

NOTICE OF PUBLIC HEARING

DATE: Thursday, December 9, 2010
TIME: 7:00 p.m.
PLACE: City Council Chambers
350 Main Street
El Segundo, California

TAKE NOTICE that the El Segundo PLANNING COMMISSION will hold a public hearing at the time and place indicated above on the following:

SUBJECT: Environmental Assessment No. EA-864 and Administrative Use Permit No. 10-01

Address: 780 South Sepulveda Boulevard, Suite B
Applicant(s): Sammy's Wood Fired Pizza – Anthony Kulick
Property Owner: PES Partners, LLC

The proposed project involves the conversion of an existing 3,360 square-foot retail space into a new full service restaurant, including alcohol service, and the addition of a 920 square-foot outdoor dining patio. The applicant's request is for an Environmental Assessment for the project and an Administrative Use Permit to sell beer and wine for on-site consumption (Type 41 Alcoholic Beverage Control license). The project site is located in the Commercial Center (C-4) Zone in the Plaza El Segundo shopping center at the northeast corner of Rosecrans Avenue and Sepulveda Boulevard.

The proposed project is categorically exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to 14 California Code of Regulations § 15301 as a Class 1 categorical exemption (Existing Facilities). The project includes an alcohol license for a new restaurant in an existing building which results in a minor alteration in the operation of an existing building involving no expansion of the existing use. The project is not anticipated to have any significant impacts with regard to traffic, noise, air quality, or water quality. Moreover, the project is proposed to be built on a site of not more than five acres surrounded by urban uses. Further, the site has no value as habitat for endangered, rare, or threatened species. There are adequate utilities and public services to serve the project.

The Environmental Assessment, legal description, and related files for the above-mentioned proposal are available for public review Monday through Thursday and alternating Fridays between 7:30 a.m. and 5:30 p.m. in the Planning Division, Planning and Building Safety Department, located at 350 Main Street, El Segundo. Any person may give testimony at the public hearing at the time and place indicated above. Please contact Paul Samaras, in the City Planning Division at (310) 524-2312, or any other Planning Division Staff person, for further information.

Note that any appeal of a decision made following a public hearing may be limited to the issues raised by evidence submitted before or during that public hearing.

Greg Carpenter, Director
Planning and Building Safety Department; and,
Secretary to the Planning Commission
City of El Segundo

Mailing Date: November 24, 2010
Publication Date: November 25, 2010
Posting Date: November 24, 2010

Signature: _____

Time: _____

cc: City Council
Planning Commission
Jack Wayt, City Manager
Karl Berger, Assistant City Attorney
Kimberly Christensen, AICP, Planning Manager