



AGENDA

ZONING ADMINISTRATOR MEETING

City Hall  
11222 Acacia Parkway

Thursday, March 10, 2016  
Third Floor – Training Room

9:00 a.m.

Members of the public desiring to speak on any item of public interest, including any item on the agenda except public hearings, must do so during Comments by the Public. Each speaker shall fill out a card stating name and address, to be presented to the Recording Secretary, and shall be limited to five (5) minutes. Members of the public wishing to address public hearing items shall do so at the time of the public hearing.

Any person requiring auxiliary aids and services due to a disability should contact the City Clerk's office at (714) 741-5035 to arrange for special accommodations. (Government Code §5494.3.2).

All revised or additional documents and writings related to any items on the agenda, which are distributed to the Zoning Administrator within 72 hours of a meeting, shall be available for public inspection (1) at the Planning Services Division during normal business hours; and (2) at the City Hall Third Floor Training Room at the time of the meeting.

Agenda item descriptions are intended to give a brief, general description of the item to advise the public of the item's general nature. The Zoning Administrator may take legislative action deemed appropriate with respect to the item and is not limited to the recommended action indicated in staff reports or the agenda.

1. PUBLIC HEARING ITEM(S):

a. CONDITIONAL USE PERMIT NO. CUP-060-2016

APPLICANT: Antoun Durra  
LOCATION: 12062 West Street

REQUEST: To allow the transfer of ownership of an existing liquor store, Certified Market, which currently operates with an Alcoholic Beverage Control Type "21" (Off-sale, General) License without a Conditional Use Permit. Also, a request to reduce the size of the liquor store tenant space from 6,300 square feet to 3,192 square feet. The site is in the C-1 (Neighborhood Commercial) zone. The project is exempt pursuant to CEQA Section 15301 – Existing Facilities.

b. CONDITIONAL USE PERMIT NO. CUP-061-2016

APPLICANT: Rajeevan Rajalingam  
LOCATION: 9737 Chapman Avenue

REQUEST: To operate a new 2,500 square foot restaurant, Blaze Pizza, with an original Alcoholic Beverage Control (ABC) Type "41" (On-Sale, Beer and Wine, Eating Place) License. The site is in the NMU (Neighborhood Mixed Use) zone. The project is exempt pursuant to CEQA Section 15303 – New Construction.

c. CONDITIONAL USE PERMIT NO. CUP-063-2016

APPLICANT: Marcelino Bolanos and Quang Nguyen  
LOCATION: 12827 Harbor Boulevard #G-2

REQUEST: To operate a new 9,454 square foot arcade, Nickel Nickel, in an integrated shopping center, Harbor Town and Country. The site is in the PUD-121-98 (Planned Unit Development) zone. The project is exempt pursuant to CEQA Section 15301 – Existing Facilities.

d. CONDITIONAL USE PERMIT NO. CUP-064-2016

APPLICANT: Silvia Reyes  
LOCATION: 12835 Harbor Boulevard #E-6

REQUEST: To operate an existing 1,200 square foot restaurant, S & J's Gran Café, with a new State Alcoholic Beverage Control (ABC) Type "41" (On-Sale, Beer and Wine, Public Premises) License. The site is in the PUD-121-98 (Planned Unit Development) zone. The project is exempt pursuant to CEQA Section 15301 – Existing Facilities.

2. COMMENTS BY THE PUBLIC

3. ADJOURNMENT