

Rosemary Grill
510 W 7th St
Los Angeles, CA 90014
Date: 09/19/2025

Honorable Council Members
City Council / City of Los Angeles

Subject: Clarification Regarding RBP Authorization in Lieu of CUP Determination Letter

Dear Council Members,

I am writing to respectfully clarify an issue regarding our Restaurant Beverage Program (RBP) alcohol license application.

As part of our submittal, the Planning Department has provided us with an Authorization Letter/ Covenant Exhibit Agreement confirming that our restaurant qualifies under the City's Restaurant Beverage Program ordinance. According to the Planning Department, this authorization letter serves as the official local approval required under the RBP process.

We understand that some agencies, including PNC, have requested a "Letter of Determination." Traditionally, such a determination letter is issued through a Conditional Use Permit (CUP) process, which includes a zoning administrator's determination and conditions of approval. However, the City's adoption of the RBP was specifically designed to streamline this process and eliminate the need for a CUP for qualifying bona fide eating places.

Therefore:

- For RBP applications, the Authorization Letter or Covenant Exhibit Agreement issued by the Planning Department is the functional equivalent of a CUP Determination Letter.
- The Planning Department has confirmed that they do not issue CUP Determination Letters for RBP applicants, because CUP review is not required under the program.
- All conditions that would normally be attached to a CUP Determination are already incorporated into the RBP authorization and Covenant requirements.

We kindly request that the Council and related agencies recognize the RBP Authorization Letter/ Covenant Exhibit Agreement as satisfying the same purpose as a CUP Determination Letter in the context of our alcohol license application.

Thank you for your time and consideration, and for your continued support of small businesses like ours.

Respectfully,

Sepehr Sharifdashty / President, Rosemary Grill, Inc

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