

CEQA Notice of Exemption

TO: Office of Planning & Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

FROM: Community Development Department
411 W. Ocean Blvd, 3rd Floor
Long Beach, CA 90802

L.A. County Clerk
Environmental Fillings
12400 E. Imperial Hwy., Room 1201
Norwalk, CA 90650

Exemption Number: CE-25-020

Project Title (Application Number): Conditional Use Permit for Restaurant with alcohol sales (Case No. 2406-12)

Project Location – Specific: 310 South Pine Avenue (APN: 7278-010-914)

Project Location – City/County: **City of Long Beach, Los Angeles County, California**

Description of Nature, Purpose and Beneficiaries of Project:

Request for a Conditional Use Permit to allow for the expansion of onsite alcohol beverage sales at an existing restaurant with a California Department of Alcoholic Beverage Control (ABC) Type 47 License (On-Sale General - Eating Place) through the legalization of an outdoor patio bar (38 linear feet) at 310 South Pine Avenue in Subarea 6 of the Downtown Shoreline Planned Development District (PD-6)

Public Agency Approving Project: **City of Long Beach, California**

Person or Agency Carrying Out Project: Tokyo Wako Long Beach, Inc. c/o Ronnie Lam

Exempt Status: **(Check One)**


- Ministerial (Sec 21080(b)(1); 15268);
- Declared Emergency (Sec 21080(b)(3); 15269(a));
- Emergency Project (Sec 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: 15301 (Existing Facilities); 15303 (New Construction)
- Statutory Exemption. State code number: _____

Reasons why project is exempt:

The project consists of the expansion of on-site alcohol beverage sales at an existing restaurant with a California ABC Type 47 License and the legalization of an outdoor patio bar (38 linear feet), in a tourist and visitor serving area, that is not anticipated to result in detrimental effects to the surrounding community. Furthermore, the project will involve minimal exterior modifications to an existing 1-story commercial building.

Lead Agency

Contact Person: Miguel Samayoa Contact Phone: 562-570-6140

Signature:  Digitally signed by Miguel Samayoa
Date: 2025.04.18 13:45:37 -07'00' Date: 04/18/2025 Title: Planner