



Los Angeles County Department of Regional Planning
 320 West Temple Street
 Los Angeles, California 90012
 Telephone (213) 974-6435
PROJECT NUMBER R 2006-00645-(4)
CUP 201100005

PUBLIC HEARING DATE 8/7/12	AGENDA ITEM
RPC CONSENT DATE	CONTINUE TO

APPLICANT Genesis Consulting, Inc.	OWNER Joe Berumen	REPRESENTATIVE Alex Y. Woo
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PROJECT DESCRIPTION
 The applicant, Genesis Consulting, Inc., is requesting a Conditional Use Permit (CUP) to authorize the sale and dispensing of beer and wine for on-site consumption (Type 41) in conjunction with an existing 2,310 square foot restaurant (Rubi's Grill & Frosty Freeze). The restaurant establishment was built in 1979. A CUP is required to allow the sale of beer and wine for on-site consumption in the C-2-BE (Neighborhood Commercial, Billboard Exclusion) Zone pursuant to the Los Angeles County Code Section 22.56.195. There are two daily work shifts, from 9:00 a.m. to 10:00 p.m., with a maximum number of eight employees.

REQUIRED ENTITLEMENTS
The applicant is requesting a Conditional Use Permit, pursuant to Section 22.56.195 of the County Code, to authorize the sale and dispensing of beer and wine for on-site consumption (Alcoholic Beverage Consumption - Type 41).

LOCATION/ADDRESS
 11401 WASHINGTON BOULEVARD, UNINCORPORATED WHITTIER, CA 90606

SITE DESCRIPTION
 The site plan depicts the 0.34 acre parcel of land developed with a 2,310 square foot existing restaurant, with 24 standard parking spaces and one handicap accessible space and landscaping. The site is accessed via existing driveways on Washington Boulevard and Broadway Avenue.

ACCESS Washington Blvd. and Broadway Avenue	ZONED DISTRICT Whittier Downs
ASSESSORS PARCEL NUMBER 8173023018	COMMUNITY West Whittier-Los Nietos
SIZE 0.34 Acres	COMMUNITY STANDARDS DISTRICT N/A

	EXISTING LAND USE	EXISTING ZONING
Project Site	Restaurant	C-2-BE (Neighborhood Business-Billboard Exclusion)
North	Vacant/Single-Family Residential	R-1 (Single-Family Residence)
East	Commercial	C-2-BE (Neighborhood Business-Billboard Exclusion)
South	Restaurant	City of Santa Fe Springs
West	Gas Station/Commercial	C-2-BE (Neighborhood Business-Billboard Exclusion)

GENERAL PLAN/COMMUNITY PLAN Countywide Land Use Policy	LAND USE DESIGNATION 1 - Low Density Residential (1 to 6 du/ac)	MAXIMUM DENSITY N/A
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ENVIRONMENTAL DETERMINATION
 Class 1 Categorical Exemption-Existing Facilities

RPC LAST MEETING ACTION SUMMARY

LAST RPC MEETING DATE	RPC ACTION	NEEDED FOR NEXT MEETING
MEMBERS VOTING AYE	MEMBERS VOTING NO	MEMBERS ABSTAINING/ABSENT

TO BE COMPLETED ONLY ON CASES TO BE HEARD BY THE BOARD OF SUPERVISORS

STAFF CONTACT PERSON: Michele Bush		
RPC HEARING DATE(S)	RPC ACTION DATE	RPC RECOMMENDATION
MEMBERS VOTING AYE	MEMBERS VOTING NO	MEMBERS ABSTAINING
STAFF RECOMMENDATION (PRIOR TO HEARING):		
SPEAKERS* (O) 0 (F) 0	PETITIONS (O) 0 (F) 0	LETTERS (O) 0 (F) 0

*(O) = Opponents (F) = In Favor