

Istvan Bernath  
Katalin Bernath  
2923 Green View Place  
Los Angeles, CA 90046

January 15th, 2026

TO:  
Los Angeles Department of City Planning  
Attn: Zoning Administrator  
200 N. Spring Street  
Los Angeles, CA 90012

Attn: Andres Gutierrez, MPP  
Planning Assistant  
Via email: [andres.gutierrez@lacity.org](mailto:andres.gutierrez@lacity.org)

CC: Bel Air Beverly Crest Neighborhood Council (BABCNC)  
Planning and Land Use Committee  
Via email: [plu@babcnc.org](mailto:plu@babcnc.org)

Subject: Formal Objection to Variance Request and Complaint Regarding Ongoing Nuisance -  
Mulholland Tennis Club (Case No. ZA-2024-1881-ZV)

We are writing as a neighboring resident to formally express ongoing concerns regarding repeated events and parties held at the Mulholland Tennis Club. While we recognize the club's presence in our community as a tennis facility to benefit its private members, the frequency and scale of booked events and parties have created persistent disturbances and safety concerns for nearby residents.

Specifically, excessive noise from non-tennis related events—often extending into the evening—has significantly disrupted the quiet enjoyment of our home. Additionally, these booked events generate substantial traffic congestion on surrounding residential streets, including increased vehicle volume and illegal parking, all of which interfere with residents' daily activities and emergency access.

Of particular concern is the growing number of individuals from the general public attending these events and the party/event and food trucks rolling on our narrow neighborhood streets at all hours (of the day and night). This influx has exposed our neighborhood to increased foot and vehicle traffic, creating a heightened risk to residents' safety and property.

We respectfully request that the City take immediate steps to mitigate these issues, including imposing additional restrictions or conditions to Mulholland Tennis Club. In addition, allowing the Variance request for the proposed construction and operation of an outdoor bar at the Club will increase the number of gatherings and worsen the present conditions.

For these reasons, we respectfully request that the Bel Air Beverly Crest Neighborhood Council and the Planning Department and Zoning Administration also, oppose and deny the requested variance.

Thank you for your attention and consideration.

Sincerely,



Istvan Bernath  
Katalin Bernath

