

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

Meeting Minutes
Thursday, October 13, 2022

CALL TO ORDER: 9:03 a.m.

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-284-09(REV. 10)
(SUPPLEMENTAL PARKLET)

Applicant: Andrew Nguyen
Location: 12941 Main Street
Date: October 13, 2022

Request: To allow an existing restaurant, The Wharf, currently operating under Conditional Use Permit No. CUP-284-09(REV. 10) with an existing State Alcoholic Beverage Control (ABC) Type "47" (On-Sale, General, Public Eating Place) License, to extend the sale of alcoholic beverages to a temporary parklet located within the public street. The site is in the CC-2 (Civic Center Main Street) 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 Sections 15301 – Existing Facilities and 15303 – New Construction or Conversion of Small Structures – of the State CEQA Guidelines.

Action: Public Hearing Held. Speaker(s): Tanya Tra was not present, however, via a phone call, and in writing, she agreed to the Conditions of approval with the modification to #8d.

Action: The Zoning Administrator adopted Decision No. 1827-22 with a modification to Condition of Approval #8d to read: All alcoholic beverages shall be served, delivered, and removed to and from the outdoor dining area by the staff of associated eating establishment. Alcoholic beverages are prohibited outside of the parklet limits. The permittee shall install signage indicating "No Alcohol Beyond This Point".

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-143-2018
(SUPPLEMENTAL PARKLET)

Applicant: AUM Beer House
Location: 12900 Main Street
Date: October 13, 2022

Request: Conditional Use Permit approval to allow an existing restaurant, AUM Beer House, currently operating under Conditional Use Permit No.

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CUP-143-2018 with an existing State Alcoholic Beverage Control (ABC) Type "47" (On-Sale, General, Public Eating place) License, to extend the sale of alcoholic beverages to a temporary parklet located within the public street. The site is in the CC-2 (Civic Center Main Street) 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 Sections 15301 – Existing Facilities and 15303 – New Construction or Conversion of Small Structures – of the State CEQA Guidelines.

Action: Public Hearing Held. Speaker(s): Son Quach

Action: The Zoning Administrator adopted Decision No. 1828-22 with a modification to Condition of Approval #8d to read: All alcoholic beverages shall be served, delivered, and removed to and from the outdoor dining area by the staff of associated eating establishment. Alcoholic beverages are prohibited outside of the parklet limits. The permittee shall install signage indicating "No Alcohol Beyond This Point". Staff also noted that the City's Department Director would decide if the parklet program would extend beyond two-years. If so, a letter would be issued to the current applicants to require new permits or to renew existing building permits prior to the two-year term's expiration date.

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-268-09 (SUPPLEMENTAL PARKLET)

Applicant: Jennifer Stewart
Location: 12911 Main Street
Date: October 13, 2022

Request: Conditional Use Permit approval to allow an existing restaurant, Azteca Restaurant and Lounge, currently operating under Conditional Use Permit No. CUP-268-09 with an existing State Alcoholic Beverage Control (ABC) Type "47" (On-Sale, General, Public Eating place) License, to extend the sale of alcoholic beverages to a temporary parklet located within the public street. The site is in the CC-2 (Civic Center Main Street) 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 Sections 15301 – Existing Facilities and 15303 – New Construction or Conversion of Small Structures – of the State CEQA Guidelines.

Action: Public Hearing Held. Speaker(s): Jennifer Stewart

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Action: The Zoning Administrator adopted Decision No. 1829-22 with a modification to Condition of Approval #8d to read: All alcoholic beverages shall be served, delivered, and removed to and from the outdoor dining area by the staff of associated eating establishment. Alcoholic beverages are prohibited outside of the parklet limits. The permittee shall install signage indicating "No Alcohol Beyond This Point".

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-057-2016(REV. 19) (SUPPLEMENTAL PARKLET)

Applicant: Angelo Tavlarides
Location: 12942 Main Street
Date: October 13, 2022

Request: Conditional Use Permit approval to allow an existing restaurant, Louie's On Main, currently operating under Conditional Use Permit No. CUP-057-2016(REV. 19) with an existing State Alcoholic Beverage Control (ABC) Type "47" (On-Sale, General, Public Eating place) License, to extend the sale of alcoholic beverages to a temporary parklet located within the public street. The site is in the CC-2 (Civic Center Main Street) 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 Sections 15301 – Existing Facilities and 15303 – New Construction or Conversion of Small Structures – of the State CEQA Guidelines.

Action: Public Hearing Held. Speaker(s): Andrew Mai was not present, however, via a phone call, he agreed to the Conditions of Approval with the modification to #8d.

Action: The Zoning Administrator adopted Decision No. 1830-22 with a modification to Condition of Approval #8d to read: All alcoholic beverages shall be served, delivered, and removed to and from the outdoor dining area by the staff of associated eating establishment. Alcoholic beverages are prohibited outside of the parklet limits. The permittee shall install signage indicating "No Alcohol Beyond This Point".

PUBLIC HEARING – CONDITIONAL USE PERMIT NO. CUP-230-2022

Applicant: Power Tran
Location: 10912 Westminster Avenue
Date: October 13, 2022

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Request: Conditional Use Permit approval to operate an existing restaurant, Tran Co Nuong Kitchen, with a new original Alcoholic Beverage Control (ABC) Type "41" (On-Sale, Beer & Wine, Public 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 Sections 15301 – Existing Facilities – of the State CEQA Guidelines.

Action: Public Hearing Held. Speaker(s): Power Tran

Action: The Zoning Administrator adopted Decision No. 1831-22. The applicant noted the alcoholic beverages would be stored in a rear storage area.

ORAL COMMUNICATIONS – PUBLIC: None.

ADJOURNMENT: The Zoning Administrator adjourned the meeting at 9:39 a.m.

Judith Moore, Recording Secretary