Current Development Activity (Planning Commission/City Council)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
Planning Commission Level Cases					
1801 Angelo Dr.	**Variance and Hillside R-1 Permit** Request to allow a new two-story accessory structure to be located within required side and rear setbacks and exceed 14' in height.	12/11/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** David Geffen **(R)** Jason Somers – 310-344-8474	**3/27/2014:** Planning Commission hearing **12/16/2013:** Application under review
228 S. Beverly Dr.	**Zone Text Amendment and Development Plan Review** Request to amend the Municipal Code with respect to development standards for rooftop lunchrooms, and a request for a Development Plan Review to add a 2,202 square foot lunchroom to an existing 8,150 square foot commercial structure.	10/16/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)(A)** Orbit Limited Partnership **(R)** Moshe Kraiem – 310-266-6284	**3/24/2014:** Subcommittee meeting with Commissioners Block and Corman scheduled for 2:00 PM in the Planning Conference Room on the ground floor of City Hall. **2/27/2014:** Planning Commission hearing – Direction provided to staff, project continued to a date uncertain. Subcommittee formed with Commissioners Block and Corman to assist in refining amendment language. **10/17/2013:** Application under review

Current Development Activity (Planning Commission/City Council)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
9265 Burton Way	**New 23-Unit Condominium** Development Plan Review for new condominium building proposing use of density bonus including providing two very low income housing units; requesting incentives of reduced front and rear setbacks, and reduced parking standards in accordance with State standards to provide the affordable units.	6/1/2012	RYAN GOHLICH 310-285-1194 rgohlich@beverlyhills.org	**(A)** Levin-Morris Architects - 323-656-3034, **(O)** Empire at Burton Way LLC (Craig Berbarian) - 310-582-5914	**3/27/2014:** Planning Commission hearing **3/11/2014:** Revised plans submitted by applicant. Project modified to be height-compliant, with reduced front and rear setbacks proposed as an alternative incentive. **9/18/2013:** Density Bonus Study completed. Awaiting applicant response. **7/11/2013:** Density Bonus Study Commenced **6/4/2013:** City Council Hearing to discuss allocation of funds to study Density Bonus incentives. Council authorized funding. **5/9/2013:** Planning Commission Hearing (Hearing continued to a

Current Development Activity (Planning Commission/City Council)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
					date uncertain. Staff directed to seek direction from City Council regarding the study of development incentives, particularly building height.) **4/22/2013:** Start of 45-day public comment period on Draft EIR. Comment period until 6/5/13. **4/10/2013:** Review by the Cultural Heritage Commission. CHC recommended that the property not be considered as a historic resource. **2/28/2013:** Planning Commission Project Preview **2/25/2013:** 30-day agency comment period for Notice of Preparation

Current Development Activity (Planning Commission/City Council)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
					initiated.
246 North Canon Dr.	**Development Plan Review and In-Lieu Parking** Request to add 6,939 square feet of floor area to the existing building, and a request for 69 in-lieu parking spaces to accommodate the expansion.	3/12/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** E. Crown Holdings LLC. **(R)** Eddia Mirharooni – 310-275-4500	**3/18/2014:** Application under review for completeness
257 North Canon Dr.	**Boffo Theater** Development Agreement and Overlay Zone to allow the construction of a new commercial building containing theater, retail, restaurant, and office uses.	8/7/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(A)** SMS Architects – 949-757-3240 **(A)** Carlos Wellman and Adolfo Fastlicht – Boffo Cinemas **(O)** Canon Luxury Buildings, LLC	**2/26/2014:** Application processing placed on hold by applicant **12/18/2013:** City Council Liaison meeting. Direction provided to applicant. **9/10/2013:** City Council presentation by staff to receive direction on processing application

Current Development Activity (Planning Commission/City Council)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
1100 Carolyn Way	**Variance and Hillside R-1 Permit** Variance request to exceed the maximum overall height limitation of 55' for construction that extends over a slope (measured from the lowest exposed point of the structure to the highest exposed point of the structure, with no individual portion exceeding 30' in height; Hillside R-1 Permit request to allow on-site cumulative floor area in excess of 15,000 square feet, a solid 6' wall within a required front setback, and an accessory structure with elevated deck located within 100' of a front property line.	11/5/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Moussa Mehdizadeh **(R)** Hamid Gabbay – 310-553-8866	**3/5/2014:** Site visit with applicant. Awaiting direction from applicant regarding scope of project. **2/18/2014:** Comments provided to applicant regarding project design and code compliance
322 Foothill Rd.	**Zone Text Amendment and Conditional Use Permit** Request to amend fence height standards in the C-5 commercial zone, and a request for a Conditional Use Permit to allow a religious institution in the C-5 commercial zone.	10/8/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)(A)** Sephardic Magen David Congregation **(R)** Jacob Segura – 310-282-8448	**4/24/2014:** Tentative Planning Commission hearing **10/17/2013:** Application under review

Current Development Activity (Planning Commission/City Council)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
911 Foothill Rd.	**Game Court Review and Hillside R-1 Permit** Revision to a previously approved game court to allow an accessory structure containing an emergency generator to be located beneath the game court and within 100' of the front property line.	10/1/2013	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(R)** Sheri Bonstelle – 310-712-6847 **(A)(O)** Casey Wasserman Trust	**3/3/2014:** Meeting with applicant, project options discussed. Awaiting direction from applicant regarding project design. **1/3/2014:** Revised plans submitted (comments provided to applicant) **10/8/2013:** Application under review
911 Hillcrest Rd.	**Variance and Trousdale R-1 Permit** Request to allow grading and retaining walls off the level pad, and a request to allow an accessory structure within 100' of a front property line.	2/27/2014	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)(A)** Arnold Rosenstein **(R)** Marty Esterline – 818-612-0098	**4/10/2014:** Tentative Planning Commission hearing **3/3/2014:** Application under review
14 North La Cienega	**Extended Hours Permit – The Phoenix** Request to allow the restaurant and bar to operate until 2:00 AM, seven days per week. The restaurant and bar is currently allowed to operate until 11:00 PM Sunday through Thursday, and 1:00 AM Friday and Saturday.	2/13/2014	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)** Sweetzer Plaza Inc. **(A)** Lonnie Moore – The Phoenix **(R)** Dominic Filosa – 310-801-6213	**5/8/2014:** Tentative Planning Commission hearing **3/14/2014:** Application deemed complete **2/27/2014:** Application under review

Current Development Activity (Planning Commission/City Council)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
1140 Laurel Way and 1211 Steven Way	**Variance and Lot Line Adjustment** Request to adjust the property line between 1140 Laurel Way and 1211 Steven Way. The adjustment would result in the lot at 1140 Laurel Way becoming more nonconforming with respect to lot size, requiring a variance.	1/27/2014	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)(A)** Chateau Liberte, LLC **(O)(A)** Isaac Hakim **(R)** Jason Somers – 310-344-8474	**4/24/2014:** Tentative Planning Commission hearing **2/10/2014:** Application under review
1184 Loma Linda Drive	**Street Master Plan Amendment and Hillside R-1 Permit** Request to vacate a portion of Loma Linda Drive in order to combine properties at the end of the cul-de-sac, and a request for a Hillside R-1 Permit to allow the construction of a new single-family residence that has a cumulative floor area in excess of 15,000 square feet, and export of earth material in excess of 3,000 cubic yards (approximately 7,800 cubic yards are proposed to be exported).	3/17/2014	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)(A)** Loma Linda Trust **(R)** Jason Somers and Parisa Nejad – 310-344-8474	**3/24/2014:** Application under review for completeness
332 N. Oakhurst Drive	**Tentative Tract Map, Development Plan Review, and R-4 Permit** Request to allow the construction of a 31-unit condominium project. The project is split between Beverly Hills and Los Angeles.	1/7/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Oakhurst 90210, LLC **(R)** Terry Moore – 310-261-1599	**4/24/2014:** Tentative Planning Commission hearing **3/19/2014:** L.A. City public hearing regarding portion of project in L.A.

Current Development Activity (Planning Commission/City Council)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
					2/7/2014: Application deemed complete **1/20/2014:** Application under review
346 N. Rodeo Drive	**Development Plan Review and In-Lieu Parking** Request to add approximately 6,000 square feet to the existing retail building and provide approximately 33 parking spaces through the City's in-lieu parking program.	11/19/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O) (A)** ECA Capital **(R)** Crest Real Estate (Parisa Nejad) – 916-505-8246 **(R)** Jose Dasilva Fleitas – 858-847-9633	**4/10/2014:** Tentative Planning Commission hearing **12/2/2013:** Application under review
9882 S. Santa Monica Blvd.	**CUP/Extended Hours – Peninsula Hotel** Request to renew a Conditional Use Permit and Extended Hours Permit to allow use of the hotel's rooftop area later than 10:00 PM.	1/23/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Belvedere Hotel Partnership 310-888-1882 **(L)** Mitch Dawson – 310-285-0880	**4/10/2014:** Tentative Planning Commission hearing **2/23/2014:** Application deemed complete **1/27/2014:** Application under review

Current Development Activity (Planning Commission/City Council)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
9699 Wilshire Blvd.	**Conditional Use Permit** Request to allow a non-pedestrian use (1st Century Bank) to be located within the pedestrian-oriented area on the ground floor of the subject property and occupy more than 25' of street frontage. The bank would occupy 72' of street frontage on Brighton Way and 52' of street frontage on Wilshire Boulevard.	2/5/2014	RYAN GOHLICH 310 285-1194 rgohlich@beverlyhills.org	**(O)** Maha Khali Trust **(A)** 1st Century Bank – David Comfort and Kathleen Crown **(L)(R)** Steve Webb – 310-888-3430	**4/10/2014:** Tentative Planning Commission hearing **2/24/2014:** Application under review

Current Development Activity (Director-Level Reviews)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
153 S. Beverly Drive	**Open Air Dining – Walter's** Request to allow 106 square feet of open air dining containing 8 tables and 16 chairs.	1/16/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)** 155 Beverly Drive LLC **(A)** Walter's – Fred Djie – 310-498-3018	**3/5/2014:** Encroachment agreement provided to applicant. Awaiting submittal of signed agreement. **2/6/2014:** Notice of pending decision mailed **1/27/2014:** Application under review
168 S. Beverly Drive	**Open Air Dining – Picnic L.A.** Request for outdoor dining containing 10 tables, 20 chairs, and 4 umbrellas – to be surrounded by stainless steel railing.	9/23/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(R)** Evan Shiea – 323-662-1000 **(A)** Iced Tea Restaurant Group LLC (DBA Picnic L.A.) – 310-435-5724 **(O)** Four Corners Properties LLC	**1/14/2014:** Request to applicant for additional information **10/23/2013:** Notice of pending decision mailed **9/23/2013:** Application under review
618 N. Beverly Drive	**Minor Accommodation** Request to allow a second-story addition above a one-story accessory structure. The second story would be 402 square feet, have a maximum height of 24', and be located within the required rear setback.	12/23/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Omni LA Realty Holdings, LLC **(R)** Gabbay Architects – 310-553-8866	**12/30/2013:** Application under review

Current Development Activity (Director-Level Reviews)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
300 N. Canon Drive	**Open Air Dining – Rite Aid** Request to allow 336 square feet of open air dining area containing 6 tables and 12 chairs on private property.	1/15/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Rite Aid Corporation **(R)** John Caglia – 714-883-9092	**2/28/2014:** Application deemed complete. **1/27/2014:** Application under review
9465 Charleville Blvd.	**Open Air Dining-Kreation Juicery** Request for outdoor dining containing 4 tables and 8 chairs – no railing requested.	2/21/2012	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(A)** Marjan Sarsher - 310-748-7607	**3/6/2014:** Encroachment agreement being circulated for signatures **10/22/2013:** Notice of pending decision mailed **8/23/2013:** Revised plans submitted, additional materials requested from applicant. 4/6/2013: Applicant requested application be temporarily put on hold due to corporate offices moving. 2/21/2012: Incomplete (Staff contacted applicant in Sept. and applicant indicated interest in completing application)

Current Development Activity (Director-Level Reviews)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
519 North Linden Dr.	**Minor Accommodation** Request to construct a 16' tall accessory structure within a required rear setback, but outside the required side setback.	10/2/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(R)** Fran Cohen – 310-913-0952 **(A)(O)** Farrah and Eddie Gozini	**3/17/2014:** Communication with applicant. Meeting scheduled for week of 3/17 to discuss project revisions. **12/12/2013:** Corrections given to applicant. Awaiting resubmittal of revised plans. **10/8/2013:** Application under review
9530 South Santa Monica Blvd.	**Open Air Dining – L'Amande** Request for outdoor dining on public and private property containing a total of 14 tables and 30 chairs.	8/16/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(A)** Will Nieves – 310-634-4553 **(A)** Goncalo Moitinho De Almeida – 424-270-5449 **(O)** Moutlon 3D	**3/3/2014:** Encroachment agreement being circulated for signatures. **2/26/2014:** Revised plans submitted by applicant. **9/23/2013:** Notice of pending decision mailed. **9/17/2013:** Application deemed incomplete, pending resubmittal by applicant.

Current Development Activity (Director-Level Reviews)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
9609 South Santa Monica Blvd.	**Open Air Dining-Kreation Juicery** Request for outdoor dining containing 4 tables and 8 chairs – no railing requested.	8/15/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(A)** Marjan Sarsher - 310-748-7607 **(O)** Laura Aflalo	**3/3/2014:** Encroachment agreement being circulated for signatures **10/21/2013:** Notice of pending decision mailed **9/17/2013:** Application deemed incomplete, pending resubmittal by applicant.
509 Sierra Dr.	**Minor Accommodation and Second Unit Use Permit** Request to allow a second-story addition with fully independent living facilities above an existing one-story garage. The addition would have a maximum height of 22' and be located within the required side and rear setbacks.	12/20/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Intrawityanunt **(R)** Gus Duffy – 818-985-0015	**3/11/2014:** Notice of pending decision mailed. **12/30/2013:** Application under review
252 Spalding Dr.	**R-4 Permit** Request to construct one additional residential unit above an existing detached garage within a required rear setback on an R-4 property.	10/8/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Verte & Company LLC **(R)** James Corcoran – 310-827-9919	**3/13/2014:** Meeting with applicant to discuss design options. Awaiting submittal of revised design. **2/19/2014:** Meeting with applicant to discuss revised plans. Direction

Current Development Activity (Director-Level Reviews)					
Address	**Project Description**	**Date Filed**	**Planner**	**Owner (O), Applicant (A), Lobbyist (L), Representative (R)**	**Next Milestones/ Notes**
					provided. **2/13/2014:** Revised plans submitted by applicant – under review **10/8/2013:** Application under review.
226 Tower Dr.	**R-4 Permit** Request to reconstruct an existing, legally nonconforming detached garage located within required rear and side setbacks on the subject property.	2/13/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Miriam Zlotolow, Tower Equity Holdings LLC **(R)** Chris Salas – 818-886-1533	**3/14/2014:** Application deemed complete **2/24/2013:** Application under review.
904 Whittier Dr.	**Minor Accommodation** Request to allow an addition over 14' in height to align with an existing nonconforming side setback. The proposed addition would have a maximum height of 27'6" and a side setback of 6'10".	11/6/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)(A)** Stephan Nourmand **(R)** Juan Aceytuno – CWA AIA Inc – 818-240-5456	**3/5/2014:** Staff report and analysis being drafted **2/5/2014:** Notice of pending decision mailed **11/18/2013:** Application under review

Current Development Activity (Director-Level Reviews)

Address	Project Description	Date Filed	Planner	Owner (O), Applicant (A), Lobbyist (L), Representative (R)	Next Milestones/ Notes
8620 Wilshire Blvd.	**Open Air Dining – Philippe Restaurant** Request for outdoor dining on private property containing 3 tables and 6 chairs.	9/24/2013	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(A)(R)** Manny and Yolanda Halley – 917-450-3006 **(O)** Robert Hanasab	**3/17/2014:** Follow-up communication with applicant regarding status of project. Awaiting response. **12/6/2014:** Corrections provided to applicant and direction given regarding review process. **9/30/2013:** Application under review
9844 Wilshire Blvd.	**Open Air Dining – Teavana** Request for open air dining on private and public property, with 159 square feet proposed on private property, and 204 square feet proposed on public property. A total of 7 tables and 14 chairs would be provided within the open air dining areas.	2/28/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)** TJB and Co. (Jeff Wilson) **(A)** Teavana **(R)** Architects of Orange (Hide Iwagami) – 714-289-3274	**3/3/2014:** Application under review for completeness
9844 Wilshire Blvd.	**Open Air Dining – Starbucks** Request for open air dining on public property, with 60 square feet of dining area proposed. A total of 4 tables and 8 chairs would be provided within the open air dining area.	2/28/2014	SHENA ROJEMANN 310 285-1192 srojemann@beverlyhills.org	**(O)** TJB and Co. (Jeff Wilson) **(A)** Teavana **(R)** Architects of Orange (Hide Iwagami) – 714-289-3274	**3/3/2014:** Application under review for completeness