

GARDEN GROVE ZONING ADMINISTRATOR MEETING  
City Hall, 11222 Acacia Parkway, Garden Grove, CA 92840  
Third Floor Training Room

Meeting Minutes  
Thursday, August 22, 2019

CALL TO ORDER: 9:00 a.m.

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-163-2019

Applicant: Thuc Lai  
Location: 12332 Brookhurst Street  
Date: August 22, 2019

Request: To operate an existing restaurant, Tam's Restaurant and Sandwich, with a new original State Alcoholic Beverage Control (ABC) Type "41" (On Sale, Beer and Wine, Eating Place) License. The site is in the C-2 (Community Commercial) zone. In conjunction with the request, the Zoning Administrator will also consider a determination that the project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 – Existing Facilities – of the State CEQA Guidelines. Upon approval and exercise of the subject request, the Conditional Use Permit previously governing the tenant space, CUP-575-01, shall be revoked and become null and void.

Action: Public Hearing Held. Speaker(s): Thuc Lai

Action: The Zoning Administrator adopted Decision No. 1783-19.

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-165-2019

Applicant: Frontier Village Center, LLC  
Location: 12965 Beach Boulevard  
Date: August 22, 2019

Request: To operate a new 1,533 square foot gym, Club Pilates, in an integrated shopping center. The site is in the C-2 (Community Commercial) zone. In conjunction with the request, the Zoning Administrator will also consider a determination that the project is categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15301 – Existing Facilities – of the State CEQA Guidelines.

Action: Public Hearing Held. Speaker(s): Tom Carpenter, Roger Chan

Action: The Zoning Administrator adopted Decision No. 1784-19.

ORAL COMMUNICATIONS – PUBLIC: None.

## Zoning Administrator Minutes

ADJOURNMENT: The Zoning Administrator adjourned the meeting at 9:18 a.m. to the next Regular Meeting of the Garden Grove Zoning Administrator on Thursday, September 12, 2019, at 9:00 a.m., in the City Hall Third Floor Training Room, 11222 Acacia Parkway, Garden Grove.

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Judith Moore  
Recording Secretary