type="checkbox"/> R-4X2 |
| <input type="checkbox"/> R-3 | <input type="checkbox"/> RMCP | <input type="checkbox"/> C-3 | <input type="checkbox"/> C-3A | <input type="checkbox"/> C-3B |
| <input type="checkbox"/> C-5 | <input type="checkbox"/> C-3T-1 | <input type="checkbox"/> C-3T-2 | <input type="checkbox"/> C-3T-5 | <input type="checkbox"/> C-5 |
| <input type="checkbox"/> Other: <u> M-PD-2 </u> | | | | |

E Lot is currently developed with (check all that apply):

- General Office Building
- Multi-family Building
- Other (specify below):
- Retail Building
- Vacant
- Medical Office Building
- Restaurant

F Has the existing structure been designed by a notable architect or is it identified on any historic resource inventory, including the City of Beverly Historic Resources Survey (Verify with the Planning Division if the property is listed on the City's survey)?

Yes No If yes , please list Architect's name: _____

SECTION 3 – PROJECT DETAILS AND MATERIALS (continues on next page)

A Indicate in the chart below all applicable signage details:

	<u>Type of Sign</u>	<u>Quantity</u>	<u>Dimensions</u>	<u>Square Ft</u>	<u>Maximum Area Permitted by Code</u>
1	Property ID	1	6'x8'	48 SQFT	54 SQFT
2					
3					
4					
5					

B List the specific materials and finishes for all of the architectural features proposed in the project (List N/A, not applicable, for features that do not apply.):

FAÇADE (List all material for all portions visible from the street)

Material: NA
 Texture /Finish: _____
 Color / Transparency: _____

WINDOWS/DOORS (Include frame, trim, glass, metal, etc.)

Material: NA
 Texture /Finish: _____
 Color / Transparency: _____

ROOF

Material: NA
 Texture /Finish: _____
 Color / Transparency: _____

COLUMNS

Material: NA
 Texture /Finish: _____
 Color / Transparency: _____

BALCONIES & RAILINGS

Material: NA
 Texture /Finish: _____
 Color / Transparency: _____

OUTDOOR DINING ELEMENTS (List all material for all outdoor dining elements.)

Material: NA
 Texture /Finish: _____
 Color / Transparency: _____

SECTION 3 – PROJECT DETAILS AND MATERIALS (continued from previous page)

AWNINGS, CANOPIES

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

DOWNSPOUTS / GUTTERS

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

BUSINESS ID SIGN(S)

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

BUILDING ID SIGN(S)

Material: **Stainless Steel**
Texture /Finish: **Brushed or Polished Finish**
Color / Transparency: **Silver / Gray**

EXTERIOR LIGHTING

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

PAVED SURFACES

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

FREESTANDING WALLS AND FENCES

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

OTHER DESIGN ELEMENTS

Material: **NA**
Texture /Finish: _____
Color / Transparency: _____

C Describe the proposed landscape theme, if applicable. Explain how the proposed landscaping complements the proposed style of architecture:

NA

SECTION 4 – DESIGN ANALYSIS AND FINDINGS (for Commission level applications only)

A Clearly identify how your project adheres to each of the required findings of the Architectural Review Commission:

1. *Describe* how the proposed building or structure is in conformity with good taste and good design and, in general, contributes to the image of Beverly Hills as a place of beauty, spaciousness, balance, taste, fitness, broad vistas and high quality.

The biggest improvement made during the transformation from the crescent to AKA was to the sense of arrival. Part of Koning's overall design was a water feature with a floating "a" to replace the blue plastic lit "Crescent Apt" sign in the island of dead trees. The "a" logo is more art, less sign and the water feature is more ethereal than the heavy terracotta pots. This is Hank Koning and Pamela Burton's cherry on top of their architectural and landscape design.

2. *Describe* how the proposed building or structure indicates the manner in which the structure is reasonably protected against external and internal noise, vibrations, and other factors which may tend to make the environment less desirable.

There will be no noise associated with the water feature or brushed stainless steel "a" sculpture and both will be built to be secure and durable while looking beautiful.

3. *Describe* how the proposed building or structure is not, in its exterior design and appearance, of inferior quality such as to cause the nature of the local environment to materially depreciate in appearance and value.

The 'a' structure will be an expensively made, 12' thick, professionally crafted brushed stainless steel. The water feature is very shallow (6"-8") deep and will be contained by a short curb and the existing granite paver's.

4. *Describe* how the proposed building or structure is in harmony with the proposed developments on land in the general area, with the general plan for Beverly Hills, and with any precise plans adopted pursuant to the general plan.

The design and look of the feature will be very high end. a water feature is a terrific enhancement to any property, especially in Beverly Hills. Sculptures and art. in general, play a special role in this city.

5. *Describe* how the proposed development is in conformity with the standards of the municipal code and other applicable laws insofar as the location and appearance of the buildings and structures are involved.

The "a" logo, while considered by some to be sign or art will help us better serve our residents, prospects and guests as to where our property especially our entrance / arrival is located. many people first drive into the 9355 Wilshire commercial parking area thinking they are at AKA. This 'a' feature will now become a landmark and allow our residents and guests to find us.



Architectural Commission Report

445 North Rexford Drive, Room 280-A

AC Meeting – September 18, 2013

Attachment B:
Project Design Plans

KoningEisenbergArchitecture
 1454 25th St, Santa Monica, CA 90404

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 310.828.0719 fax www.kearch.com

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WF8	PROPOSED ELEVATION
WF9	ARRIVAL COURT PLAN
WF10	WATER FEATURE DETAILS
WF11	EXISTING SIGNAGE

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 Hank Koning, Principal
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 1312 Nebraska Avenue, Suite 200
 Santa Monica, CA 90404
 (310) 715-8233
 (310) 715-8337 fax
 Scott Haddon, Principal
 shaddon@oculuslightstudio.com

STRUCTURAL
 Weidinger Associates, Inc.
 4551 Cerritos Avenue
 Marina del Rey, CA 90292
 (310) 315-8430
 (310) 315-8431 fax
 Brian Cochran
 bcochran@wai.com

NOT FOR CONSTRUCTION

PROJECT NO
1201.06

PROJECT TITLE
AKA BEVERLY HILLS
 155 NORTH CRESCENT DRIVE
 BEVERLY HILLS, CA 90210

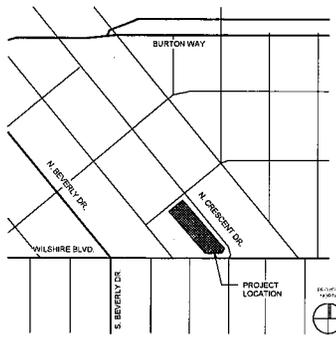
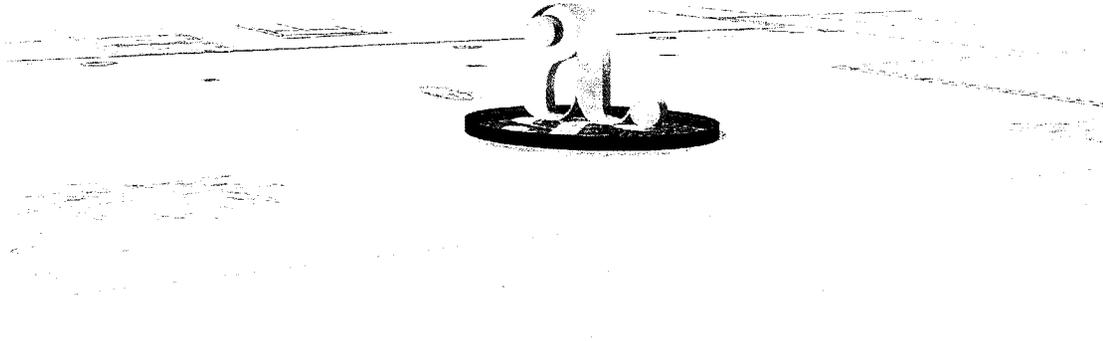
SHEET NO

WF1

PROJECT INFORMATION

ISSUE
WATER FEATURE ARCHITECTURAL REVIEW SUBMISSION

08/22/13



APPLICABLE CODES & REGULATIONS
 City of Beverly Hills Municipal Code
 2010 California Building Code (CBC)
 2010 California Mechanical Code (CMC)
 2010 California Plumbing Code (CPC)
 2010 California Electrical Code (CEC)
 2010 California Energy Code
 2010 California Green Building Standards Code (CALGreen)
 2010 California Fire Code
 2004 Title-24 Energy Standards

Design/Built Components
 1. Fire Sprinkler and Standpipe System
 2. Fire Alarm System
 3. Signage & Graphics
 4. Security & Audio Systems
 5. Landscape Irrigation System
 6. Arrive Court Water Feature

Where required by the governing jurisdictions, Design/Built contractors are responsible for obtaining each respective component approval and building permit by the city and any other agencies having jurisdiction over the work. Design/Built components must be fully coordinated with the project design work that has preceded it. Any work related to a given Design/Built component or system that interferes with the intended function of the project or its parts or the work of the General Contractor must be remedied at the Design/Built contractor's expense.

PARKING	
Existing Covenant	192 stalls (Remains unchanged)
Existing Commercial	115 stalls (Remains unchanged)
Existing Apartment Required	222 stalls
Provided Apartment Parking	205 Residential stalls 22 Guest stalls
Total:	534 Total stalls 227 stalls (includes 6 HC stalls)
HC PARKING REQUIRED (net valet parking)	
2% of Residential	4 stalls
1% of Commercial	1 stalls
2% of Guest Parking	6 Accessible stalls (Located at Level P4 5 w/ Direct Curator Access)

ALL PARKING WILL BE SERVICED BY VALET

PROJECT DESCRIPTION
 Project is exterior and interior remodel of common areas at ground and podium levels. Scope of work is Type 1 construction within larger building. See sheet AD.11 for reference to overall building. Site Management Report and Site Grading are not applicable to scope of work.

Work under separate application numbers include:
 1. Water (EPA) Landscaping
 2. Mechanical
 3. Plumbing
 4. Electrical
 5. Water Feature

PROJECT ADDRESS
 155 NORTH CRESCENT DRIVE (BETWEEN WILSHIRE BLVD & CLIFTON WAY)

LEGAL DESCRIPTION
 LOTS 9, 10, 11, 12, 13, 14, 15 AND 16 IN BLOCK 13 OF BEVERLY, IN THE CITY OF BEVERLY HILLS, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 11, PAGE 94 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY

Assessor Parcel Numbers (APN): 4343-005-027 through 4343-005-033

ZONE & USE:
 M.P.C. 2
 -118,900 sq ft of Apartment Area (85 units Levels 1-4)
 -12,700 sq ft of Townhouse Area (12 units Levels P1-P2)
 -230,780 sq ft of Parking Garage Area (Levels P1-P4 5)
 -39,750 sq ft of Commercial Area (Floor 1-4)

Proposed use: Retain All Existing Uses
 Existing Building Height: 6 stories above grade @ 59'-0", 60'-0" Max Building Height w/ Modification

FAR Allowable: 2.5:1
 Proposed: Retain Existing Ratio

LOT AREA - 76,380 sq ft (includes Commercial lot)

FLOOR AREAS (APPROX.)
 Total Existing Building - 482,050 sq ft
 All existing areas are retained as-is except the following:

Existing Apartment Lobby: 4,936 sq ft
 Proposed Apartment Lobby: 4,966 sq ft
 Proposed Future Conference: 500 sq ft

All areas of remodel are treated as unoccupied per 509.3
 Treated as A-3 occupancy, type 1A construction.



(E) COMMERCIAL BLDG

(E) SERVICED RESIDENCES

(E) GARAGE ENTRY

(E) SERVICED RESIDENCES



(E) COMMERCIAL BLDG

(E) SERVICED RESIDENCES

(N) RESIDENTIAL ARRIVAL

(E) SERVICED RESIDENCES

WILSHIRE BLVD

CLIFTON WAY



(E) SERVICED RESIDENCES



(E) SERVICED RESIDENCES

NORTH CRESCENT DR

CLIFTON WAY

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NOTE: INCLUDED FOR REFERENCE ONLY. WORK COMPLETED IN PHASE 1

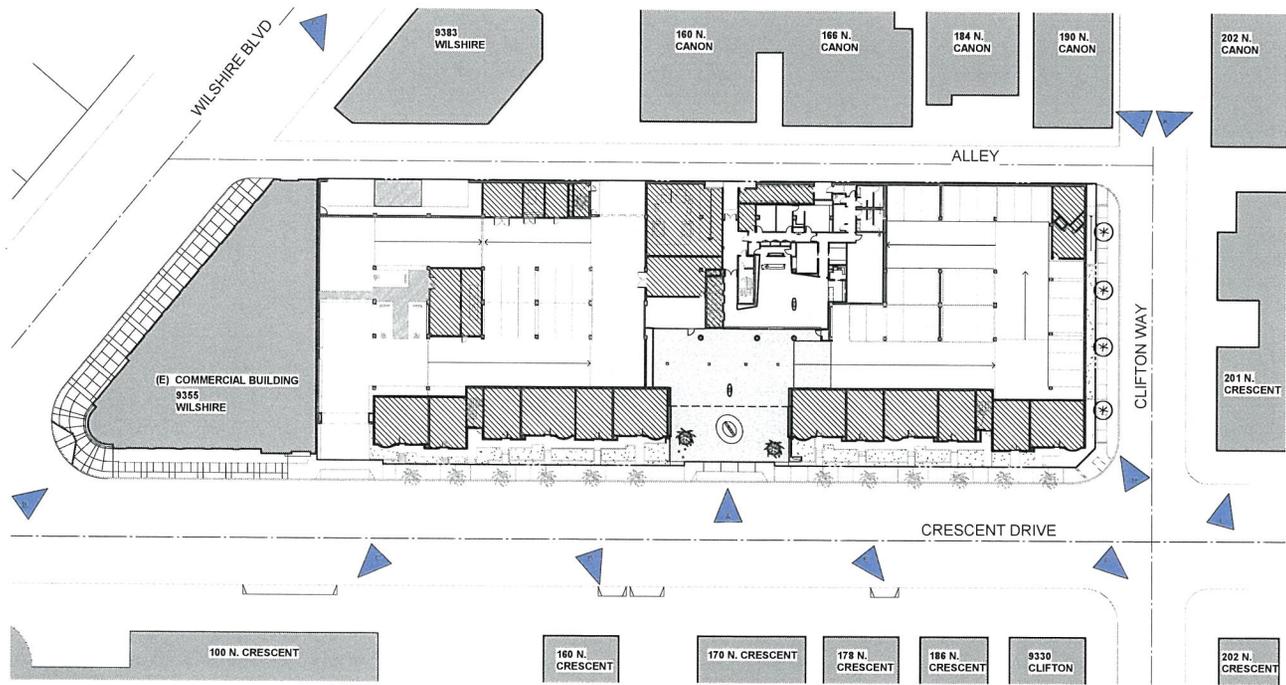
NOT FOR CONSTRUCTION

PROJECT NO
1201.06

PROJECT TITLE
AKA BEVERLY HILLS
 155 NORTH CRESCENT DRIVE
 BEVERLY HILLS, CA 90210

SHEET NO
WF2
 NEIGHBORHOOD
 PROFILE

ISSUE
**WATER FEATURE ARCHITECTURAL
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 08/22/13



A. ORIGINAL 155 NORTH CRESCENT DRIVE

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B. 9355 WILSHIRE BOULEVARD



C. 100 NORTH CRESCENT DRIVE



D. 160 NORTH CRESCENT DRIVE
170 NORTH CRESCENT DRIVE



E. 178 NORTH CRESCENT DRIVE
186 NORTH CRESCENT DRIVE
9330 CLIFTON WAY



F. 202 NORTH CRESCENT DRIVE



G. 9385 WILSHIRE BOULEVARD
166 NORTH CANON DRIVE
166 NORTH CANON DRIVE



H. ORIGINAL 155 NORTH CRESCENT DRIVE @ CLIFTON WAY



J. 160 NORTH CANON DRIVE



K. 202 NORTH CANON DRIVE



L. 201 NORTH CRESCENT DRIVE

NOT FOR CONSTRUCTION

PROJECT NO
1201.06

PROJECT TITLE
AKA BEVERLY HILLS
155 NORTH CRESCENT DRIVE
BEVERLY HILLS, CA 90210

SHEET NO
WF3
SITE PHOTOS

ISSUE
**WATER FEATURE ARCHITECTURAL
REVIEW SUBMISSION**
08/22/13

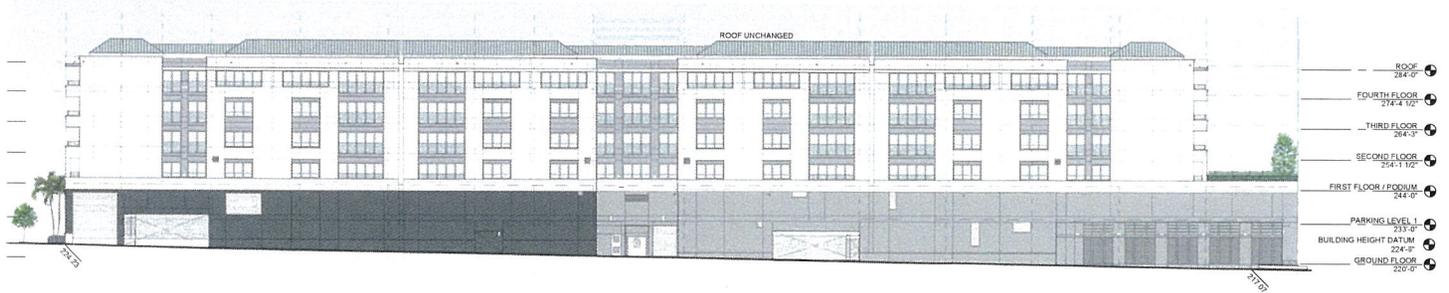
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RENDERED ELEVATION - EAST SIDE | 4



RENDERED ELEVATION - CLIFTON WAY | 3



RENDERED ELEVATION - ALLEY | 2



RENDERED ELEVATION - CRESCENT DRIVE | 1

NOTE INCLUDED FOR REFERENCE ONLY. WORK COMPLETED IN PHASE 1

NOT FOR CONSTRUCTION
 PROJECT NO
1201.06
 PROJECT TITLE
AKA BEVERLY HILLS
 155 NORTH CRESCENT DRIVE
 BEVERLY HILLS, CA 90210
 SHEET NO
WF5
ELEVATIONS

ISSUE
WATER FEATURE ARCHITECTURAL REVIEW SUBMISSION
 08/22/13

KoningEizenbergArchitecture

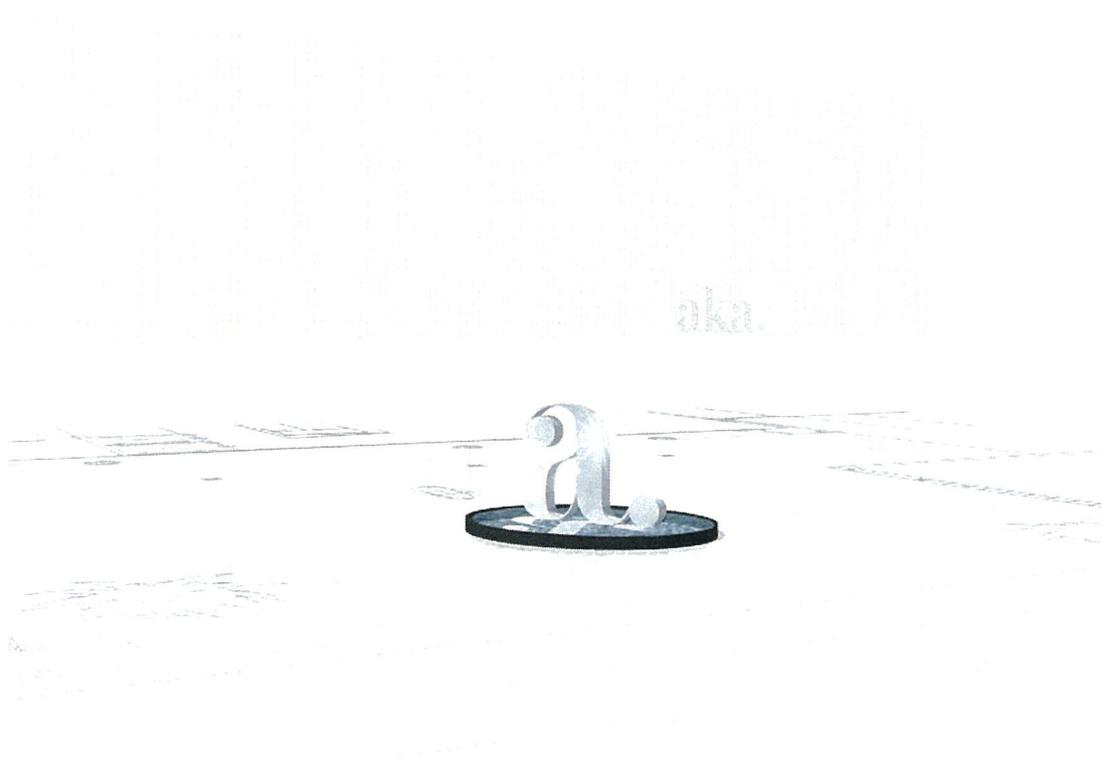
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PROPOSED STAINLESS STEEL 'a' ABOVE RECESSED WATER FEATURE



CURRENT ARRIVAL COURT



ORIGINAL DRIVE WAY MEDIAN WITH SIGN

NOT FOR CONSTRUCTION

PROJECT NO
1201.06

PROJECT TITLE
AKA BEVERLY HILLS
155 NORTH CRESCENT DRIVE
BEVERLY HILLS, CA 90210

SHEET NO

WF7

**PROPOSED WATER
FEATURE**

ISSUE
**WATER FEATURE ARCHITECTURAL
REVIEW SUBMISSION**

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PROJECT NO
1201.06

PROJECT TITLE
AKA BEVERLY HILLS
155 NORTH CRESCENT DRIVE
BEVERLY HILLS, CA 90210

SHEET NO

WF8

**PROPOSED
ELEVATION**

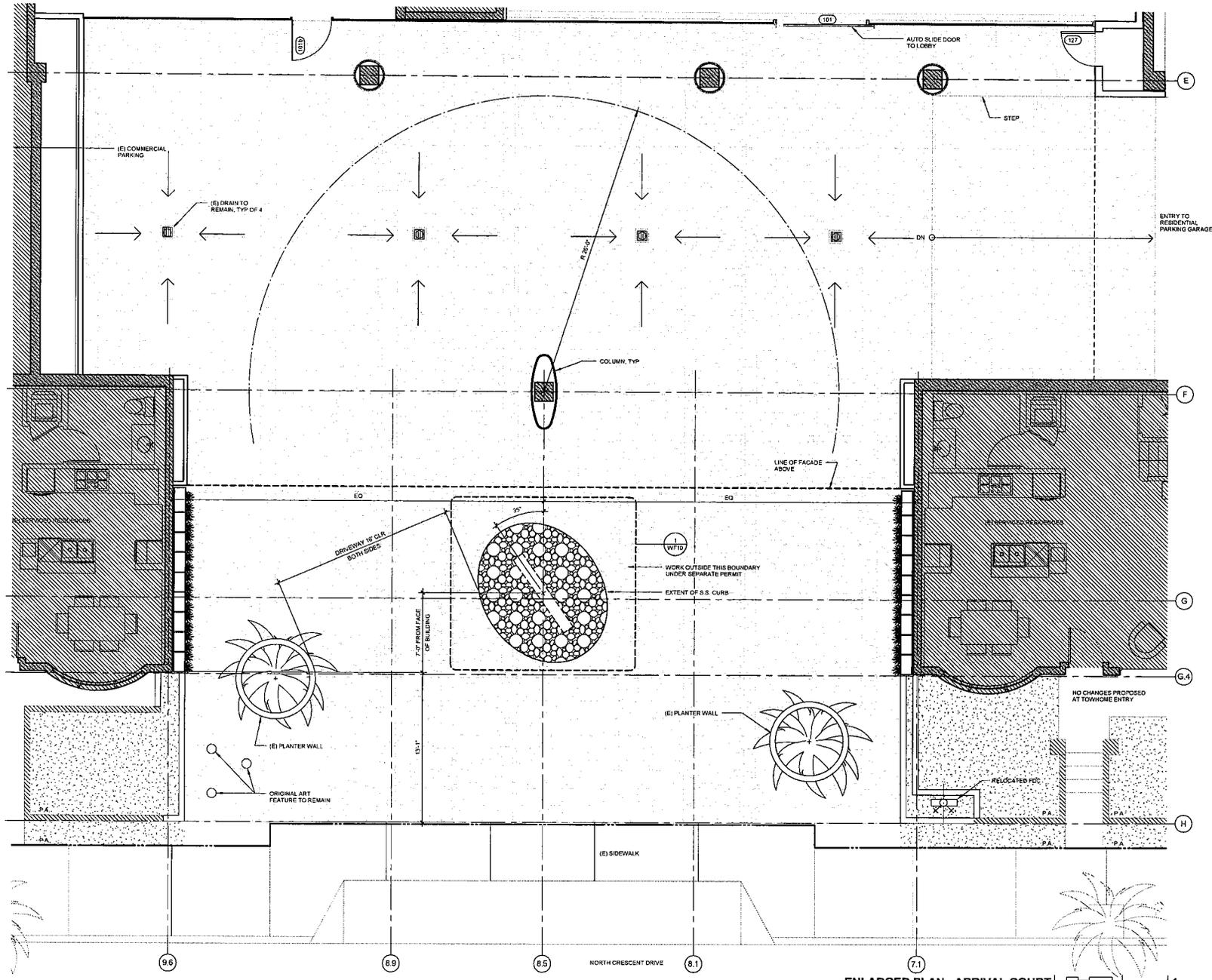
PROPOSED WATER FEATURE

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- NOTES
- G.C. TO VERIFY FINAL LOCATION OF A SCULPTURE WITH ARCHITECT PRIOR TO INSTALLATION.
 - AREA OUTSIDE THE BOUNDARY INDICATED ON PLAN WAS CONSTRUCTED UNDER A SEPARATE PERMIT.



ENLARGED PLAN - ARRIVAL COURT | 1/8" = 1'-0" | 1

NOT FOR CONSTRUCTION

PROJECT NO.

1201.06

PROJECT TITLE

AKA BEVERLY HILLS
 155 NORTH CRESCENT DRIVE
 BEVERLY HILLS, CA 90210

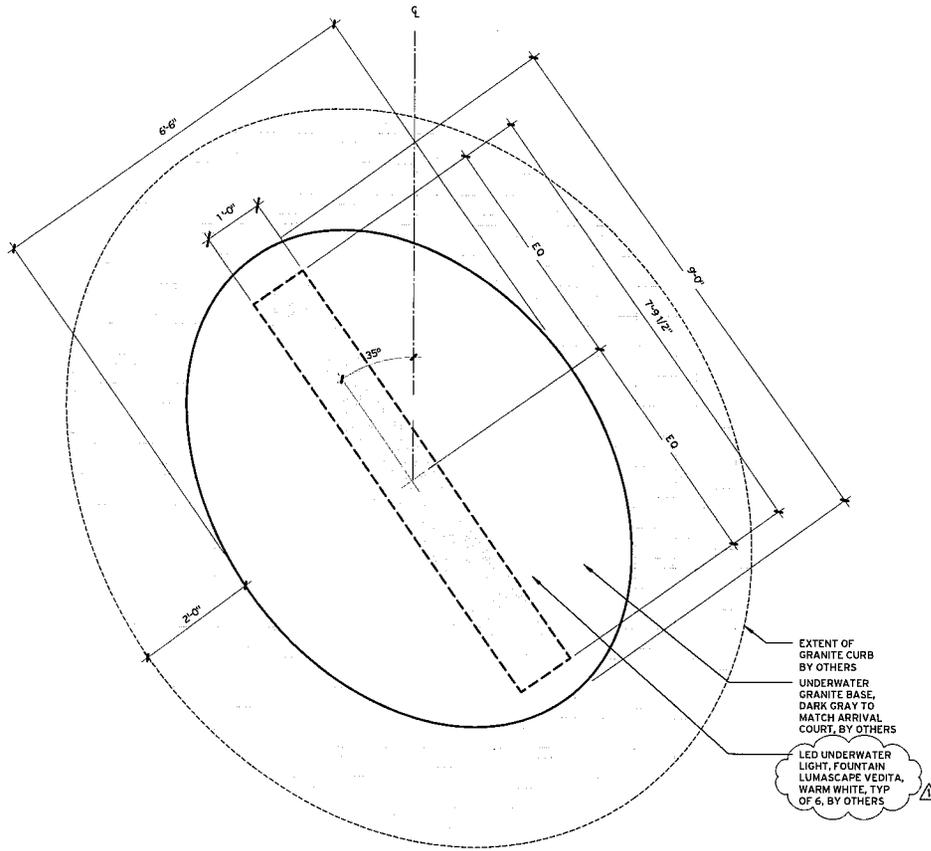
SHEET NO.

WF9

ARRIVAL COURT PLAN

ISSUE
 WATER FEATURE ARCHITECTURAL
 REVIEW SUBMISSION

08/22/13



1 **DETAIL - PLAN VIEW**
SCALE: 1/2" = 1'-0"

TEN
 3411 LAKE CENTER DRIVE, SANTA ANA, CA 92704 P 714.556.0990 F 714.850.4888
 Landscape Architecture
 Planning
 Design
 Construction Administration
 Construction Management
 Program Management
 Project Management
 Real Estate
 Urban Design
 Urban Planning
 Transportation Planning
 Environmental Planning
 Cultural Planning
 Historic Preservation
 Parks and Recreation
 Public Works
 Community Development
 Economic Development
 Policy Analysis
 Research
 Technical Assistance
 Training
 Consulting

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REVISIONS	REV.
△ 08-15-13	
△	
△	

DRAWN BY
JOHN COOPER

START DATE
05-27-13

APPROVED AS SHOWN AS NOTED

APPROVED BY: _____

DATE: _____

PROJECT NAME
AKA BEVERLY HILLS

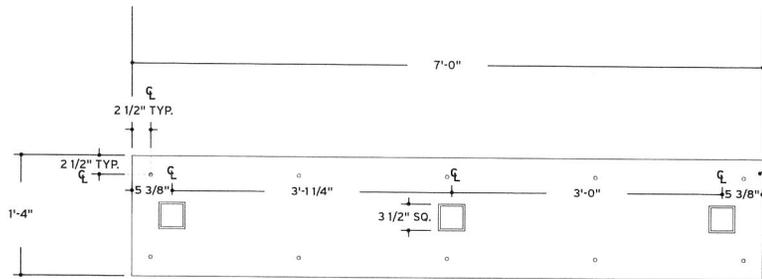
PROJECT LOCATION
BEVERLY HILLS, CA

SHEET TITLE
SITE PLAN

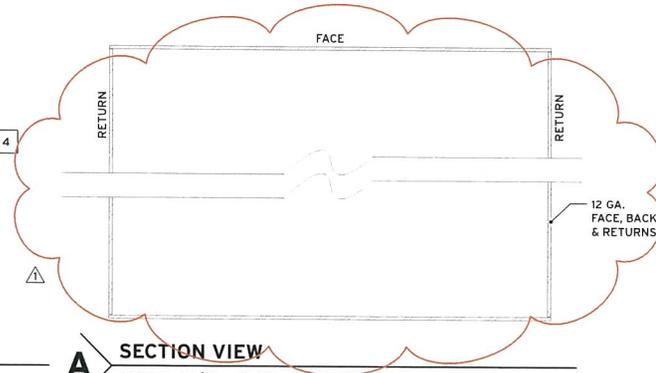
JOB NUMBER
51307Z

REFERENCE NUMBER
=

SHEET NUMBER
AKA-BH-SITE-1.1



3 BASE PLATE DETAIL
SCALE: 3/4" = 1'-0"



A SECTION VIEW
SCALE: 1 1/2" = 1'-0"

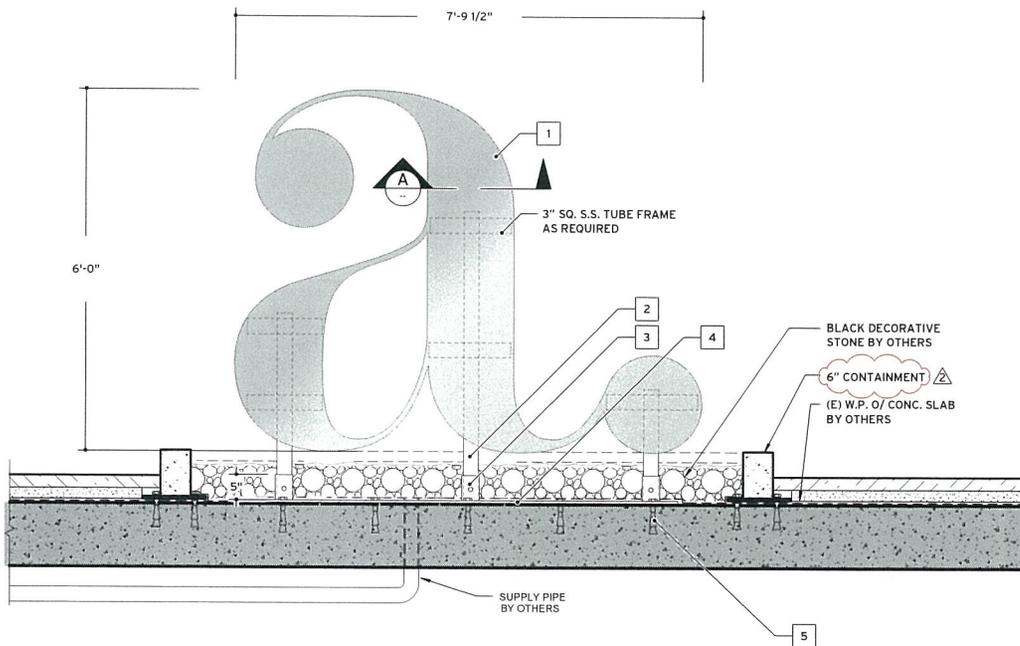
NOTES AND SPECIFICATIONS

- 1 12" DEEP, 12G. FABRICATED, S.S. LETTERFORM W/ #4 BRUSHED HORIZONTAL FINISH (FACES & RETURNS) & S.S. FRAMING. MECHANICALLY FASTEN TO S.S. BASE PLATE USING 5/8" DIA. S.S. THRU BOLTS.
- 2 3" SQ. S.S. TUBE FRAME.
- 3 1/4" WALL FABRICATED, S.S. SLEEVE WELDED TO BASE PLATE. TUBE FRAME TO SLIDE THRU TO BASE PLATE & BE MECHANICALLY FASTENED.
- 4 84" X 16" X 1/2" THK. S.S. BASE PLATE ANCHORED TO CONCRETE USING 3/8" DIA. S.S. ANCHORS.
- 5 2 ROWS (10 TOTAL) 3/8" DIA. S.S. CONCRETE WEDGE ANCHORS & EPOXY AS REQUIRED.

NOTE:

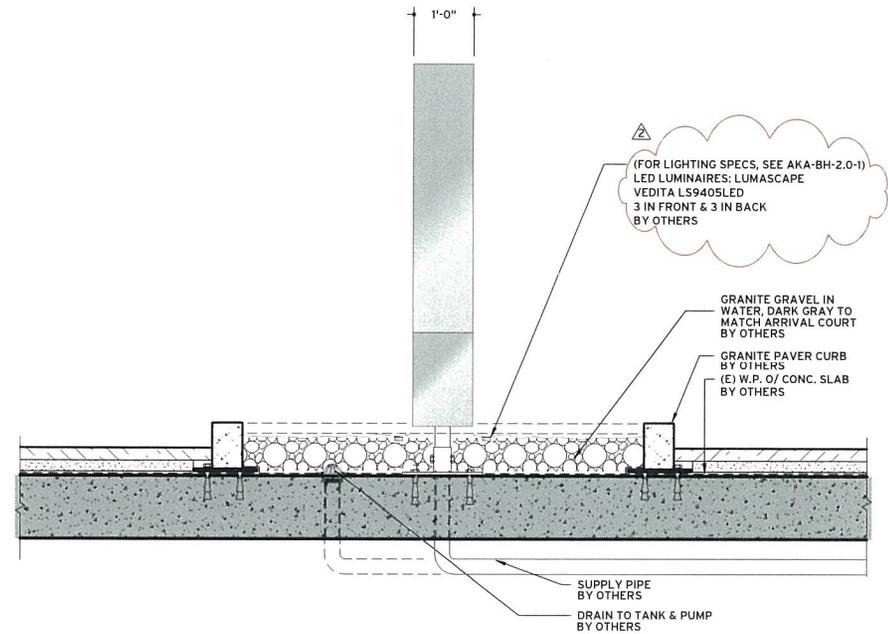
ALL SEAMS WELDED, FILLED, SANDED & BRUSHED TO MATCH FACE. NO VISIBLE FASTENERS ON FACE, BACK OR RETURNS.

EMBED THREADED WEDGE ANCHOR SYSTEM PRIOR TO WATERPROOFING.



ST-1 QTY: 1

1 ELEVATION - 33 SQ. FT. (SIGN AREA)
SCALE: 1/2" = 1'-0"



2 SIDE VIEW
SCALE: 1/2" = 1'-0"

REVISIONS	REV.
△ 06-25-13	REV.
△ 08-15-13	REV.
△	

DRAWN BY JOHN COOPER	START DATE 05-27-13
<input type="checkbox"/> APPROVED AS SHOWN <input type="checkbox"/> AS NOTED	
APPROVED BY:	
DATE:	

PROJECT NAME AKA BEVERLY HILLS
PROJECT LOCATION BEVERLY HILLS, CA

SHEET TITLE SIGN TYPE 1; a SCULPTURE FABRICATION DETAILS
JOB NUMBER 51307Z

REFERENCE NUMBER WF2
SHEET NUMBER AKA-BH-1.0-1

1300 Industrial Road, Unit #15
 San Carlos, CA 95070
 BPP# CA1-1-288-652-3707153 & Canada
 info@lumescape.com

LUMESCAPE USA

LS9405LED Vedita

Underwater



The LS9405LED has been specifically engineered for underwater use in fountains and other water features. When high output is required, it can be deployed in its full output, 2 W configuration; if a dot of light is required, it can be set as low as 0.2 W, (either by the factory or in the field). Alternatively, the luminaire can be dynamically dimmed via Lumescape d5 driver technology. Constructed in part from 316 marine grade stainless steel, this luminaire also comes with Lumescape proprietary ElectroPolishPlus™ surface treatment as standard.

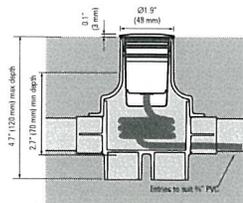


LS9405LED Vedita

Specifications

Lamp Source	1 W or 2 W LED <input type="checkbox"/> White (4300 K typical) <input type="checkbox"/> Warm white (3000 K typical) <input checked="" type="checkbox"/> Blue (470 nm) <i>Other colors by request</i>
Approved Use	Wet/dry - fountains only
Control Signal	0-10 V (current sourcing) PWM On-site or factory-programmable brightness
IP Rating	IP68
Submersion Depth	6' (2 m)
Construction	316 marine grade stainless steel bezel
Installation Type	Niche <i>Supplied as standard</i>
Standard Inclusions	MicroAntiLeach™ wire entry 16.4' (5 m) cord
Accessories	LS6107 niche
Remote Transformers	Refer to Technical Data section for application specific options
Ambient Operating Temperature	-4 °F to 104 °F (-21 °C to 40 °C)
Photometrics	Refer to www.lumescape.com

Any luminaire can become hot - take care with appropriate use and placement



LS9405LED			SS			13-DIM			
LAMP		FINISH	OPTICAL SYSTEM		INPUT VOLTAGE				
Description	Wattage Color	Code	Description	Beam	Code	Description	Code	Options	
LED 1 W	White (4300 K typical)	1W4	Stainless steel	Narrow 11°	NR	0-10 V or PWM Dimmable Driver, 12-15 V 60 Hz	13-DIM ¹⁾	Standard	
	Warm white (3000 K typical)	1H4		Medium 20°	ME				U
	Blue (470 nm)	1B4		Wide 35°	WD				
LED 2 W	White (4300 K typical)	2W4	Linear 10° x 45°	LN ¹⁾	Marker	FL ¹⁾			
	Warm white (3000 K typical)	2H4							
	Blue (470 nm)	2B4							

¹⁾ Linear with well wash filter creates a linear horizontal beam.
²⁾ Recommended for use with lower brightness settings only.

Dimmable Wiring Diagram Reference

Input Voltage	LED Color	Control Type	Wiring Diagram
13-DIM	Single Color	PWM	5

www.lumescape.com

7 JUL 2015

LED LIGHTING SPECS SHEET

SCALE: 1/2" = 1'-0"

TFA ARCHITECTURAL SIGNAGE

3411 LAKE CENTER DRIVE, SANTA ANA, CA 92704 P 714.556.0990 F 714.850.4888

THE DATA IN THIS DOCUMENT MAY INCORPORATE PROPRIETARY RIGHTS OF THE CLIENT. ANY PARTY ACCEPTING THIS DOCUMENT DOES SO IN CONFIDENCE AND AGREES THAT IT SHALL NOT BE DUPLICATED, IN WHOLE OR IN PART, NOR DISCLOSED TO OTHERS, WITHOUT THE WRITTEN CONSENT OF THE CLIENT. CONTRACTOR SHALL VERIFY ALL CONDITIONS ON THE JOB SITE AND NOTIFY THE PROJECT ENGINEER OF ANY VARIATIONS FROM THE DIMENSIONS SHOWN ON THESE DRAWINGS BEFORE PROCEEDING WITH ANY CONSTRUCTION. WRITTEN DIMENSIONS TO SET PRECEDENCE OVER SCALED DRAWINGS.

REVISIONS	08-15-13	ADDED

DRAWN BY	JOHN COOPER	START DATE	05-27-13
APPROVED AS SHOWN	<input type="checkbox"/>	AS NOTED	<input type="checkbox"/>
APPROVED BY:		DATE:	

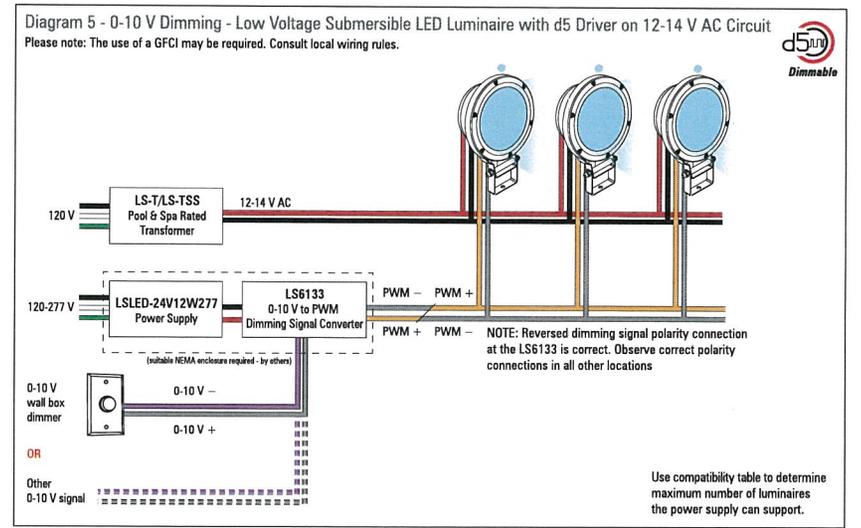
PROJECT NAME	AKA BEVERLY HILLS
PROJECT LOCATION	BEVERLY HILLS, CA

SHEET TITLE	SIGN TYPE 1; LED LIGHTING - TECHNICAL SPECIFICATIONS
JOB NUMBER	513072

REFERENCE NUMBER	WF10
SHEET NUMBER	AKA-BH-2.0-1

Wiring Diagrams

Technical Data



NOTE: The above diagrams are intended to show electrical pathways between luminaires and ancillary devices. These diagrams are not intended to show type or color of cord/wire, wire gauge or approved use of the cord/wire supplied with luminaires. Consult the luminaire-specific cutsheet or the factory for detailed specifications.

Transformer and Remote Driver Compatibility

Technical Data

Transformers for Submersible & Swimming Pool-rated LED Luminaires

The following list of transformers are for use with submersible and/or pool rated luminaires specifically described as being compatible with either 12 V AC (wirewound only) transformers. Compatibility will be noted in the ordering code of the luminaire concerned, and will typically be referenced by Voltage Code '13' or '13-DIM'. In the case of '13-DIM' additional components may be required. Refer to the applicable wiring diagram/s.

Compatibility with each transformer or power supply is indicated by the value mentioned, representing the maximum number of luminaires that may be powered from each transformer or power supply. Please note, this does not take into consideration voltage drop or ampacity limits of the branch circuit. For assistance, please contact factory.

Input Voltage	Pool, Spa & Fountain Transformers					
	LS-T-100	LS-TSS-100	LS-T-300	LS-TSS-300	LS-T-500	LS-TSS-500
120 V, 60 Hz	120 V, 60 Hz	120 V, 60 Hz	120 V, 60 Hz	120 V, 60 Hz	120 V, 60 Hz	120 V, 60 Hz
Output Voltage	12/13/14 V 60 Hz	12/13/14 V 60 Hz	12/13/14 V 60 Hz	12/13/14 V 60 Hz	12/13/14 V 60 Hz	12/13/14 V 60 Hz
Wattage	100 W	100 W	300 W	300 W	500 W	500 W
LS9405LED, 1 Watt	32	32	96	96	160	160
LS9405LED, 2 Watt	16	16	48	48	80	80

www.lumescape.com



Architectural Commission Report

445 North Rexford Drive, Room 280-A

AC Meeting – September 18, 2013

Attachment C:

DRAFT Approval Resolution

RESOLUTION NO. AC-XX-13

RESOLUTION OF THE ARCHITECTURAL COMMISSION OF THE CITY OF BEVERLY HILLS CONDITIONALLY APPROVING AN ARCHITECTURAL REVIEW PERMIT TO ALLOW A SIGN ACCOMMODATION FOR A GROUND SIGN FOR THE PROPERTY LOCATED AT 155 NORTH CRESCENT DRIVE (PL1318879 - AKA).

The Architectural Commission of the City of Beverly Hills hereby finds, resolves and determines as follows:

Section 1. John Fleri, agent, on behalf of the property owner, Metropolitan Crescent Associates LLC, and the tenant, AKA (Collectively the “Applicant”), has applied for architectural approval of a sign accommodation for a ground sign for the property located at 155 North Crescent Drive.

Section 2. Beverly Hills Municipal Code Article 30, Chapter 3 of Title 10, authorizes the Architectural Commission the authority to approve, approve with conditions or deny design-related aspects of projects located in the city’s commercial and multi-family districts, subject to findings set forth in Beverly Municipal Code Section 10-3-3010.

Section 3. Consistent with Beverly Hills Municipal Code Section 10-3-3010, this resolution documents the official action of the architectural commission with respect to the project.

Section 4. The subject project has been reviewed pursuant to the provisions set forth in the California Environmental Quality Act (CEQA – Public Resource Code Sections 21000, *et seq.*), the State CEQA Guidelines (California Code of Regulations, Title 14, Sections 15000 *et seq.*), and the city’s local CEQA Guidelines. The subject project is exempt from environmental review pursuant to Section 15061(b)(3) of the State CEQA Guidelines in that the project includes the review of building design,

colors and materials to the façade of the building, landscaping or minor low-scaled accessory structures, such as fences or walls. It can be seen with certainty that there is no possibility that the subject activity could result in a significant effect on the environment. The project has also been reviewed and found not be a historic resource. The existing improvements to be demolished or altered were not designed by an architect or builder identified on the City's Master Architect list and the site and improvements are not listed on the City's historic resource inventory.

Section 5. The Architectural Commission conducted a duly noticed public hearing on September 18, 2013 at which time oral and documentary evidence was received concerning the application.

Section 6. Based upon the evidence presented at the hearings, including the staff report(s), oral and written testimony, the Architectural Commission hereby makes the following findings:

A. The plan for the proposed building or structure is in conformity with good taste and good design and, in general, contributes to the image of Beverly Hills as a place of beauty, spaciousness, balance, taste, fitness, broad vistas, and high quality. Specifically the project incorporates an appropriate balance of color, high quality materials and appropriate architectural design principles to reinforce the city's urban form and promote the image of Beverly Hills.

B. The plan for the proposed building or structure indicates the manner in which the structure is reasonably protected against external and internal noise, vibrations, and other factors which may tend to make the environmental less desirable. The proposed project is proposed to be constructed

using contemporary building materials and practices, and, as conditioned, complaint with all applicable building codes, including standards that protect against unwanted noise and vibrations.

C. Proposed building or structure is not, in its exterior design and appearance, of inferior quality such as to cause the nature of the local environment to materially depreciate in appearance and value. Specifically, the commission has reviewed the design and construction materials proposed for the project, which incorporates contemporary building material of known quality and durability. Moreover, the project design is appropriate to the building and surrounding improvements and is well matched to the selected materials.

D. As conditioned, the proposed building or structure is in harmony with the proposed developments on land in the general area, with the general plan for Beverly Hills, and with any precise plans adopted pursuant to the general plan. The proposed project complies with the applicable goals and policies set forth in the general plan, and, as conditioned, designed in a manner that complies with local ordinances. The overall design is consistent with and appropriate to other improvements in the general vicinity.

E. The proposed development is in conformity with the standards of this code and other applicable laws insofar as the location and appearance of the buildings and structures are involved. As, conditioned, the project will be designed in compliance with all applicable regulations.

F. The proposed development is designed in a manner that protects and preserves those exterior elements of the building which the planning commission found contributed to the determination of the project as a "character contributing building": in accordance with section 10-2-707 of this title. The proposed project does not include a request and has not been determined by the

planning commission to be a project that qualifies as a “character contributing building” under section 10-2-707. Therefore, this finding is not applicable to the subject project.

Section 7. Based on the foregoing, the Architectural Commission hereby grants the request defined in this resolution subject to the following conditions:

Project-Specific Conditions

No special conditions are proposed for this project.

Standard Conditions

1. **Revised Plan Submittal.** For all projects that are approved with project-specific conditions, a revised plan set that has fully incorporated all such conditions shall be submitted to the project planner, both in hard copy format and in electronic format, prior to submitting for the building permit plan check process.
2. **Architectural Approval.** Project approval is for the design-related aspects of the project only. No approval is implied or granted with regard to applicable city zoning or technical codes, which may require review and approval from other city commissions or officials.
3. **Compliance with Municipal Code.** Prior to issuance of a building permit, the applicant shall demonstrate compliance with all applicable provisions of the city’s municipal code and applicable conditions imposed by any discretionary review approval.
4. **Compliance with Special Conditions.** Any special conditions that require approval by the director of community development, or designee, shall be submitted to the staff liaison to the commission

within fourteen (14) days of approval or prior to submittal of the plan check review application, whichever is greater.

5. **Project Rendering.** Prior to issuance of a building permit, the applicant shall incorporate into the building permit set of plans, an updated color rendering of all building facades. The quality and detail of the rendering shall be subject to approval from the director of community development, or designee, and shall include sufficient design information to evaluate project compliance during construction.
6. **Approval Resolution.** A copy of the signed resolution of approval shall be scanned onto the cover sheet(s) of the building permit set of plans.
7. **Substantial Compliance with Approved Plans.** The director of community development, or designee, shall determine if changes to the approved project are in substantial compliance with the commission's action. This determination shall be subject to applicable fees and charges. A substantial modification to the approved project requires approval from the Architectural Commission.
8. **Validity of Permits.** The rights granted by this approval shall remain valid for three (3) years from the date of approval, unless extended pursuant to Beverly Hills Municipal Code Section 10-3-207.

Section 8. The Secretary of the Architectural Commission shall certify to the passage, approval, and adoption of this resolution, and shall cause this resolution and its certification to be entered in the administrative record maintained by the community development department.

Section 9. Decisions of the Architectural Commission may be appealed to the City Council within fourteen (14) days of the final action by filling a written appeal and paying appropriate fees with the City of Beverly Hills City Clerk.

Approved as to Form and Content:

Adopted: September 18, 2013

William Crouch, Commission Secretary
Community Development Department

James Blakeley III, Chair
Architectural Commission