

GARDEN GROVE ZONING ADMINISTRATOR MEETING
Garden Grove Community Meeting Center
11300 Stanford Avenue, Garden Grove, CA 92840

Meeting Minutes
Thursday, May 11, 2023

CALL TO ORDER: 9:00 a.m.

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-240-2023

Applicant: Kristin Nguyen
Location: 10911 Westminster Avenue
Date: May 11, 2023

Request: Conditional Use Permit approval to operate a new restaurant, Garlic & Chives by Royal, with a new original Alcoholic Beverage Control (ABC) Type "41" (On-Sale, Beer & Wine, Eating Place) License. Also, a request to revoke Conditional Use Permit No. CUP-440-99, which previously allowed the operation of a restaurant with a State Alcoholic Beverage Control (ABC) Type "47" (On-Sale, General, Eating Place) License. The site is in the C-1 (Neighborhood 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): Kristin Nguyen

Action: The Zoning Administrator adopted Decision No. 1842-23.

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-235-2023

Applicant: Amina Naeem (Urban Punjab)
Location: 12549 Harbor Boulevard
Date: May 11, 2023

Request: Conditional Use Permit approval to allow an existing restaurant, Urban Punjab, to operate with a new original State Alcoholic Beverage Control (ABC) Type "41" (On-Sale, Beer and Wine, Public Eating Place) License. Upon approval and exercising of the subject request, the Conditional Use Permit previously governing the tenant space, CUP-319-96, shall be revoked and become null and void. The site is in the Planned Unit Development No. PUD-121-98 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.

Zoning Administrator Minutes

Action: Public Hearing Held. Speaker(s): Michael Pauls

Action: The Zoning Administrator adopted Decision No. 1837-23.

ORAL COMMUNICATIONS – PUBLIC: None.

ADJOURNMENT: The Zoning Administrator adjourned the meeting at 9:17 a.m.

Judith Moore
Recording Secretary