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July 18, 2019

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CASE NO. ZA 2018-906-CUB-CUX-ZV-CDO  
CONDITIONAL USE, VARIANCE, COMMUNITY  
DESIGN OVERLAY  
612 – 616 South Broadway  
Central City Planning Area

**LETTER OF CORRECTION**

On August 30, 2018, pursuant to Los Angeles Municipal Code Sections 12.24-W,1 and 12.24-W,18, the Associate Zoning Administrator approved a Conditional Use Permit to allow the sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a new restaurant as part of a 7<sup>th</sup> floor addition and rooftop bar/lounge on the 8<sup>th</sup> floor high rooftop bar with rooftop dining expansion and outdoor roof within an existing building and permitted live entertainment and public dancing in conjunction with a rooftop bar/lounge within an existing building in the C2-1-CDO Zone. It was brought to staff's attention that Condition No. 6 did not accurately reflect the plans stamped, Exhibit A", which was for two restaurants comprised of the 6,011 square foot on the 7<sup>th</sup> floor of the subject building, and a 6,240 square-foot rooftop bar/lounge on the 8<sup>th</sup> floor/roof, and also reflected throughout the grant's conditions and findings. There is no increase in the square footage of the overall project, and the square footage of restaurant use identified in Condition No. 6.

Therefore, Condition No. 6 is hereby **CORRECTED** to read as follows:

6. Approved herein is a 6,200 square-foot addition of floor area on the 7<sup>th</sup> floor and 8<sup>th</sup> floor/roof, and:

- a. The sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a proposed 42,254 6,011 restaurant located on the 7<sup>th</sup> and 8<sup>th</sup> floors. **The sale and dispensing of a full line of alcoholic beverages for on-site consumption in conjunction with a proposed 6,240 square-foot rooftop bar/lounge on the 8<sup>th</sup> floor/roof.**
- b. The seventh floor restaurant shall be permitted a total of 381 seats (262 indoor and 119 outdoor);
- c. The eighth floor/roof shall be permitted a total 361 seats (77 indoor and 284 outdoor);
- d. Hours of operation for the restaurants shall not exceed 6 a.m. to 2 a.m., daily;
- e. Live entertainment and dancing on the 8<sup>th</sup> floor/roof shall be limited to 11 a.m. to 2 a.m., daily, except for the unenclosed portion of the rooftop, where hours of live entertainment and patron dancing shall be from 11 a.m. to 11 p.m., daily. Live entertainment in the 7<sup>th</sup> floor restaurant shall be permitted until 11 a.m. to 2 a.m., daily.
- f. Patron dancing shall be permitted and limited to 7<sup>th</sup> floor restaurant and 8<sup>th</sup> floor restaurant and rooftop deck as shown on Exhibit A.
- g. Zero parking spaces shall be required for the 6,200 square-foot expansion of floor area as the result of the creation of a rooftop dining area.

All other conditions remain unchanged.



HENRY CHU  
Associate Zoning Administrator

HC:bk

cc: Councilmember José Huizar  
Fourteenth Council District