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April 7, 2023

DIR-2002-3323-RV-PA2
ENV-2018-5644-CE
Council District 1

NOTICE TO APPELLANT(S), APPLICANT(S), OWNER(S), OCCUPANT(S), AND INTERESTED PARTIES WITHIN A 500-FOOT RADIUS

You are hereby notified that the Planning and Land Use Management (PLUM) Committee of the Los Angeles City Council will hold a public hearing in-person on **Tuesday, May 2, 2023** at approximately **2:00 P.M.**, 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 the following: Categorical Exemption pursuant to California Environmental Quality Act (CEQA) Guidelines, Section 15321 and related CEQA findings, report from the Department of City Planning, Office of Zoning Administration; and, Appeals filed by the following: 1) Pravin Ahir (Representative: Frank A. Weiser, Esq., Law Offices of Frank A. Weiser), 2) Mayur B. Patel (Representative: Frank A. Weiser, Esq., Law Offices of Frank A. Weiser); and, 3) Balubhai G. Patel, Individually and as Trustee of Balubhai Patel Trust (Representative: Frank A. Weiser, Esq., Law Offices of Frank A. Weiser); from the determination of the Zoning Administrator in determining the Categorical Exemption and the continued imposition of Conditions is necessary in order to mitigate the land use impacts caused by the property; in denying the request for modification of Condition Nos. 1 and 5; in modifying Condition Nos. 1, 5, 9, 15, 16, 18, 19, 23, 24, 26, 28, 29, 31, 32, 34; in adding Condition Nos. 35 and 36; and in deleting Condition Nos. 11, 22, and 30; for the continued operation of the hotel, known as the Stuart Hotel, located at 718 South Union Avenue, subject to Conditions of Approval.

Applicant: Balubhai G. Patel
Representative: Frank A. Weiser Esq., Law Offices of Frank A. Weiser

The audio for this meeting is broadcast live on the internet at: <https://clerk.lacity.org/calendar>. The live audio can also be heard at: (213) 621-CITY (Metro), (818) 904-9450 (Valley), (310) 471-CITY (Westside) and (310) 547-CITY (San Pedro Area). If the live audio is unavailable via one of these channels, members of the public should try one of the other channels.

Requests for reasonable modification or accommodation from individuals with disabilities, consistent with the Americans with Disabilities Act can be made by contacting the City Clerk's Office at (213) 978-1133. For Telecommunication Relay Services for the hearing impaired,

please visit this site for information: <https://www.fcc.gov/consumers/guide/telecommunications-relay-services-trs>.

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 through the Public Comment Portal: www.LACouncilComment.com.

In addition, you may view the contents of Council file No. **20-0539** by visiting: www.lacouncilfile.com.

Please be advised that the Planning and Land Use Management 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:

Matthew Lum

(213) 978-1912

matthew.lum@lacity.org

For inquiries about the meeting, contact City Clerk staff:

Candy Rosales

(213) 978-1078

clerk.plumcommittee@lacity.org

Candy Rosales

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.