

NOTICE OF PUBLIC HEARING

DATE: Thursday, July 10, 2008
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-792, Conditional Use Permit No. 08-05, and Administrative Use Permit No. 08-02

Address: 2361 Rosecrans Avenue
Applicant(s): Continental Development Corporation – Alex J. Rose, Vice-President
Property Owner: Continental 2361/2381, LLC.

The proposed project involves the conversion of an existing 6,952 square-foot office suite on the first floor of a multi-story office building into a new full service restaurant at 2361 Rosecrans Avenue. The project also includes a 136 square-foot addition and a new, 735 square-foot outdoor dining patio. The applicant's request is for an Environmental Assessment for the project, a Conditional Use Permit to allow the outdoor dining, and an Administrative Use Permit to sell beer, wine and distilled spirits for on-site consumption (Type 47 Alcoholic Beverage Control license). A total of 104 required parking spaces will be provided in the existing parking structure on-site. The project site is located in the Urban Mixed Use South (MU-S) Zone within the block bordered by the Green Line to the north, Rosecrans Avenue to the south, Douglas Street to the west and Aviation Boulevard to the east.

The Environmental Assessment, legal description, and related files for the above-mentioned proposal are available for public review Monday through Thursday and alternative 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.

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

Mailing Date: June 26, 2008
Publication Date: June 26, 2008
Posting Date: June 26, 2008

Signature: _____

Time: _____

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