



City of Huntington Beach

File #: 21-440

MEETING DATE: 6/16/2021

ZONING ADMINISTRATOR STAFF REPORT

TO: Zoning Administrator
FROM: Hayden Beckman, Senior Planner

SUBJECT:
CONDITIONAL USE PERMIT NO. 21-002 (MAKIN SUSHI & THAI BEER AND WINE)

REQUEST:

To establish the sale, service, and consumption of beer and wine (Type 41 ABC License) within a 1,403 sq. ft. eating and drinking establishment with a 240 sq. ft. outdoor dining patio.

LOCATION:

303 3rd Street, Suite 140, 92648 (West side of 3rd Street, between Olive Ave. and Orange Ave.)

APPLICANT:

Duran Villegas, SoCal Alcohol Consulting, 2973 Harbor Blvd., Suite 377, Costa Mesa CA 92626

**PROPERTY
OWNER:**

303 Partners, LLC, 129 Cabrillo Street, Suite 202, Costa Mesa CA 92627

STAFF RECOMMENDATION:

That the Zoning Administrator take the following actions:

A) Approve Conditional Use Permit No. 21-002 with suggested findings and conditions of approval.

General Plan:

M-sp (Mixed Use - Specific Plan Overlay, Maximum 30-50 du/ac)

Zone:

SP5-CZ (Downtown Specific Plan, District 1 - Coastal Zone)

Environmental Status:

The request is covered by Categorical Exemption, Section 15301, Class 1, California Environmental Quality Act.

Existing Use:

Vacant commercial tenant suite

ATTACHMENTS:

1. Suggested findings and conditions of approval
2. Site Plan and Floor Plan received and dated May 11, 2021