



NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on **Thursday, March 29, 2018**, at **3:30 p.m.** or soon thereafter as the matter shall be heard, a public hearing will be conducted in the Corona del Mar Conference Room (Bay E-1st Floor) at 100 Civic Center Drive, Newport Beach. The Zoning Administrator of the City of Newport Beach will consider the following application:

The Lot Minor Use Permit - Request for approval of minor use permit to allow a Type 47 (On-Sale General, Full Liquor) Alcoholic Beverage Control license at an allowed eating and drinking establishment operating in conjunction with the movie theater in Fashion Island. The theater is currently being renovated to add a full service eating and drinking establishment with late hours (after 11:00 p.m.) in conjunction with the a renovation of the theater that is reducing the number of theater seats from 680 to 420. Type 47 (On-Sale General, Full Liquor) alcohol sales and service is currently allowed at the theater through Minor Use Permit No. UP2016-001. The request also includes live entertainment at dancing. Pursuant to NBMC 5.25, the operation as described requires the owner/operator to obtain an Operator License through the City because the change in use from a theater to a theater and eating and drinking establishment with entertainment, dancing and late hours for a portion of the tenant space. If approved, this Minor Use Permit will supersede Use Permit No. UP2016-001 which would become null and void.

The project is categorically exempt under Section 15301, of the State CEQA (California Environmental Quality Act) Guidelines - Class 1 (Existing Facilities).

All interested parties may appear and present testimony in regard to this application. If you challenge this project in court, you may be limited to raising only those issues you raised at the public hearing or in written correspondence delivered to the City, at, or prior to, the public hearing. Administrative procedures for appeals are provided in the Newport Beach Municipal Code Chapter 20.64. The application may be continued to a specific future meeting date, and if such an action occurs, additional public notice of the continuance will not be provided. Prior to the public hearing, the agenda, staff report, and documents may be reviewed at the Community Development Department Permit Center (Bay C-1st Floor), at 100 Civic Center Drive, Newport Beach, California, CA 92660 or at the City of Newport Beach website at www.newportbeachca.gov/planningcommission. Individuals not able to attend the meeting may contact the Planning Division or access the City's website after the meeting to review the action on this application.

For questions regarding this public hearing item please contact Gregg Ramirez, Principal Planner, at 949-644-3219, gramirez@newportbeachca.gov.

NOTICE OF POLICE DEPARTMENT DECISION

NOTICE IS HEREBY FURTHER GIVEN that pending approval of the Conditional Use Permit mentioned above, an operator license application is scheduled for review by the Chief of Police of the City of Newport Beach on or after **Friday, March 30, 2018**. The Chief of Police of the City of Newport Beach will consider the following application:

The Lot Operator License- A request for the issuance of an operator license pursuant to Chapter 5.25 (Operator License for Establishments Offering Alcoholic Beverages for On-Site Consumption in Combination with Late Hours, Entertainment, and/or Dance) to allow The Lot Fashion Island to operate a food service eating and drinking establishment in conjunction with a movies theater, The Lot, with late hours, a Type 47 (On Sale General Eating Place) Alcoholic Beverage Control (ABC) license, live entertainment, and dancing. The Operator License is required in conjunction with a request for a Minor Use Permit (UP2017-020) scheduled for review by the Zoning Administrator on March 29, 2017.

The project applications are categorically exempt under Section 15301, of the California Environmental Quality Act (CEQA) Guidelines - Class 1 (Existing Facilities).

All interested parties may submit written comments regarding the requested operator license to Civilian Investigator, Wendy Joe, at 870 Newport Center Drive, Newport Beach, California, 92660. Comments will be accepted until **Thursday, March 29, 2017**. If you challenge this project in court, you may be limited to raising only the issues you or someone else raised in written correspondence delivered to the City, on, or prior to, the date of decision. The draft action letter and project file may be reviewed at the Community Development Department Permit Center (Bay C-1st Floor), at 100 Civic Center Drive, Newport Beach, CA 92660. For questions regarding details of the operator license please contact Civilian Investigator, Wendy Joe, Special Investigations Unit, at 949-644-3705 or by email at wjoe@nbpd.org.

Project File No.: PA2017-139

Activity No.: UP2017-020 and OL2017-004

Zone: CR (Regional Commercial)

General Plan: PC 56 (North Newport Center PC)

Location: 999 Newport Center Drive

Applicant: Carlos Wellman, The Lot