

## West Adams Neighborhood Council Land Use Committee Minutes, 3/14/19

Meeting started at 6:00 PM;

Land Use Committee board members: Eva Aubry, Richard Williams and Adam Tootla  
Representatives from Beer Party Co. : Will Nieves, and founders Jason Eisner, Matthew Forrest and Josh Bean were present.

Will Nieves representing Beer Party Co. addressed the stakeholders/board members, explaining the purpose and intent of the business located at 4203 W Jefferson, 90016.

- The location will be a “microbrewery” with the manufacturing of craft beers to be sold, manufactured, and distributed by wholesale under a conditional use permit
- The current property is not in use, and will begin to be re-developed in June/July 2019 and will be leased by the owners accordingly
- It will have outdoor seating, a glass window facade, with a beer garden along with a food menu ranging with items from \$3-\$12, and a beer menu of \$10-\$12 with pitchers ranging from \$30-\$45.
- Beer will only be served on the premises and employees will take action to prevent underage drinking and excessive drinking

Owners and founders of Beer Party Co. addressed stakeholder and the board with a discussion and answer forum for those attending;

- Approximately 161 seats in total
- Hours of operation 9:00 AM-2:00 AM, hours are established but can vary daily.
- Owners currently have another establishment with similar designs at 5052 York Blvd, Los Angeles in the Highland Park neighborhood
- Beers are not high in alcohol volume, 4%-5%, additionally non-alcoholic beer will be manufactured
- The intent is for a community based business which will contribute favorably to the local economy, and will hire local residents in the West Adams neighborhood for all aspects of the operation from manufacturing, bartending, and serving.
- To address issues of driving under the influence, Beer Party Co. has collaborated with Lyft Inc. to provide 20% discounts for customers
- Patio are will close at midnight/12:00 AM to prevent noise issues for residents
- Catering/Food trucks will vary but range from local vendors to companies such as *Kogi*, *Compton Vegan*, *CENA vegan*, *berrybowl*, *SEÑOREATA*, etc...

Stakeholders and board members had concerns regarding;

- Parking and noise complaints, residents on West blvd suggested safety issues with the business being so close
  - Jason Eisner referred to other location in Highland Park which has its wall neighboring homes, with no issues about noise or safety in its years of operation
- The proximity to LAUSD campuses and underage drinking
  - The staff will have ID scanners/readers, in addition to only allowing families and groups where individuals are 21 or over
- “Diversity” of the board/investors, and “financial transparency” regarding who is an investor
  - The company has a wide variety of food service providers who vary, including actor Craig Robinson, and CFO Matthew Forrest would follow up regarding privacy issues in providing a list of investors

Meeting concluded at 7:45 PM