



## Department of City Planning

P.O. Box 6069

Sherman Oaks, CA 91413

# Notice of Public Hearing

Aviso de Audiencia Pública • 공청회통지 • 公開聽證會通知

Abiso ng Pagdinig sa Publiko • Հանրային լսումների մասին ծանուցագիր

📞 311 • Traducción • 번역 • 翻译 • Pagsasalin • Թարգմանություն



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Pagsasalin  
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**Tuesday, January 31, 2023**  
**10:30 a.m.**

A Conditional Use to allow the sale of beer and wine for on-site consumption.

### Project Located at:

1816-1818 West 54th Street

### Hearing Conducted by:

Associate Zoning Administrator

Due to COVID-19 and continued concerns that meeting in person would present imminent risks to the health and safety of the attendees, this meeting will be conducted via telephone and/or videoconference. It is further noted that the Office of Zoning Administration hearings are not subject to the Brown Act and thus, not subject to provisions of AB 361.

#### Options to Participate:

By phone: (669) 900 - 9128 or (213) 338 - 8477

When prompted, enter the Meeting ID: **869 6333 6393 #**

With a PC, MAC, iPad, iPhone, or Android, click on this URL:

<https://planning-lacity-org.zoom.us/j/86963336393>

Enter Meeting ID: 869 6333 6393 and Passcode: 357381

You will be auto-muted when entering the meeting. To comment on an agenda item, click the raise hand icon (Webinar) or press \*9 (Phone) to "raise your hand" virtually following staff calling the item.

The meeting's agenda will be provided no later than 72 hours before the meeting at [planning4la.org/hearings](https://planning4la.org/hearings). Please note that virtual meeting instructions will be provided on the meeting agenda.

### Project Address

Sitio de Proyecto

프로젝트 주소 • 項目地址

Address ng Proyekto

1816-1818 West 54th Street, Los Angeles, CA 90062

### Proposed Project

Proyecto Propuesto

프로젝트 제안 • 擬議項目

Iminungkahing Proyekto

Առաջարկվող ծրագիր

The applicant is requesting a Conditional Use to allow the sale of beer and wine for on-site consumption in conjunction with an existing 1,503 square foot restaurant (El Arca Bakery and Restaurant) with a total of 12 indoor seats. Hours of operation are limited to 7:00 a.m. to 10:00 p.m.

Actions Requested

Acciones solicitadas • 요청 된 작업 • 所要求の事項 • Humiling ng Mga Pagkilos • Հայցվող գործողությունները

The Decision Maker will consider:

- 1. Environmental Clearance based on the whole of the administrative record, that the Project is exempt from CEQA pursuant to CEQA Guidelines, Section 15301 and there is no substantial evidence demonstrating that an exception to a categorical exemption pursuant to CEQA Guidelines, Section 15300.2 applies.
- 2. Pursuant to Los Angeles Municipal Code Section 12.24-W,1 a **Conditional Use** to allow the sale and dispensing of beer and wine for on-site consumption in conjunction with an existing bakery and restaurant.

Due to COVID-19 and continued concerns that meeting in person would present imminent risks to the health and safety of the attendees, this meeting will be conducted via telephone and/or videoconference. It is further noted that the Office of Zoning Administration hearings are not subject to the Brown Act and thus, not subject to provisions of AB 361.

Case Information

Información del caso • 케이스 정보 • 案例資訊 • Impormasyon sa Kaso • Տեղեկություններ գործի վերաբերյալ

<b>Case Number(s):</b> ZA-2022-2605-CUB	<b>Environmental Case Number(s):</b> ENV-2022-2606-CE
<b>Related Case Number(s):</b> N/A	<b>Overlay(s):</b> South Los Angeles Alcohol Sales Specific Plan
<b>Zone:</b> C2-1VL-CPIO	
<b>Land Use Designation:</b> Neighborhood Commercial	<b>Community Plan Area:</b> South Los Angeles

<b>Council District:</b> 8 - Harris Dawson	<b>Assigned Staff Contact Information:</b>  Jaime Espinoza, City Planner jaime.espinoza@lacity.org (213) 978-1357 200 North Spring Street, Room 763 Los Angeles, CA 90012
<b>Applicant:</b> Armando Alvarado	
<b>Representative:</b> Liliger Damaso, Liquor License Agents	

Who’s Receiving This Notice

Quién recibe este aviso • 본통지를받은사람들 • 誰會收到此通知  
Sino ang Tumatanggap ng Paunawang Ito • Սույն ծանուցագիրը ստացող կողմը

You are receiving this notice either because you live on or own property that is on a site within 500 feet of where a project application has been filed with the Department of City Planning, or because you requested to be added to the interested parties list. You are invited to attend this hearing to learn more about the proposed project and offer feedback. If unable to attend, you may contact the planner to provide written comment, obtain additional information, and/or review the project file.

**General Information** - Visit our website at [planning4la.org/hearings](http://planning4la.org/hearings) for general information about public hearings and the exhaustion of administrative remedies.

**Accommodations** - As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability.

To request a reasonable accommodation, such as translation or interpretation, please email and/or call the assigned planner or email [per.planning@lacity.org](mailto:per.planning@lacity.org) a minimum of 3 days (72 hours) prior to the public hearing. Be sure to identify the language you need English to be translated into and indicate if the request is for oral interpretation or written translation services. If translation of a written document is requested, please include the document to be translated as an attachment to your email.

