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November 25, 2025

Via Email Only: Clerk.PCN@lacity.org

Los Angeles City Council
c/o City Clerk's Office
200 N Spring Street, Room 360
Los Angeles, CA 90012

**RE: John and Amal Jarrous / dba: US Fuels Services Station and Food Market
8658 Balboa Blvd., Northridge, CA 91325 / Case No. ZA-2023-3818-CUB
Application for Determination of Public Convenience or Necessity Pursuant to Business and
Professions Code section 23958.4 for an Alcoholic Beverage Control ("ABC") License**

Dear Honorable City Council:

My office represents John and Amal Jarrous ("Applicants") with respect to the above-mentioned matter. The Applicants submit this request for a Public Convenience or Necessity ("PC or N") determination for the off-site sale of beer and wine in conjunction with an existing US Fuel Service Station and Food Market operating from 5 am to 11:30 pm, daily, in the C2-1VL and P-1VL Zone.¹

Prior to filing the Conditional Use Permit ("CUP") application, the Applicants conducted outreach within the community in an effort to address any potential concerns related to the off-site sale of alcoholic beverages. Specifically, we met with the Northridge South Neighborhood Council and also reached out to the Devonshire Division of the Los Angeles Police Department ("LAPD"). The Northridge South Neighborhood Council is supportive of the request for off-site alcohol sales (both the Planning and Land Use Committee as well as the full Board) and the LAPD submitted a letter to the Los Angeles Department of City Planning indicating that it is not opposed to the off-site sale of alcoholic beverages. Lastly, the Council Office is supportive of the off-site sale of beer and wine at the Applicant's premises. The Applicant also obtained support from the community via a signed Petition in Support for this project. For ease of reference, the Minutes from the Northridge South Neighborhood Council, the letter from the LAPD, and signed Petitions in Support are attached.

¹ Business and Professions Code section 23958.4 requires a PC or N determination if the applicant's premises are located in a crime reporting district that has a 20 percent greater number of reported crimes than the average number of reported crimes as determined from all crime reporting districts within the jurisdiction of the local law enforcement agency and/or if the ratio of off-sale retail licenses to population in the census tract in which the applicant's premises are located exceeds the ratio of off-sale retail licenses to population in the county in which the applicant's premises are located. Here, while the crime reporting district is not "high crime" there is an over-concentration of off-sale retail licenses, and thus, the PC or N determination is necessary.

The Zoning Administrator (“ZA”) hearing took place on October 3, 2023, and subsequently, on October 31, 2025, the ZA issued a Letter of Determination approving the off-site sale of beer and wine.

The project site is located in Census Tract 1173.02. According to the California Department of Alcoholic Beverage Control (“ABC”), three (3) ABC licenses for the off-site sale of alcoholic beverages are permitted in this census tract. Currently, according to the ABC Licensing Report for Census Tract No. 1173.02, there are six (6) ABC licenses for the off-site sale of alcoholic beverages. Thus, the addition of a Type 20 ABC license requires a Determination of Public Convenience or Necessity (“PC or N”). Although, a PC or N determination is needed, the Neighborhood Council and Council Office are supportive of the off-site sale of beer and wine, the LAPD did not oppose the off-site sale of alcoholic beverages, and there are adequate conditions within the Conditional Use Permit (“CUP”) to protect the public safety of the community.

While the census tract is statutorily over-concentrated, this does not necessarily result in an area becoming over-concentrated with alcohol licenses. Over concentration can be undue when the addition of a license will negatively impact a neighborhood. Over concentration is not undue when the approval of a license does not negatively impact the area, but rather such a license would benefit the public welfare and convenience. The addition of the incidental sale of beer and wine at a long-standing community-oriented local business will only serve to further provide for the needs of local businesses, neighbors, and the surrounding community. In fact, the US Fuels Service Station and Food Mart is seeking to offer this beneficial “one-stop” shopping experience in order to provide convenience to this area. The Applicants seek to provide a full-service shopping experience for this community, in which nearby residents can purchase fuel, make purchases of grocery items, medicine, beverages, and/or other necessary retail items, along with the incidental sale of beer and wine. The continuation of the operations at this US Fuels Service Station and Food Mart, with strict adherence to the imposed conditions and under proper management and supervision, will continue to remain proper in relation to adjacent uses and the development of the community.

As stated, the sale of beer and wine will be an incidental use within the food mart. With the approval of this PC or N application, the subject store will only provide a small amount of alcoholic beverages for off-site consumption that is standard for this type of establishment. Furthermore, the Applicants have the support of the Northridge South Neighborhood Council, the support of the Council Office, and the Los Angeles Police Department (“LAPD”) issued a letter of non-opposition. Additionally, the Applicants submitted over 400 signatures (via a petition) in support of the CUP application. Therefore, it is respectfully requested the City’s finding of PC or N be provided to the ABC Licensing Representative Lonita Wilson whose contact information is:

California Department of Alcoholic Beverage Control
Lonita Wilson, Licensing Representative II
Van Nuys District Office
6150 Van Nuys Blvd., #220
Van Nuys, CA 91401

The Applicants respectfully request that the Los Angeles City Council find that the Public Convenience or Necessity (“PC or N”) will be served by the issuance of a Type 20 beer and wine license at this location for the reasons contained herein.

I. GENERAL PROJECT DESCRIPTION

Pursuant to Los Angeles Municipal Code (“LAMC”) sections 12.24-W.1 and 12.24-W.27, the Applicant submitted a Conditional Use Permit (“CUP”) application for the off-site sale of beer, wine and distilled spirits in conjunction with an existing US Fuels Service Station operating 24 hours in conjunction with a Food Mart operating from the hours of 5:00 am – 11:30 pm, daily at 8658 N. Balboa Blvd., in the city of Northridge.

On October 31, 2025, Associate Zoning Administrator Christina Toy Lee granted the approval for off-site beer and wine sales under Case No. ZA-2023-3818-CUB. Now, the Applicant is respectfully submitting this application to the Los Angeles City Council for a Determination of Public Convenience or Necessity.

The premises is an existing US Fuels Service Station and Food Mart located at the southeast corner of Balboa Boulevard and Parthenia Street in the Northridge Community Plan Area. The subject property is a commercial use within an area designated for General Commercial land uses. The business currently exists as a full-service fueling station enabling customers to purchase everyday grocery items, including fresh food items, and is requesting approval for the off-site sale of alcoholic beverages to further the convenience provided to the surrounding community. The Food Mart offers a wide variety of grocery/household items and beer and wine fall within the common type of goods that customers want from a full-service fueling station and food mart. This business has been in successful operation for approximately forty (40) years and has proven itself in that time to be a good neighbor.

This US Fuels Service Station and Food Mart is consistent with other uses in the community, providing neighborhood convenience for automobile services and household products. The Applicants now request a Determination of Public Convenience or Necessity in order to include the incidental sale of beer and wine in its product offering in order to serve all the needs of the patrons and the surrounding neighborhood. There are no changes being requested with this application to the current operations other than the Applicants’ request to add the incidental sale of beer and wine for off-site consumption (Type 20 Alcoholic Beverage Control (“ABC”) license).

The Applicants take their role as responsible retailers of alcoholic beverages very seriously. To that end, initial and continued training of both management and staff is an important and fundamental element necessary to operate the Food Mart in a safe and trustworthy manner. Specifically, staff is trained on security, safety, deterrent strategies to discourage loitering, facility maintenance and operations, responsible sales of age-restricted products, accident prevention, and workplace safety. Management also trains its employees to monitor the interior and exterior of the premises. As part of this training policy, employees are expected to conduct regular site walks and inspections of the premises throughout the day in order to clean up any trash or debris as well as promptly deter any loitering, panhandling or other objectionable activity. Further, the premises is equipped with digital surveillance cameras that monitor both the interior and exterior of the building. These robust polices will ensure that the addition of a limited amount of alcoholic beverage sales for off-site consumption will not negatively impact the surrounding neighborhood.

In order to provide all of the items that its customers want, and to keep them coming back, it is necessary to provide a full complement of items, including beer and wine, rather than a limited selection. Located along a commercial corridor, the project will provide the area’s residents, businesses, and employees an option for convenient access and one-stop shopping with a limited amount of alcoholic beverages

incidental to other retail merchandise. Offering a modest and complementary range of beer and wine, along with other basic grocery items, provides for the convenience of the Applicants' customers, so that the customers can find all of their shopping needs in one local convenience store. Therefore, the project will perform a function that will be beneficial to the community and surrounding neighborhood.

**II. THE PUBLIC CONVENIENCE OR NECESSITY WILL BE SERVED BY
ISSUANCE OF A TYPE 20 ABC LICENSE BECAUSE THE SUBJECT
BUSINESS SERVES THE COMMUNITY**

The Applicants are requesting a determination of Public Convenience or Necessity in order to provide the incidental sale of beer and wine to further the convenience provided to the surrounding community. After approximately forty (40) years of this business' dedicated service to this community, there is no reason to expect that the continuation of this business with the addition of a small amount of beer and wine will adversely affect or degrade the adjacent properties or the surrounding neighborhood that it has operated in harmony with since it began operations. In fact, this service station and food mart has and will continue to have a positive impact on the welfare of the community.

The operation of this store, with the addition of beer and wine, will be a vital retail use serving the needs of local businesspeople, shoppers, and residents. The residential uses, as well as other establishments, have not been adversely affected in the years that this store has operated at this location and with the combination of proactive security measures and strict company policies, the Applicants are committed to protecting the safety and well-being of its community. The addition of an incidental amount of beer and wine for off-site consumption will not be detrimental to residential neighbors, but rather will provide a desired amenity. This population seeks a diversity of services, one that the Applicants aim to provide. Beer and wine sales for off-site consumption will not detrimentally affect the neighboring residential, commercial, and institutional uses in the area because they will occur in a controlled environment within the food mart by trained employees and subject to multiple security measures, conditions imposed by the Zoning Administrator, and for consideration by the State Department of Alcoholic Beverage Control.

III. THE ACTION(S) SOUGHT

Based on the foregoing reasons, it is respectfully requested that the Los Angeles City Council make a finding that issuance of a Type 20 off-site beer and wine ABC license to John and Amal Jarrous (dba: US Fuels Service Station and Food Mart) will serve the Public Convenience or Necessity.

Should you have any questions or if there is any additional information we can provide, please do not hesitate to call or email our offices. Thank you.

Very truly yours,

SOLOMON SALTSMAN & JAMIESON



JENNIFER ODEN
Licensed in California

Encls.

LOS ANGELES POLICE DEPARTMENT



MICHEL R. MOORE
Chief of Police

P.O. Box 30158
Los Angeles, CA 90030
Telephone: (213) 486-0150
TTY: (877) 275-5273
Ref #: 7.1

KAREN BASS
Mayor

June 15, 2023

Los Angeles City Planning Department
Office of Zoning Administration
Phillip Bazan
200 North Spring Street, Suite 763
Los Angeles, California 90012

Regarding: Conditional Use Permit, Case No. ZA-2023-3818-CUB
US Fuels Service Station and Food Mart
Alcoholic Beverage Control License No. "Pending"
8658 N. Balboa Blvd
Northridge, CA 91325

The Los Angeles Police Department, Devonshire Area Vice Unit, received a correspondence from the Office of Zoning Administration that the applicant, John Jarrous is requesting a Conditional Use Permit (CUP). The CUP is intended for use at 8658 N. Balboa Blvd, Northridge, CA 91325 (US Fuels Service Station and Food Mart).

Devonshire Area Vice is **not** opposed if these specific conditions attached to the CUP are adhered to, in addition to the self-imposed conditions, to help mitigate possible future nuisances and crime:

EMPLOYEES

1. Obey all laws.
2. Every employee involved in the service and sales of alcohol will attend Standardized Training for Alcohol Retailers (STAR) training sponsored by the Los Angeles Police Department or Licensee Education on Alcohol and Drugs (LEAD) provided by Alcoholic Beverage Control within 90 days of employment. The owner/operator shall maintain proof of each employee's attendance and have it available for inspection by the Los Angeles Police Department and Alcoholic Beverage Control. All employees who serve alcoholic beverages shall attend follow-up STAR or LEAD classes every 24 months.

3. All employees working at the location shall be attired in distinctive, or matching uniforms during hours of employment and wear name tags identifying them as employees of the location.
4. A file containing all employees' names, current address and a photocopy of valid identification shall be maintained and accessible.
5. All employees shall have valid identification and shall possess them on the premises when working.
6. A thorough background/criminal check shall be conducted on all new senior management personnel employed at the location and shall be in accordance with State Labor Code section 432.7
7. Electronic age verification device(s) which can be used to determine the age of any individual attempting to purchase alcoholic beverages or tobacco products shall be installed on the premise at each point-of-sale location for the purpose of off-site consumption in conjunction with ABC license type 86 and 21. The device(s) shall be maintained in an operational condition and all employees shall be instructed in their use prior to the sale of any alcoholic beverage or tobacco products.
8. If electronic device(s) are not installed at location, all employees shall verify Identification card of any individual attempting to purchase an alcoholic beverage. Employees shall not sell alcoholic beverages to any individual under the age of 21 during on-sale/off-sale purchases.

BUSINESS

The business conditions set forth by Alcohol Beverage Control shall be imposed as stated in their correspondence.

8. There shall be no exterior advertising or sign of any kind or type, including advertising directed to the exterior from within, promoting or indicating the availability of alcoholic beverages. Interior displays of alcoholic beverages or signs which are clearly visible to the exterior shall constitute a violation of this condition.
9. Cashiers selling alcoholic beverages shall be 18 years of age or older.
10. Loitering is prohibited on or around these premises or this area under the control of the licensee(s) as delineated on the ABC-257 and ABC-253.
11. The possession of alcoholic beverages in open containers and the consumption of alcoholic beverages is prohibited on or around these premises as depicted on ABC-253.

12. Signs shall be posted in English and Spanish stating that California state law prohibits the sale of alcoholic beverages to people who are under 21 years of age.
13. A copy of these conditions shall be retained on the premises at all times and be immediately produced upon request by any law enforcement official. All employees shall be made familiar with the conditions and implement them as necessary.
14. Sales and service of alcoholic beverages shall be permitted only between the hours of 5:00 am to 11:30 pm each day of the week, with alcohol sales starting at 6:00 am pursuant to State Law. Sales and service of alcoholic beverages shall be discontinued 30 minutes prior to closing time.
15. Any graffiti painted or marked upon the premises or on any adjacent area under the control of the licensee(s) shall be removed or painted over within 72 hours of being applied.
16. Strict adherence to Department of Alcohol and Beverage Control laws and conditions, specifically 25612.5 B & P (retail operating standards).
17. The Petitioner(s) shall be responsible for maintaining the area adjacent to the premises over which they have control and keep it free of litter.
18. The Petitioner(s) shall post a notice that contains and describes, in concise terms, a warning notice that drinking distilled spirits, Beer, Coolers, Wine and Other Alcoholic Beverages May Increase Cancer Risk, and, During Pregnancy, Can cause Birth Defects in a location visible to the public in any area in which Alcoholic Beverages are displayed.

SECURITY

19. All windows shall be maintained free of excessive signs and/or other material which inhibit view into the facility.
20. The property owner shall be responsible for discouraging loitering on and around the subject property.
21. The Petitioner(s) shall post a prominent, permanent sign stating, "NO LOITERING IS ALLOWED ON OR IN FRONT OF THESE PREMISES" in a place that is clearly visible to patrons of the licensed premises. The sign shall be at least two feet squared with at least two-inch block lettering and include "VIOLATORS ARE SUBJECT TO ARREST". The signage shall be posted in English and Spanish.
22. The Petitioner(s) shall post a prominent, permanent sign stating, "NO OPEN ALCOHOLIC BEVERAGE CONTAINERS ARE ALLOWED ON THESE PREMISES" in a place that is clearly visible to patrons of the licensed premises. The sign shall be at least two feet squared with at least two-inch block lettering and include "VIOLATORS ARE SUBJECT TO ARREST". The signage shall be posted in English and Spanish.

23. The business operator shall install video surveillance cameras. Video surveillance cameras are to be installed, at a minimum, to view the area where alcohol is being displayed, the common open areas including the inside of the premise, sidewalk, and main entry/exit of the establishment.

The cameras installed will be digital, capable of high resolution images stored on a digital video recorder (DVR) that can store a minimum of 30 days of video. The business operator shall maintain these recordings for at least 30 days and make them available to the police department upon request. The cameras for the entry/exit shall be capable of providing a video image that can be used for identification purposes. Evidence of compliance shall be submitted by the business operator to the zoning administrator.

Captain III Kathleen J. Burns, Commanding Officer, Devonshire Community Police Station, and Sergeant Matthew Magsadia, Officer-In-Charge, Devonshire Area Vice Unit, Devonshire Community Police Station, both concurred with the above findings and are in agreement with the above requested conditions.

If you have any questions, please feel free to contact Sergeant Matthew Magsadia, Officer-In-Charge, Devonshire Area Vice Unit, at (818) 832-0811.

Respectfully,

MICHEL R. MOORE
Chief of Police



KATHLEEN J. BURNS, Captain
Area Commanding Officer
Devonshire Community Police Station

Valley PD.



APPLICATIONS:

DEPARTMENT OF CITY PLANNING APPLICATION

THIS BOX FOR CITY PLANNING STAFF USE ONLY

ED 1 Eligible

Case Number

ZA-2023-3818-WB

Env. Case Number

ENV-2023-3819-CE

Application Type

Conditional Use Beverage

Case Filed With (Print Name)

Edwin Cano

Date Filed

6-6-23

Application includes letter requesting:

Waived hearing

Concurrent hearing

Hearing not be scheduled on a specific date (e.g., vacation hold)

Related Case Number(s):

Provide all information requested. Missing, incomplete or inconsistent information will cause delays.

All terms in this document are applicable to the singular as well as the plural forms of such terms.

Refer to the Department of City Planning Application Filing Instructions (CP-7810) for more information.

1. PROJECT LOCATION

Street Address¹ 8658 N. Balboa Blvd., Northridge CA 91325 Unit/Space Number

Legal Description² (Lot, Block, Tract) Lot A, Block None, Tract PM 1206

Assessor Parcel Number 2689018028 Total Lot Area 16,903.5 sq ft

2. PROJECT DESCRIPTION

Present Use US Fuels Service Station and Food Mart

Proposed Use US Fuels Service Station and Food Mart (no change except for request to add a Type 21 ABC license)

Project Name (if applicable) US Fuels Service Station and Food Mart

Describe in detail the characteristics, scope and/or operation of the proposed project A Conditional Use Permit for the off-site sale of beer, wine, and distilled spirits in conjunction with an existing US Fuel Service Station operating 24hrs daily, with Food Mart operating from 5am to 11:30pm, daily in the C2-1VL and P-1VL Zone.

Additional information attached YES NO

Complete and check all that apply:

Existing Site Conditions

- Site is undeveloped or unimproved (i.e., vacant)
- Site has existing buildings (provide copies of building permits)
- Site is/was developed with uses that could release hazardous materials on soil and/or groundwater (e.g., dry cleaning, gas station, auto repair, industrial)
- Site is located within 500 feet of a freeway or railroad
- Site is located within 500 feet of a sensitive use (e.g., school, park)
- Site has special designation (e.g., National Historic Register, Survey LA)

¹ Street Addresses must include all addresses on the subject/application site (as identified in ZIMAS—http://zimas.lacity.org)

² Legal Description must include all contiguously owned properties (even if they are not a part of the proposed project site)

Proposed Project Information

(Check all that apply or could apply)

- Demolition of existing buildings/structures
- Relocation of existing buildings/structures
- Removal of any on-site tree
- Removal of any street tree
- Removal of protected trees onsite / public right-of-way
- Grading
- Haul Route
- New construction: _____ square feet
- Additions to existing buildings
- Interior tenant improvement
- Exterior renovation or alteration
- Change of use and/or hours of operation
- Uses or structures in public right-of-way
- Phased project

Housing Component Information

Number of Residential Units: Existing 0 – Demolish(ed)³ 0 + Adding 0 = Total 0
 Number of Affordable Units⁴ Existing 0 – Demolish(ed) 0 + Adding 0 = Total 0
 Number of Market Rate Units Existing 0 – Demolish(ed) 0 + Adding 0 = Total 0
 Mixed Use Projects, Amount of Non-Residential Floor Area: 0 square feet

Public Right-of-Way Information

Have you submitted the Planning Case Referral Form to BOE? (required) YES NO
 Is your project required to dedicate land to the public right-of-way? YES NO
 If so, what is/are your dedication requirement(s)? 0 feet
 If you have dedication requirements on multiple streets, please indicate: N/A

3. ACTION(S) REQUESTED

Provide the Los Angeles Municipal Code (LAMC) Section that authorizes the request and (if applicable) the LAMC Section or the Specific Plan/Overlay Section from which relief is sought; follow with a description of the requested action.

Does the project include Multiple Approval Requests per LAMC 12.36? YES NO

Authorizing Code Section 12-24-W,1

Code Section from which relief is requested (if any): _____

Action Requested, Narrative: A Conditional Use Permit requesting authorization for the off-site sale of beer, wine, and distilled spirits in conjunction with an existing 24hrs US Fuel Service Station and Food Mart operating from 5am to 11:30pm in the C2-1VL and P-1VL Zone

Authorizing Code Section 12.22-A, 23

Code Section from which relief is requested (if any): _____

Action Requested, Narrative: A Commerical Corner application to allow the continued operation of an existing 24hrs US Fuel Service Station and Food Market operating 5am-11:30pm daily with alcohol sales starting at 6am pursuant to State law.

Additional Requests Attached YES NO

4. RELATED DEPARTMENT OF CITY PLANNING CASES

Are there previous or pending cases/decisions/environmental clearances on the project site? YES NO

If YES, list all case number(s) N/A

³ Number of units to be demolished and/or which have been demolished within the last five (5) years.

⁴ As determined by the Housing and Community Investment Department

If the application/project is directly related to one of the above cases, list the pertinent case numbers below and complete/check all that apply (provide copy).

Case No. N/A

Ordinance No.: N/A

- Condition Compliance Review
- Modification of Conditions
- Revision of Approved Plans
- Renewal of Entitlement
- Plan Approval subsequent to Main Conditional Use

- Clarification of Q (Qualified) Condition
- Clarification of D (Development) Limitation
- Amendment to T (Tentative) Classification

For purposes of environmental (CEQA) analysis, is there intent to develop a larger project? YES NO

Have you filed, or is there intent to file, a Subdivision with this project? YES NO

If YES, to either of the above, describe the other parts of the projects or the larger project below, whether or not currently filed with the City: N/A

5. RELATED DOCUMENTS / REFERRALS

To help assigned staff coordinate with other Departments that may have a role in the proposed project, please provide a copy of any applicable form and reference number if known.

Specialized Requirement Form N/A

Geographic Project Planning Referral N/A

Case Consultation Referral Form N/A

Redevelopment Project Area – Administrative Review and Referral Form N/A

HPOZ Authorization Form N/A

Affordable Housing Referral Form N/A

Transit Oriented Communities Referral Form N/A

Preliminary Zoning Assessment Referral Form (Plan Check #) N/A

Optional HCA Vesting Preliminary Application N/A

Unpermitted Dwelling Unit (UDU) Inter-Agency Referral Form N/A

Mello Form N/A

Citywide Design Guidelines Compliance Review Form N/A

GPA Initiation Request Form N/A

Expedite Fee Agreement N/A

Department of Transportation (DOT) Referral Form N/A

Bureau of Engineering (BOE) Planning Case Referral Form (PCRF) N/A

Hillside Referral Form (BOE) N/A

Building Permits and Certificates of Occupancy See attached

Order to Comply N/A

Low Impact Development (LID) Referral Form (Stormwater Mitigation) N/A

Replacement Unit Determination (LAHD) N/A

Are there any recorded Covenants, affidavits or easements on this property? YES (provide copy) NO

PROJECT TEAM INFORMATION (Complete all applicable fields)

Applicant⁵ Name John and Amal Jarrous
Company/Firm _____
Address 8658 Balboa Boulevard Unit/Space Number _____
City Northridge State CA Zip Code 91325
Telephone (818) 886-7122 E-mail jjarrous@yahoo.com
Are you in escrow to purchase the subject property? YES NO

Property Owner of Record Same as applicant Different from applicant
Name (if different from applicant) _____
Address _____ Unit/Space Number _____
City _____ State _____ Zip Code: _____
Telephone _____ E-mail: _____

Agent/Representative Name Jennifer L. Oden
Company/Firm Solomon, Saltsman & Jamieson
Address 426 Culver Boulevard Unit/Space Number _____
City Playa Del Rey State CA Zip 90293
Telephone (310) 822-9848 E-mail joden@ssjlaw.com

Other (Specify Architect, Engineer, CEQA Consultant etc.) _____
Name _____
Company/Firm _____
Address: _____ Unit/Space Number _____
City _____ State _____ Zip Code: _____
Telephone _____ E-mail _____

Primary Contact for Project⁶ Owner Applicant
(Select only one. Email address and phone number are required.) Agent/Representative Other

To ensure notification of any public hearing as well as decisions on the project, make sure to include an individual mailing label for each member of the project team in both the Property Owners List and the Abutting Property Owners List.

⁵ An applicant is a person with a lasting interest in the completed project such as the property owner or a lessee/user of a project. An applicant is not someone filing the case on behalf of a client (i.e., usually not the agent/representative).
⁶ As of June 8, 2022, the Primary Contact for Project is required to have an Angeleno Account and register with the Ethics Commission for Significant Project Entitlements, as defined in LAMC Section 49.7.37(A)(6). An email address and phone number shall be required on the DCP Application Form, and the email address provided shall match the email address used to create the Angeleno Account.

PROPERTY OWNER

7. **PROPERTY OWNER AFFIDAVIT.** Before the application can be accepted, the owner of each property involved must provide a notarized signature to verify the application is being filed with their knowledge. Staff will confirm ownership based on the records of the City Engineer or County Assessor. In the case of partnerships, corporations, LLCs or trusts an officer of the ownership entity so authorized may sign as stipulated below.

- **Ownership Disclosure.** If the property is owned by a partnership, corporation, LLC, or trust, a disclosure identifying an officer of the ownership entity must be submitted. The disclosure must list the names and addresses of the principal owners (25% interest or greater). The signatory must appear in this list of names. A letter of authorization, as described below, may be submitted provided the signatory of the letter is included in the Ownership Disclosure. Include a copy of the current partnership agreement, corporate articles, or trust document as applicable.
- **Letter of Authorization (LOA).** A LOA from a property owner granting someone else permission to sign the application form may be provided if the property is owned by a partnership, corporation, LLC, or trust or in rare circumstances when an individual property owner is unable to sign the application form. To be considered for acceptance, the LOA must indicate the name of the person being authorized the file, their relationship to the owner or project, the site address, a general description of the type of application being filed and must also include the language in items A-D below. In the case of partnerships, corporations, LLCs or trusts the LOA must be signed and notarized by the authorized signatory as shown on the Ownership Disclosure or in the case of private ownership by the property owner. Proof of Ownership for the signatory of the LOA must be submitted with said letter.
- **Grant Deed.** Provide a Copy of the Grant Deed If the ownership of the property does not match City Records and/or if the application is for a Coastal Development Permit. The Deed must correspond exactly with the ownership listed on the application.
- **Multiple Owners.** If the property is owned by more than one individual (e.g., John and Jane Doe or Mary Smith and Mark Jones) notarized signatures are required of all owners.

- a. I hereby certify that I am the owner of record of the herein previously described property located in the City of Los Angeles which is involved in this application or have been empowered to sign as the owner on behalf of a partnership, corporation, LLC, or trust as evidenced by the documents attached hereto.
- b. I hereby consent to the filing of this application on my property for processing by the Department of City Planning.
- c. I understand if the application is approved, as a part of the process the City will apply conditions of approval which may be my responsibility to satisfy including, but not limited to, recording the decision and all conditions in the County Deed Records for the property.
- d. By my signature below, I declare under penalty of perjury under the laws of the State of California that the foregoing statements are true and correct.

*Property Owner's signatures must be signed/notarized in the presence of a Notary Public.
The City requires an original signature from the property owner with the "wet" notary stamp.
A Notary Acknowledgement is available for your convenience on following page.*

Signature _____

Date 4/8/23

Print Name John Jarrous

Signature _____

Date 4/8/23

Print Name Amel Jarrous

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Los Angeles }

On 4/8/2023 before me, Lina Fasheh, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared John Jarrous
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____

Corporate Officer – Title(s): _____ Corporate Officer – Title(s): _____

Partner – Limited General Partner – Limited General

Individual Attorney in Fact Individual Attorney in Fact

Trustee Guardian or Conservator Trustee Guardian or Conservator

Other: _____ Other: _____

Signer is Representing: _____ Signer is Representing: _____

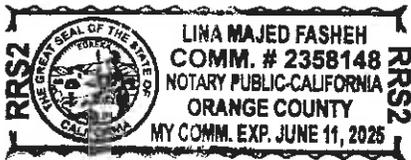
CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles
On 4/8/2023 before me, Lina Fasheh, Notary Public
personally appeared Amal Jarrous

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

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Partner - Limited General Partner - Limited General

Individual Attorney in Fact Individual Attorney in Fact

Trustee Guardian or Conservator Trustee Guardian or Conservator

Other: Other:

Signer is Representing: Signer is Representing:

APPLICANT

- 8. APPLICANT DECLARATION.** A separate signature from the applicant, whether they are the property owner or not, attesting to the following, is required before the application can be accepted.
- a. I hereby certify that the information provided in this application, including plans and other attachments, is accurate and correct to the best of my knowledge. Furthermore, should the stated information be found false or insufficient to fulfill the requirements of the Department of City Planning, I agree to revise the information as appropriate.
 - b. I hereby certify that I have fully informed the City of the nature of the project for purposes of the California Environmental Quality Act (CEQA) and have not submitted this application with the intention of segmenting a larger project in violation of CEQA. I understand that should the City determine that the project is part of a larger project for purposes of CEQA, the City may revoke any approvals and/or stay any subsequent entitlements or permits (including certificates of occupancy) until a full and complete CEQA analysis is reviewed and appropriate CEQA clearance is adopted or certified.
 - c. I understand that the environmental review associated with this application is preliminary, and that after further evaluation, additional reports, studies, applications and/or fees may be required.
 - d. I understand and agree that any report, study, map or other information submitted to the City in furtherance of this application will be treated by the City as public records which may be reviewed by any person and if requested, that a copy will be provided by the City to any person upon the payment of its direct costs of duplication.
 - e. I understand that the burden of proof to substantiate the request is the responsibility of the applicant. Additionally, I understand that planning staff are not permitted to assist the applicant or opponents of the project in preparing arguments for or against a request.
 - f. I understand that there is no guarantee, expressed or implied, that any permit or application will be granted. I understand that each matter must be carefully evaluated and that the resulting recommendation or decision may be contrary to a position taken or implied in any preliminary discussions.
 - g. I understand that if this application is denied, there is no refund of fees paid.
 - i. I understand and agree to defend, indemnify, and hold harmless, the City, its officers, agents, employees, and volunteers (collectively "City"), from any and all legal actions, claims, or proceedings (including administrative or alternative dispute resolution (collectively "actions"), arising out of any City process or approval prompted by this Action, either in whole or in part. Such actions include but are not limited to: actions to attack, set aside, void, or otherwise modify, an entitlement approval, environmental review, or subsequent permit decision; actions for personal or property damage; actions based on an allegation of an unlawful pattern and practice; inverse condemnation actions; and civil rights or an action based on the protected status of the petitioner or claimant under state or federal law (e.g. ADA or Unruh Act). I understand and agree to reimburse the City for any and all costs incurred in defense of such actions. This includes, but is not limited to, the payment of all court costs and attorneys' fees, all judgments or awards, damages, and settlement costs. The indemnity language in this paragraph is intended to be interpreted to the broadest extent permitted by law and shall be in addition to any other indemnification language agreed to by the applicant.
 - j. I understand that the City is protected by numerous statutory immunities from liability for damages that may be caused by its land use regulatory actions, as set forth in Government Code, section 818, et seq. For instance, the City cannot be held liable for personal or property injuries or damages allegedly caused by its approval and issuance of any discretionary permit, entitlement or approval (Gov. Code § 818.4), or its failure to inspect or its negligence in inspecting a property for the purpose of determining whether the property complies with or violates any permit, entitlement or approval or contains or constitutes a hazard to health or safety (Gov. Code § 818.6).
 - k. By my signature below, I declare under penalty of perjury, under the laws of the State of California, that all statements contained in this application and any accompanying documents are true and correct, with full knowledge that all statements made in this application are subject to investigation and that any false or dishonest answer to any question may be grounds for denial or subsequent revocation of license or permit.

The City requires an original signature from the applicant. The applicant's signature below does not need to be notarized.

Signature: _____

Date: 4/8/23

Print Name: _____

John Jarrous

SPECIAL INSTRUCTIONS FOR ALCOHOL (CUB) & ENTERTAINMENT (CUX) – LAMC 12.24 W.1 & 12.24 W.18

Los Angeles City Planning

The Special Instructions for Alcohol (CUB) & Entertainment establishments is a required attachment to the Department of City Planning (DCP) Application Filing Instructions ([CP-7810](#)). Only utilize this form when filing for a Conditional Use Permit pursuant to LAMC Sections 12.24 W.1 for alcohol establishments or 12.24 W.18 for entertainment.

ADDITIONAL REQUIREMENTS/FINDINGS FOR APPROVAL OF A CUB or CUX:

For a CUB or CUX request to be considered, the following additional information and findings must be provided.

1. **RADIUS MAP FOR ALCOHOL USES.** The following requirements are separate from the Public Noticing requirements detailed in the Mailing Notification Procedures ([CP-2074](#)), which will be requested by the Project Planner 6-8 weeks prior to the public hearing:

- An electronic copy of a **RADIUS MAP FOR ALCOHOL USES**, showing land uses to a 600-foot radius.
- A **LIST OF ALCOHOL ESTABLISHMENTS** between 600 and 1,000 feet of the site. Include in the list the type of license and address.
- A **LIST OF THE FOLLOWING USES** within 600 feet:
 - (1) Residential uses and type (single-family, apartment, hotel, etc.);
 - (2) Churches;
 - (3) Schools, including nursery schools and child-care facilities;
 - (4) Hospitals;
 - (5) Parks, public playgrounds and recreational areas; and
 - (6) Establishments dispensing, for consideration, alcoholic beverages for consumption on or off premises.

2. **FINDINGS (on a separate sheet)**

- a. **General Conditional Use for CUB and/or CUX**

- i. That the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city, or region.
- ii. That the project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare, and safety.
- iii. That the project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.

- b. **Additional Findings for CUB**

- i. That the proposed use will not adversely affect the welfare of the pertinent community.
- ii. That the granting of the application will not result in an undue concentration of premises for the sale or dispensing for consideration of alcoholic beverages, including beer and wine, in the area of the City involved, giving consideration to applicable State laws and to the California Department of Alcoholic Beverage Control's guidelines for undue concentration; and also giving consideration to the number and proximity of these establishments within a one thousand foot radius of the site, the crime rate in the area (especially those crimes involving public drunkenness, the illegal sale or use of narcotics, drugs or alcohol, disturbing the peace and disorderly conduct), and whether revocation or nuisance proceedings have been initiated for any use in the area.

iii. That the proposed use will not detrimentally affect nearby residentially zoned communities in the area of the City involved, after giving consideration to the distance of the proposed use from residential buildings, churches, schools, hospitals, public playgrounds and other similar uses, and other establishments dispensing, for sale or other consideration, alcoholic beverages, including beer and wine.

3. QUESTIONS REGARDING THE PHYSICAL DEVELOPMENT OF THE SITE

- a. What is the total square footage of the building or center the establishment is located in? 16,903.5 sqft
- b. What is the total square footage of the space the establishment will occupy? 1,148 sqft
- c. What is the total occupancy load of the space as determined by the Fire Department? No change
- d. What is the total number of seats that will be provided indoors? N/A Outdoors? N/A
- e. If there is an outdoor area, will there be an option to consume alcohol outdoors? N/A
- f. If there is an outdoor area, is it on private property or the public right-of-way, or both? N/A
 - i. If an outdoor area is on the public right-of-way, has a revocable permit been obtained? N/A
- g. Are you adding floor area? No If yes, how much is enclosed? N/A Outdoors? N/A

h. Parking

- i. How many parking spaces are available on the site? 16 spaces
- ii. Are they shared or designated for the subject use? Designated
- iii. If you are adding floor area, what is the parking requirement as determined by the Department of Building & Safety? N/A
- iv. Have any arrangements been made to provide parking off-site? No
 - 1. If yes, is the parking secured via a private lease or a covenant/affidavit approved by the Department of Building & Safety? N/A

Note: Required parking must be secured via a covenant pursuant to LAMC Section 12.26 E.5. A private lease is only permitted by a Zone Variance.

- 2. Please provide a map showing the location of the off-site parking and the distance, in feet, for pedestrian travel between the parking area the use it is to serve.
- 3. Will valet service be available? No Will the service be for a charge? N/A
- i. Is the site within 1,000 feet of any schools (public, private or nursery schools), churches or parks? Please see attached List of Sensitive Uses
- j. For massage parlors and sexual encounter establishments, is the site within 1,000 feet of any other Adult Entertainment Businesses as defined by LAMC 12.70 B17? No

4. QUESTIONS REGARDING THE OPERATION OF THE ESTABLISHMENT

a. What are the proposed hours of operation and which days of the week will the establishment be open?

	M	Tu	W	Th	F	Sa	Su
Proposed Hours of Operation	5am-11:30pm						
	24hrs						

Food Mart

US Fuels

b. Will there be entertainment such as a piano bar, dancing, live entertainment, movies, karaoke, video game machines, etc.? Please specify: No

Note: An establishment that allows for dancing needs a conditional use pursuant to LAMC Section 12.24 W.18.

c. Will there be minimum age requirements for entry? No If yes, what is the minimum age requirement and how will it be enforced? N/A

d. Will there be any accessory retail uses on the site? Yes What will be sold? Convenience/Retail

e. Security

i. How many employees will you have on the site at any given time? Approx 1-4 employees

ii. Will security guards be provided on-site? No

1. If yes, how many and when? N/A

iii. Has LAPD issued any citations or violations? No If yes, please provide copies.

f. Alcohol

i. Will there be beer & wine only, or a full line of alcoholic beverages available? Full line

ii. Will "fortified" wine (greater than 16% alcohol) be sold? Not expected to do so

iii. Will alcohol be consumed on any adjacent property under the control of the applicant? No

iv. Will there be signs visible from the exterior that advertise the availability of alcohol? No

v. Food

1. Will there be a kitchen on the site? No

2. Will alcohol be sold without a food order? Yes

3. Will the sale of alcohol exceed the sale of food items on a quarterly basis? Not expected to

4. Provide a copy of the menu if food is to be served.

vi. On-Site

1. Will a bar or cocktail lounge be maintained incidental to a restaurant? N/A

a. If yes, the floor plans must show the details of the cocktail lounge and the separation between the dining and lounge facilities.

2. Will off-site sales of alcohol be provided accessory to on-site sales ("Take Out")? N/A

a. If yes, a request for off-site sales of alcohol is required as well.

3. Will discounted alcoholic drinks ("Happy Hour") be offered at any time? N/A

vii. **Off-Site**

1. Will cups, glasses or other containers be sold which might be used for the consumption of alcohol on the premises? Not for the purpose of consumption on the premises

2. Will beer or wine coolers be sold in single cans, or will wine be sold in containers less than 1 liter (750 ml)? Yes

viii. Contact the CA Department of Alcoholic Beverage Control (ABC) regarding its requirements -- <http://www.abc.ca.gov/>.

5. CALDERA BILL (CA Business and Professions Code Section 23958 and 23958.4)

a. Is this application a request for on-site or off-site sales of alcoholic beverages? Off-site sales

i. If yes, is the establishment a bona-fide eating place (restaurant) or hotel/motel? No

1. If no, contact ABC to determine whether the proposed site is located in an area whereby:

a. issuance of a license to serve alcohol on-site or off-site would tend to create a law enforcement problem, or

b. if issuance would result in or add to an undue concentration of licenses.

b. If ABC has determined that an eligible use is in an area of high crime or undue concentration of licenses, the City Council will need to make the finding that the issuance of the license is required for **public convenience or necessity**.

6. ADDITIONAL REQUIREMENTS FOR MAIN CUBs/CUXs. In addition to all requirements detailed in the DCP Application Filing Instructions ([CP-7810](#)), applications for Main CUBs/CUXs shall include:

▪ A separate sheet containing a table identifying all CUB or CUX requests on the subject site, indicating: the type of alcohol permit sought; the square footage of each particular restaurant, bar or event space; the identifying address or suite/unit number corresponding to each CUB/CUX request; and (if known) the tenant-operator of each alcohol and/or entertainment establishment.

▪ All CUB or CUX requests on the subject site clearly identified and labeled on the plot plan and applicable floor plans, indicating: each type of alcohol permit sought; the square footage of each particular restaurant, bar or event space; and the identifying address or suite/unit number corresponding to each CUB/CUX request.

NOTE: *Please consider submitting documents beyond the requirements outlined in this form. If there are other circumstances which may further a more complete understanding of the project, do not hesitate to submit such information. The documents submitted with the application and the public hearing constitute the **primary opportunity** to clarify and define the project.*

Special Instructions for:

**CONDITIONAL USE PERMIT (CUZ)
COMMERCIAL CORNER DEVELOPMENTS and MINI SHOPPING CENTER**

The **MASTER LAND USE APPLICATION INSTRUCTION SHEET-500' RADIUS** should also be followed.

ZONING CODE SECTIONS: Development standards in 12.22 A 23 and Conditional Use in 12.24 W 27

1. The **MASTER LAND USE APPLICATION FORM CP-7771** must be filled out completely, typed or printed in black ink, with full answers to every statement and question. The application must be signed by the property owner or owners, lessee (only if the entire site is leased), authorized agent of the owner with power of attorney, or officers of a corporation (submit proof). A single application can be used for most projects that have multiple requests.

2. **ADDITIONAL INFORMATION/FINDINGS:** In order to grant your request the following findings/questions must be addressed by the Zoning Administrator. Please try to explain as best as possible how your request conforms to the following requirements:

- a. That the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city, or region.
- b. That the project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare, and safety.
- c. That the project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.
- d. That based on data provided by the City Department of Transportation or by a licensed traffic engineer, that ingress to and egress from the project will not create a traffic hazard or cause significant traffic congestion or disruption of vehicular circulation on adjacent streets
- e. That project approval will not create or add to a detrimental concentration of Mini-Shopping Centers or Commercial Corner Developments in the vicinity of the proposed project.

f.	Are you going to develop any or all of the following	Yes/No
	1) A drive-thru fast food establishment?	<u>No</u>
	2) A business open any time between 11 p.m. and 7 a.m.?	<u>Yes</u>
	3) A multi-residential use?	<u>No</u>
	4) An amusement enterprise as enumerated in Sec. 12.14 A of the Los Angeles Municipal Code?	<u>No</u>
	5) An automobile laundry or washrack?	<u>No</u>
	6) A commercial swimming pool	<u>No</u>

g. How many parking spaces are being provided? 16 Standard? 16 Compact? 0

h. What is the Height no change and number of stories 1 of the Project?

- i. List all the uses to be included in the development their hours of operation, square footage and the percentage of the total development to be occupied by each:

	<u>Use</u>	<u>Hours of Operation</u>	<u>Square Ft.</u>	<u>Percentage</u>
1)	US Fuel service station with Food Mart	US Fuel : 24hrs Food Mart: From 5am-11:30pm M-Sun	16,903.5 sq ft w/ 1,148 for Food Mart	100%
2)				
3)				
4)				
5)				
6)				
7)				
8)				

- j. Describe any security measures that will be taken to prevent loitering, theft, vandalism, etc.

- k. For drive-through fast food establishments submit plans showing points of ingress and egress, the location of speakers, driveways and queuing lanes.

- a. For drive-through fast food establishments submit plans showing points of ingress and egress, the location of speakers, driveways and queuing lanes.
- b. For all applications the following items shall be delineated on plans in accordance with the applicable Zoning Code Section:
 - 1) Exterior walls.
 - 2) Lighting plans.
 - 3) Landscaped and irrigated areas in the parking area.
 - 4) Location of trash storage area(s).
 - 5) Location of other storage area(s).
 - 6) Parking layout indicating striping, landscaping, and driveways.

3. In addition, specify each and every requirement of Section 12.22 A 23 LAMC that you cannot or do not comply with, and explain (attach form CP-7755).

CUB AND CUZ FINDINGS
8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

a. General Conditional Use for CUB and/or CUX

- i. That the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city, or region.**

Pursuant to Los Angeles Municipal Code (“LAMC”) sections 12.24-W.1 and 12.24-W.27, the Applicant submits this Conditional Use Permit (“CUP”) application for the off-site sale of beer, wine, and distilled spirits in conjunction with an existing US Fuels Service Station operating 24 hours in conjunction with a Food Mart operating from the hours of 5:00 am – 11:30 pm, daily at 8658 N. Balboa Blvd., in the city of Northridge,

The premises is an existing US Fuels Service Station and Food Mart located at the southeast corner of Balboa Boulevard and Parthenia Street in the Northridge Community Plan Area. The subject property is a commercial use within an area designated for General Commercial land uses. There are no changes being requested with this application to the current operations other than the Applicant’s request to add the incidental sale of alcoholic beverages for off-site consumption (Type 21 Alcoholic Beverage Control (“ABC”) license).

The US Fuels Service Station and Food Mart currently exists as a full-service fueling station enabling customers to purchase everyday grocery items, including fresh food items, and is requesting approval for the off-site sale of alcoholic beverages to further the convenience provided to the surrounding community. The Food Mart offers a wide variety of grocery/household items and alcoholic beverages fall within the common type of goods that customers want from a full-service fueling station and food mart. This business has been in successful operation for many years and has proven itself in that time to be a good neighbor. The continued operation of this store, with strict adherence to the imposed conditions, proper management and supervision, will continue to provide a retail service that is beneficial to the community. This US Fuels Service Station and Food Mart is in an area with various commercial and residential uses. This use is consistent with other uses in the community, providing neighborhood convenience for automobile services and household products. The Applicant now requests to include the incidental sale of alcoholic beverages in its product offering in order to continue to serve all the needs of the patrons and surrounding neighborhood. This business will continue to operate in harmony with the surrounding community and will continue to have a positive economic impact on the neighborhood.

The availability of alcoholic beverages at this existing US Fuels Service Station and Food Mart will provide a public service that will benefit the community by providing customers the convenience of purchasing alcoholic beverages at a convenient location. Located along a commercial corridor, the project will provide the area’s residents, businesses, and employees an option for convenient access and one-stop shopping with a limited amount of alcoholic beverages incidental to other retail merchandise. Therefore, the project will perform a function that will be beneficial to the community and surrounding neighborhood.

- ii. That the project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare, and safety.**

This is a Conditional Use Permit requesting authorization for the off-site sale of an incidental amount of alcoholic beverages at an existing US Fuels Service Station and Food Mart. The project's location, size, height, and operations have already been approved through previously approved building plans and permits. The structures and daily operations are and will remain compatible with adjacent properties and the surrounding neighborhood. There is no construction, alterations or changes in the use as proposed as part of this application and thus, no reason to conclude the prior approved location, size, height, and operations would not be compatible with the adjacent properties and surrounding uses.

The US Fuels Service Station and Food Mart and the propose sale of the incidental amount of alcoholic beverages will continue to provide a benefit to the nearby community and will not be detrimental to the character of the immediate area. In fact, this neighborhood fueling station has and will continue to have a positive impact on the welfare of the community. The Applicant has operated on this site for many years without adverse impacts to the surrounding community as a result of the exemplary management. Its continued business at this location will re-enforce the character of the area. The store and subject sales will serve to strengthen the economic vitality of the area.

Additionally, the sale of alcohol will be an incidental use within the food mart. With this conditional use authorization, the subject store will only provide a small amount of alcoholic beverages for off-site consumption that is standard for this type of establishment. Thus, as conditioned, this project's location, size, height, operations, and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare and safety.

- iii. That the project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.**

The subject site is located in the Northridge Community Plan Area and has a General Commercial General Plan Land Use designation. The property is not located within a Specific Plan Area.

The proposed project (addition of off-site alcoholic beverage sales) will not be detrimental to the character and development in the immediate area and will be in harmony with the various elements and objectives of the General Plan. This application is simply requesting authorization for the off-site sale of alcoholic beverages at an existing gasoline service station and food mart. The approval of this request will allow the Applicant to further provide for the convenience of its patrons by offering a selection of alcoholic beverages in addition to its food and grocery offerings.

b. Additional Findings for CUB

i. That the proposed use will not adversely affect the welfare of the pertinent community.

The location is an existing US Fuels Service Station and Food Mart. This application is simply to request the addition of off-site alcoholic beverage sales at an existing business. The Applicant has operated at this site for many years and has proven to be a responsible retailer. The project will maintain the use of the location as a US Fuels Service Station and Food Mart, but with the added benefit of alcoholic beverage sales for patrons. The Applicant will continue to serve the community without adverse impacts. The existing use will continue to operate as a convenience and a necessary component of a vibrant commercial area.

Further, this US Fuels Service Station and Food Mart will continue to serve the needs of local business people, shoppers, and residents. The surrounding community is attracting more persons to the area and consequently generating an expanded local work force. This population seeks a diversity of services, one that US Fuels Service Station and Food Mart provides. The subject store and the addition of alcoholic beverages for off-site consumption will continue to serve this population and provide a desired amenity.

ii. That the granting of the application will not result in an undue concentration of premises for the sale or dispensing for consideration of alcoholic beverages, including beer and wine, in the area of the City involved, giving consideration to applicable State laws and to the California Department of Alcoholic Beverage Control's guidelines for undue concentration; and also giving consideration to the number and proximity of these establishments within a one thousand foot radius of the site, the crime rate in the area (especially those crimes involving public drunkenness, the illegal sale or use of narcotics, drugs or alcohol, disturbing the peace and disorderly conduct), and whether revocation or nuisance proceedings have been initiated for any use in the area.

The project site is located in Census Tract 1173.02. According to the California Department of Alcoholic Beverage Control ("ABC"), three (3) ABC licenses for the off-site sale of alcoholic beverages are permitted in this census tract. Currently, according to the ABC Licensing Report for Census Tract No. 1173.02, there are six (6) ABC licenses for the off-site sale of alcoholic beverages. Thus, the addition of a Type 21 ABC license will require a Determination of Public Convenience or Necessity ("PC or N"). While the census tract is statutorily over-concentrated, this does not necessarily result in an area becoming over-concentrated with alcohol licenses.

Over concentration can be undue when the addition of a license will negatively impact a neighborhood. Over concentration is not undue when the approval of a license does not negatively impact the area, but rather such a license would benefit the public welfare and convenience. The addition of the incidental sale of alcoholic beverages at a long-standing community-oriented local business will only serve to further provide for the needs of local businesses, neighbors, and the surrounding community. In fact, the US Fuels Service Station and Food Mart is seeking to offer this beneficial "one-stop" shopping experience in order to provide

convenience to this area. The Applicant seeks to provide a full-service shopping experience for this community, in which nearby residents can purchase fuel, make purchases of grocery items, medicine, beverages, and/or other necessary retail items, along with the incidental sale of alcoholic beverages. The continuation of the operations at this US Fuels Service Station and Food Mart, with strict adherence to the imposed conditions and under proper management and supervision, will continue to remain proper in relation to adjacent uses and the development of the community. The Applicant seeks to expand on its current offerings in order to maintain and live up to its community service objective of being a beneficial “one-stop” shopping experience in which nearby residents can purchase grocery items, fuel, beverages, and/or other necessary retail items. The community has come to expect and rely upon such service from their local US Fuels Service Station and Food Mart.

- iii. That the proposed use will not detrimentally affect nearby residentially zoned communities in the area of the City involved, after giving consideration to the distance of the proposed use from residential buildings, churches, schools, hospitals, public playgrounds and other similar uses, and other establishments dispensing, for sale or other consideration, alcoholic beverages, including beer and wine.**

The continuation of the US Fuels Service Station and Food Mart at this location will continue to serve the needs of local business people, shoppers, and residents. The residential uses, as well as other establishments, have not been adversely affected in the years that the Applicant has owned and operated the establishment, and the addition of an incidental amount of alcoholic beverages for off-site consumption will not be detrimental to residential neighbors, but rather will provide a desired amenity. This population seeks a diversity of services, one that the US Fuels Service Station and Food Mart provides. The subject store and the continued sales will continue to serve this population and the availability of alcoholic beverages will further provide for the accessibility of a full range of products all at one convenient location. Furthermore, the combination of proactive security measures and strict company policies will ensure the continuation of the safety and well-being of nearby residents.

Additionally, while the proposed sale of alcoholic beverages will be located in proximity to some residential/sensitive uses, the proposed alcohol sale is ancillary to the sale of food items in the food mart. Alcohol sales for off-site consumption will not detrimentally affect the neighboring residential, commercial, and institutional uses in the area because they will occur in a controlled environment within the food mart by trained employees and subject to multiple security measures, conditions imposed by the Zoning Administrator, and for consideration by the State Department of Alcoholic Beverage Control will reduce any potential impacts related to the sale of alcohol and the proposed use will, therefore, not be detrimental to these sensitive uses within proximity of the subject site.

c. CUZ-Commercial Corner Development Findings

- a. That the project will enhance the built environment in the surrounding neighborhood or will perform a function or provide a service that is essential or beneficial to the community, city, or region.**

The premises is an existing US Fuels Service Station and Food Mart located at the southeast corner of Balboa Boulevard and Parthenia Street in the Northridge Community Plan Area. The subject property is a commercial use within an area designated for General Commercial land uses. There are no changes being requested with this application to the current operations other than the Applicant's request to add the incidental sale of alcoholic beverages for off-site consumption (Type 21 Alcoholic Beverage Control ("ABC") license).

The US Fuels Service Station and Food Mart currently exists as a full-service fueling station enabling customers to purchase everyday grocery items, including fresh food items, and is requesting approval for the off-site sale of alcoholic beverages to further the convenience provided to the surrounding community. The Food Mart offers a wide variety of grocery/household items and alcoholic beverages fall within the common type of goods that customers want from a full-service fueling station and food mart. This business has been in successful operation for many years and has proven itself in that time to be a good neighbor. The continued operation of this store, with strict adherence to the imposed conditions, proper management and supervision, will continue to provide a retail service that is beneficial to the community. This US Fuels Service Station and Food Mart is in an area with various commercial and residential uses. This use is consistent with other uses in the community, providing neighborhood convenience for automobile services and household products. The Applicant now requests to include the incidental sale of alcoholic beverages in its product offering in order to continue to serve all the needs of the patrons and surrounding neighborhood. This business will continue to operate in harmony with the surrounding community and will continue to have a positive economic impact on the neighborhood.

The availability of alcoholic beverages at this existing US Fuels Service Station and Food Mart will provide a public service that will benefit the community by providing customers the convenience of purchasing alcoholic beverages at a convenient location. Located along a commercial corridor, the project will provide the area's residents, businesses, and employees an option for convenient access and one-stop shopping with a limited amount of alcoholic beverages incidental to other retail merchandise. Therefore, the project will perform a function that will be beneficial to the community and surrounding neighborhood.

- b. That the project's location, size, height, operations and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare, and safety.**

This is a Conditional Use Permit requesting authorization for the off-site sale of an incidental amount of alcoholic beverages at an existing US Fuels Service Station and Food Mart. The project's location, size, height, and operations have already been approved through previously approved building plans and permits. The structures and daily operations are and will remain compatible with adjacent properties and the surrounding neighborhood. There is no construction, alterations or changes in the use as proposed as part of this application and thus, no reason to conclude the prior approved location, size, height, and operations would not be compatible with the adjacent properties and surrounding uses.

The US Fuels Service Station and Food Mart and the propose sale of the incidental amount of alcoholic beverages will continue to provide a benefit to the nearby community and will not be detrimental to the character of the immediate area. In fact, this neighborhood fueling station has and will continue to have a positive impact on the welfare of the community. The Applicant has operated on this site for many years without adverse impacts to the surrounding community as a result of the exemplary management. Its continued business at this location will re-enforce the character of the area. The store and subject sales will serve to strengthen the economic vitality of the area.

Additionally, the sale of alcohol will be an incidental use within the food mart. With this conditional use authorization, the subject store will only provide a small amount of alcoholic beverages for off-site consumption that is standard for this type of establishment. Thus, as conditioned, this project's location, size, height, operations, and other significant features will be compatible with and will not adversely affect or further degrade adjacent properties, the surrounding neighborhood, or the public health, welfare and safety.

- c. That the project substantially conforms with the purpose, intent and provisions of the General Plan, the applicable community plan, and any applicable specific plan.**

The subject site is located in the Northridge Community Plan Area and has a General Commercial General Plan Land Use designation. The property is not located within a Specific Plan Area.

The proposed project (addition of off-site alcoholic beverage sales) will not be detrimental to the character and development in the immediate area and will be in harmony with the various elements and objectives of the General Plan. This application is simply requesting authorization for the off-site sale of alcoholic beverages at an existing gasoline service station and food mart. The approval of this request will allow the Applicant to further provide for the convenience of its patrons by offering a selection of alcoholic beverages in addition to its food and grocery offerings.

- d. That based on data provided by the City Department of Transportation or by a licensed traffic engineer, that ingress to and egress from the project will not create a traffic hazard or cause significant traffic congestion or disruption of vehicular circulation on adjacent streets.**

This is a CUP application for the off-site sale of alcoholic beverages at an existing US Fuels Service Station and Food Mart. Therefore, the project will not create any traffic hazards or new congestion on adjacent streets at the location and use have existed for decades.

- e. That project approval will not create or add to a detrimental concentration of Mini-Shopping Centers or Commercial Corner Developments in the vicinity of the proposed project.**

This is an existing US Fuels Service Station and Food Mart. There is no addition being added by this application.

j. Describe any security measures that will be taken to prevent loitering, theft, vandalism, etc.

There are locks on the doors and adequate lighting indoors and outdoors. Responsible policies have been implemented and followed by US Fuels Service Station and Food Mart resulting in a store that has operated without adverse impacts to the surrounding community. US Fuels Service Station and Food Mart will continue to adhere to those policies.

COUNTY CLERK'S USE

CITY OF LOS ANGELES

OFFICE OF THE CITY CLERK

200 NORTH SPRING STREET, ROOM 395

LOS ANGELES, CALIFORNIA 90012

CALIFORNIA ENVIRONMENTAL QUALITY ACT

NOTICE OF EXEMPTION

(PRC Section 21152; CEQA Guidelines Section 15062)

Pursuant to Public Resources Code § 21152(b) and CEQA Guidelines § 15062, the notice should be posted with the County Clerk by mailing the form and posting fee payment to the following address: Los Angeles County Clerk/Recorder, Environmental Notices, P.O. Box 1208, Norwalk, CA 90650. Pursuant to Public Resources Code § 21167 (d), the posting of this notice starts a 35-day statute of limitations on court challenges to reliance on an exemption for the project. Failure to file this notice as provided above, results in the statute of limitations being extended to 180 days.

PARENT CASE NUMBER(S) / REQUESTED ENTITLEMENTS

A Conditional Use Permit application for a Type 21 ABC license

LEAD CITY AGENCY

City of Los Angeles (Department of City Planning)

CASE NUMBER

ENV-

PROJECT TITLE

John Jarrous-CUB Application

COUNCIL DISTRICT

CD 12

PROJECT LOCATION (Street Address and Cross Streets and/or Attached Map)

8658 N. Balboa Blvd., Northridge, CA 91325

Map attached.

PROJECT DESCRIPTION: Additional page(s) attached.

A CUB for the sale of a full line of alcoholic beverages (beer, wine, and distilled spirits) for off-site consumption

NAME OF APPLICANT / OWNER:

John and Amal Jarrous

CONTACT PERSON (If different from Applicant/Owner above)

Solomon, Saltsman & Jamieson c/o Jennifer L. Oden

(AREA CODE) TELEPHONE NUMBER

310-822-9848

EXT.

EXEMPT STATUS: (Check all boxes, and include all exemptions, that apply and provide relevant citations.)

STATE CEQA STATUTE & GUIDELINES

STATUTORY EXEMPTION(S)

Public Resources Code Section(s) _____

CATEGORICAL EXEMPTION(S) (State CEQA Guidelines Sec. 15301-15333 / Class 1-Class 33)

CEQA Guideline Section(s) / Class(es) _____

OTHER BASIS FOR EXEMPTION (E.g., CEQA Guidelines Section 15061(b)(3) or (b)(4) or Section 15378(b))

JUSTIFICATION FOR PROJECT EXEMPTION:

Additional page(s) attached

None of the exceptions in CEQA Guidelines Section 15300.2 to the categorical exemption(s) apply to the Project.

The project is identified in one or more of the list of activities in the City of Los Angeles CEQA Guidelines as cited in the justification.

IF FILED BY APPLICANT, ATTACH CERTIFIED DOCUMENT ISSUED BY THE CITY PLANNING DEPARTMENT STATING THAT THE DEPARTMENT HAS FOUND THE PROJECT TO BE EXEMPT.

If different from the applicant, the identity of the person undertaking the project.

CITY STAFF USE ONLY:

CITY STAFF NAME AND SIGNATURE

STAFF TITLE

ENTITLEMENTS APPROVED



City of Los Angeles Department of City Planning

6/5/2023

PARCEL PROFILE REPORT

PROPERTY ADDRESSES

8658 N BALBOA BLVD
8654 N BALBOA BLVD

ZIP CODES

91325

RECENT ACTIVITY

None

CASE NUMBERS

CPC-1986-253-GPC
CPC-13973
CPC-10295
ORD-163915-SA1390
ORD-123969
ORD-123968
ORD-123967
ORD-106262
ORD-101907
MND-98-125-ZBA-CCR-ZV

Address/Legal Information

PIN Number	195B133 474
Lot/Parcel Area (Calculated)	16,903.5 (sq ft)
Thomas Brothers Grid	PAGE 531 - GRID D1
Assessor Parcel No. (APN)	2689018028
Tract	P M 1206
Map Reference	BK 12-48
Block	None
Lot	A
Arb (Lot Cut Reference)	None
Map Sheet	195B133

Jurisdictional Information

Community Plan Area	Northridge
Area Planning Commission	North Valley
Neighborhood Council	Northridge South
Council District	CD 12 - John Lee
Census Tract #	1173.02
LADBS District Office	Van Nuys

Permitting and Zoning Compliance Information

Administrative Review	None
-----------------------	------

Planning and Zoning Information

Special Notes	None
Zoning	C2-1VL P-1VL
Zoning Information (ZI)	ZI-2498 Local Emergency Temporary Regulations - Time Limits and Parking Relief - LAMC 16.02.1 ZI-2512 Housing Element Inventory of Sites
General Plan Land Use	General Commercial
General Plan Note(s)	Yes
Hillside Area (Zoning Code)	No
Specific Plan Area	None
Subarea	None
Special Land Use / Zoning	None
Historic Preservation Review	No
Historic Preservation Overlay Zone	None
Other Historic Designations	None
Other Historic Survey Information	None
Mills Act Contract	None
CDO: Community Design Overlay	None
CPIO: Community Plan Imp. Overlay	None
Subarea	None
CUGU: Clean Up-Green Up	None
HCR: Hillside Construction Regulation	No
NSO: Neighborhood Stabilization Overlay	No
POD: Pedestrian Oriented Districts	None
RBP: Restaurant Beverage Program Eligible Area	General (RBPA)
RFA: Residential Floor Area District	None

This report is subject to the terms and conditions as set forth on the website. For more details, please refer to the terms and conditions at zimas.lacity.org
(* - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

RIO: River Implementation Overlay	No
SN: Sign District	No
AB 2334: Very Low VMT	No
AB 2097: Reduced Parking Areas	No
Streetscape	No
Adaptive Reuse Incentive Area	None
Affordable Housing Linkage Fee	
Residential Market Area	Low
Non-Residential Market Area	Medium
Transit Oriented Communities (TOC)	Not Eligible
ED 1 Eligibility	Review Eligibility
RPA: Redevelopment Project Area	None
Central City Parking	No
Downtown Parking	No
Building Line	None
500 Ft School Zone	No
500 Ft Park Zone	No
Assessor Information	
Assessor Parcel No. (APN)	2689018028
APN Area (Co. Public Works)*	0.390 (ac)
Use Code	2500 - Commercial - Service Station - Full Service - No Additional Services
Assessed Land Val.	\$1,222,042
Assessed Improvement Val.	\$72,420
Last Owner Change	12/15/2003
Last Sale Amount	\$993,009
Tax Rate Area	16
Deed Ref No. (City Clerk)	6666803 535068 3771658 3-476 1059607 1059539
Building 1	
Year Built	1963
Building Class	S65
Number of Units	0
Number of Bedrooms	0
Number of Bathrooms	0
Building Square Footage	1,148.0 (sq ft)
Building 2	No data for building 2
Building 3	No data for building 3
Building 4	No data for building 4
Building 5	No data for building 5
Rent Stabilization Ordinance (RSO)	No [APN: 2689018028]
Additional Information	
Airport Hazard	Horizontal Surface Area
Coastal Zone	None
Santa Monica Mountains Zone	No
Farmland	Urban and Built-up Land
Urban Agriculture Incentive Zone	YES
Very High Fire Hazard Severity Zone	No
Fire District No. 1	No
Flood Zone	Outside Flood Zone
Watercourse	Yes

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 (*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

Hazardous Waste / Border Zone Properties	No
Methane Hazard Site	None
High Wind Velocity Areas	No
Special Grading Area (BOE Basic Grid Map A-13372)	No
Wells	None

Seismic Hazards

Active Fault Near-Source Zone	
Nearest Fault (Distance in km)	6.2922912
Nearest Fault (Name)	Northridge
Region	Los Angeles Blind Thrusts
Fault Type	B
Slip Rate (mm/year)	1.50000000
Slip Geometry	Reverse
Slip Type	Poorly Constrained
Down Dip Width (km)	22.00000000
Rupture Top	5.00000000
Rupture Bottom	20.00000000
Dip Angle (degrees)	42.00000000
Maximum Magnitude	7.00000000
Alquist-Priolo Fault Zone	No
Landslide	No
Liquefaction	No
Preliminary Fault Rupture Study Area	No
Tsunami Inundation Zone	No

Economic Development Areas

Business Improvement District	None
Hubzone	Not Qualified
Jobs and Economic Development Incentive Zone (JEDI)	None
Opportunity Zone	No
Promise Zone	None
State Enterprise Zone	None

Housing

Direct all Inquiries to	Los Angeles Housing Department
Telephone	(866) 557-7368
Website	https://housing.lacity.org
Rent Stabilization Ordinance (RSO)	No [APN: 2689018028]
Ellis Act Property	No
AB 1482: Tenant Protection Act	No
Housing Crisis Act Replacement Review	Yes
Housing Element Sites	
HE Replacement Required	Yes
SB 166 Units	0.1 Units, Lower
Housing Use within Prior 5 Years	No

Public Safety

Police Information	
Bureau	Valley
Division / Station	Devonshire
Reporting District	1796
Fire Information	
Bureau	Valley
Battalion	15
District / Fire Station	103
Red Flag Restricted Parking	No

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 (*) - APN Area is provided "as is" from the Los Angeles County's Public Works, Flood Control, Benefit Assessment.

CASE SUMMARIES

Note: Information for case summaries is retrieved from the Planning Department's Plan Case Tracking System (PCTS) database.

Case Number: CPC-1986-253-GPC

Required Action(s): GPC-GENERAL PLAN/ZONING CONSISTENCY (AB283)

Project Descriptions(s): NORTHRIDE DISTRICT PLAN AMENDMENTS - GENERAL PLAN/ZONING CONSISTENCY PROGRAM

Case Number: MND-98-125-ZBA-CCR-ZV

Required Action(s): ZBA-ZONE BOUNDARY ADJUSTMENT

CCR-COMMERCIAL CORNER REVIEW

ZV-ZONE VARIANCE

Project Descriptions(s): Data Not Available

DATA NOT AVAILABLE

CPC-13973

CPC-10295

ORD-163915-SA1390

ORD-123969

ORD-123968

ORD-123967

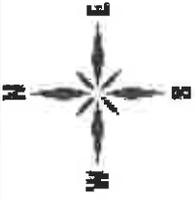
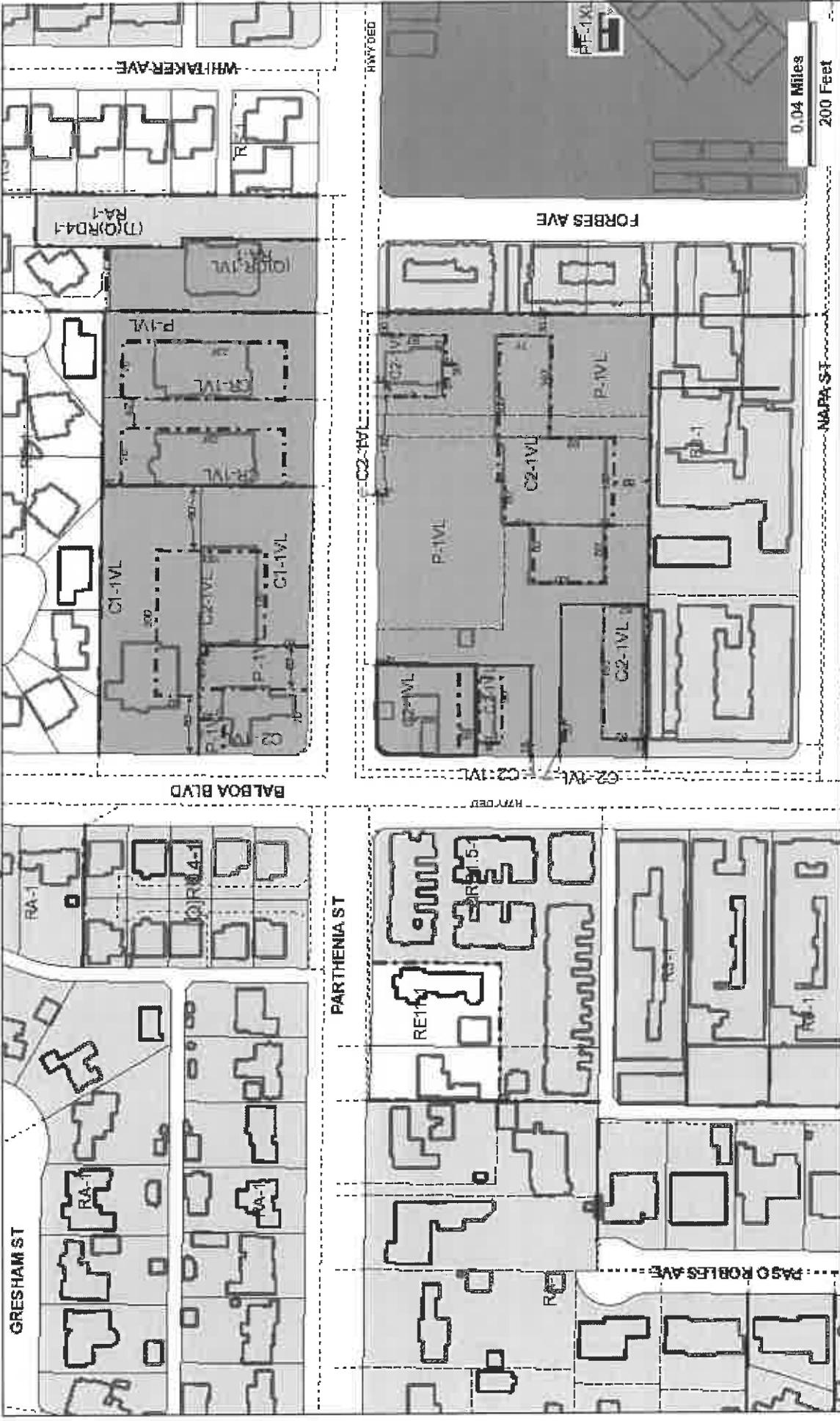
ORD-106262

ORD-101907

06/05/2023

Generalized Zoning

ZIMAS PUBLIC



Zoning: C2-1VL, P-1VL
General Plan: General Commercial

Tract: P M 1206
Block: None
Lot: A
Arb: None

Address: 8658 N BALBOA BLVD
APN: 2689018028
PIN #: 195B133 474

LEGEND

GENERALIZED ZONING

-  OS, GW
-  A, RA
-  RE, RS, R1, RU, RZ, RW1
-  R2, RD, RMP, RW2, R3, RAS, R4, R5, PVSP
-  CR, C1, C1.5, C2, C4, C5, CW, WC, ADP, LASED, CEC, USC, PPSP, MU, NMU
-  CM, MR, CCS, UV, UI, UC, M1, M2, LAX, M3, SL, HJ, HR, NI
-  P, PB
-  PF

GENERAL PLAN LAND USE

LAND USE

RESIDENTIAL

-  Minimum Residential
-  Very Low / Very Low I Residential
-  Very Low II Residential
-  Low / Low I Residential
-  Low II Residential
-  Low Medium / Low Medium I Residential
-  Low Medium II Residential
-  Medium Residential
-  High Medium Residential
-  High Density Residential
-  Very High Medium Residential

COMMERCIAL

-  Limited Commercial
-  Limited Commercial - Mixed Medium Residential
-  Highway Oriented Commercial
-  Highway Oriented and Limited Commercial
-  Highway Oriented Commercial - Mixed Medium Residential
-  Neighborhood Office Commercial
-  Community Commercial
-  Community Commercial - Mixed High Residential
-  Regional Center Commercial

FRAMEWORK

COMMERCIAL

-  Neighborhood Commercial
-  General Commercial
-  Community Commercial
-  Regional Mixed Commercial

INDUSTRIAL

-  Commercial Manufacturing
-  Limited Manufacturing
-  Light Manufacturing
-  Heavy Manufacturing
-  Hybrid Industrial

PARKING

-  Parking Buffer

PORT OF LOS ANGELES

-  General / Bulk Cargo - Non Hazardous (Industrial / Commercial)
-  General / Bulk Cargo - Hazard
-  Commercial Fishing
-  Recreation and Commercial
-  Intermodal Container Transfer Facility Site

LOS ANGELES INTERNATIONAL AIRPORT

-  Airport Landside / Airport Landside Support
-  Airport Airside
-  LAX Airport Northside

OPEN SPACE / PUBLIC FACILITIES

-  Open Space
-  Public / Open Space
-  Public / Quasi-Public Open Space
-  Other Public Open Space
-  Public Facilities

INDUSTRIAL

-  Limited Industrial
-  Light Industrial

CIRCULATION

STREET

-  Arterial Mountain Road
-  Collector Scenic Street
-  Collector Street
-  Collector Street (Hillside)
-  Collector Street (Modified)
-  Collector Street (Proposed)
-  Country Road
-  Divided Major Highway II
-  Divided Secondary Scenic Highway
-  Local Scenic Road
-  Local Street
-  Major Highway (Modified)
-  Major Highway I
-  Major Highway II
-  Major Highway II (Modified)

-  Major Scenic Highway
-  Major Scenic Highway (Modified)
-  Major Scenic Highway II
-  Mountain Collector Street
-  Park Road
-  Parkway
-  Principal Major Highway
-  Private Street
-  Scenic Divided Major Highway II
-  Scenic Park
-  Scenic Parkway
-  Secondary Highway
-  Secondary Highway (Modified)
-  Secondary Scenic Highway
-  Special Collector Street
-  Super Major Highway

FREEWAYS

-  Freeway
-  Interchange
-  On-Ramp / Off- Ramp
-  Railroad
-  Scenic Freeway Highway

MISC. LINES

-  Airport Boundary
-  Bus Line
-  Coastal Zone Boundary
-  Coastline Boundary
-  Collector Scenic Street (Proposed)
-  Commercial Areas
-  Commercial Center
-  Community Redevelopment Project Area
-  Country Road
-  DWP Power Lines
-  Desirable Open Space
-  Detached Single Family House
-  Endangered Ridgeline
-  Equestrian and/or Hiking Trail
-  Hiking Trail
-  Historical Preservation
-  Horsekeeping Area
-  Local Street
-  MSA Desirable Open Space
-  Major Scenic Controls
-  Multi-Purpose Trail
-  Natural Resource Reserve
-  Park Road
-  Park Road (Proposed)
-  Quasi-Public
-  Rapid Transit Line
-  Residential Planned Development
-  Scenic Highway (Obsolete)
-  Secondary Scenic Controls
-  Secondary Scenic Highway (Proposed)
-  Site Boundary
-  Southern California Edison Power
-  Special Study Area
-  Specific Plan Area
-  Stagecoach Line
-  Wildlife Corridor

POINTS OF INTEREST

 Alternative Youth Hostel (Proposed)	 Horticultural Center	 Public Elementary School
 Animal Shelter	 Hospital	 Public Elementary School (Proposed)
 Area Library	 Hospital (Proposed)	 Public Golf Course
 Area Library (Proposed)	HW House of Worship	 Public Golf Course (Proposed)
 Bridge	e Important Ecological Area	 Public Housing
 Campground	 Important Ecological Area (Proposed)	 Public Housing (Proposed Expansion)
 Campground (Proposed)	 Interpretive Center (Proposed)	 Public Junior High School
 Cemetery	 Junior College	 Public Junior High School (Proposed)
HW Church	 MTA / Metrolink Station	 Public Middle School
 City Hall	 MTA Station	 Public Senior High School
 Community Center	 MTA Stop	 Public Senior High School (Proposed)
 Community Library	MWD MWD Headquarters	 Pumping Station
 Community Library (Proposed Expansion)	 Maintenance Yard	 Pumping Station (Proposed)
 Community Library (Proposed)	 Municipal Office Building	 Refuse Collection Center
 Community Park	 Municipal Parking Lot	 Regional Library
 Community Park (Proposed Expansion)	 Neighborhood Park	 Regional Library (Proposed Expansion)
 Community Park (Proposed)	 Neighborhood Park (Proposed Expansion)	 Regional Library (Proposed)
 Community Transit Center	 Neighborhood Park (Proposed)	 Regional Park
 Convalescent Hospital	 Oil Collection Center	 Regional Park (Proposed)
 Correctional Facility	 Parking Enforcement	RPD Residential Plan Development
 Cultural / Historic Site (Proposed)	 Police Headquarters	 Scenic View Site
 Cultural / Historical Site	 Police Station	 Scenic View Site (Proposed)
 Cultural Arts Center	 Police Station (Proposed Expansion)	 School District Headquarters
DMV DMV Office	 Police Station (Proposed)	 School Unspecified Loc/Type (Proposed)
DWP DWP	 Police Training site	 Skill Center
 DWP Pumping Station	PO Post Office	 Social Services
 Equestrian Center	 Power Distribution Station	 Special Feature
 Fire Department Headquarters	 Power Distribution Station (Proposed)	 Special Recreation (a)
 Fire Station	 Power Receiving Station	 Special School Facility
 Fire Station (Proposed Expansion)	 Power Receiving Station (Proposed)	 Special School Facility (Proposed)
 Fire Station (Proposed)	C Private College	 Steam Plant
 Fire Supply & Maintenance	E Private Elementary School	 Surface Mining
 Fire Training Site	 Private Golf Course	 Trail & Assembly Area
 Fireboat Station	 Private Golf Course (Proposed)	 Trail & Assembly Area (Proposed)
 Health Center / Medical Facility	JH Private Junior High School	UTL Utility Yard
 Helistop	PS Private Pre-School	 Water Tank Reservoir
 Historic Monument	 Private Recreation & Cultural Facility	 Wildlife Migration Corridor
 Historical / Cultural Monument	SH Private Senior High School	 Wildlife Preserve Gate
 Horsekeeping Area	SF Private Special School	
 Horsekeeping Area (Proposed)	 Public Elementary (Proposed Expansion)	

SCHOOLS/PARKS WITH 500 FT. BUFFER

 Existing School/Park Site	 Planned School/Park Site	Inside 500 Ft. Buffer
 Aquatic Facilities	 Other Facilities	 Opportunity School
 Beaches	 Park / Recreation Centers	 Charter School
 Child Care Centers	 Parks	 Elementary School
 Dog Parks	 Performing / Visual Arts Centers	 Span School
 Golf Course	 Recreation Centers	 Special Education School
 Historic Sites	 Senior Citizen Centers	 High School
 Horticulture/Gardens		 Middle School
 Skate Parks		 Early Education Center

COASTAL ZONE

 Coastal Commission Permit Area
 Dual Permit Jurisdiction Area
 Single Permit Jurisdiction Area
 Not in Coastal Zone

TRANSIT ORIENTED COMMUNITIES (TOC)

 Tier 1	 Tier 3
 Tier 2	 Tier 4

Note: TOC Tier designation and map layers are for reference purposes only. Eligible projects shall demonstrate compliance with Tier eligibility standards prior to the issuance of any permits or approvals. As transit service changes, eligible TOC Incentive Areas will be updated.

WAIVER OF DEDICATION OR IMPROVEMENT

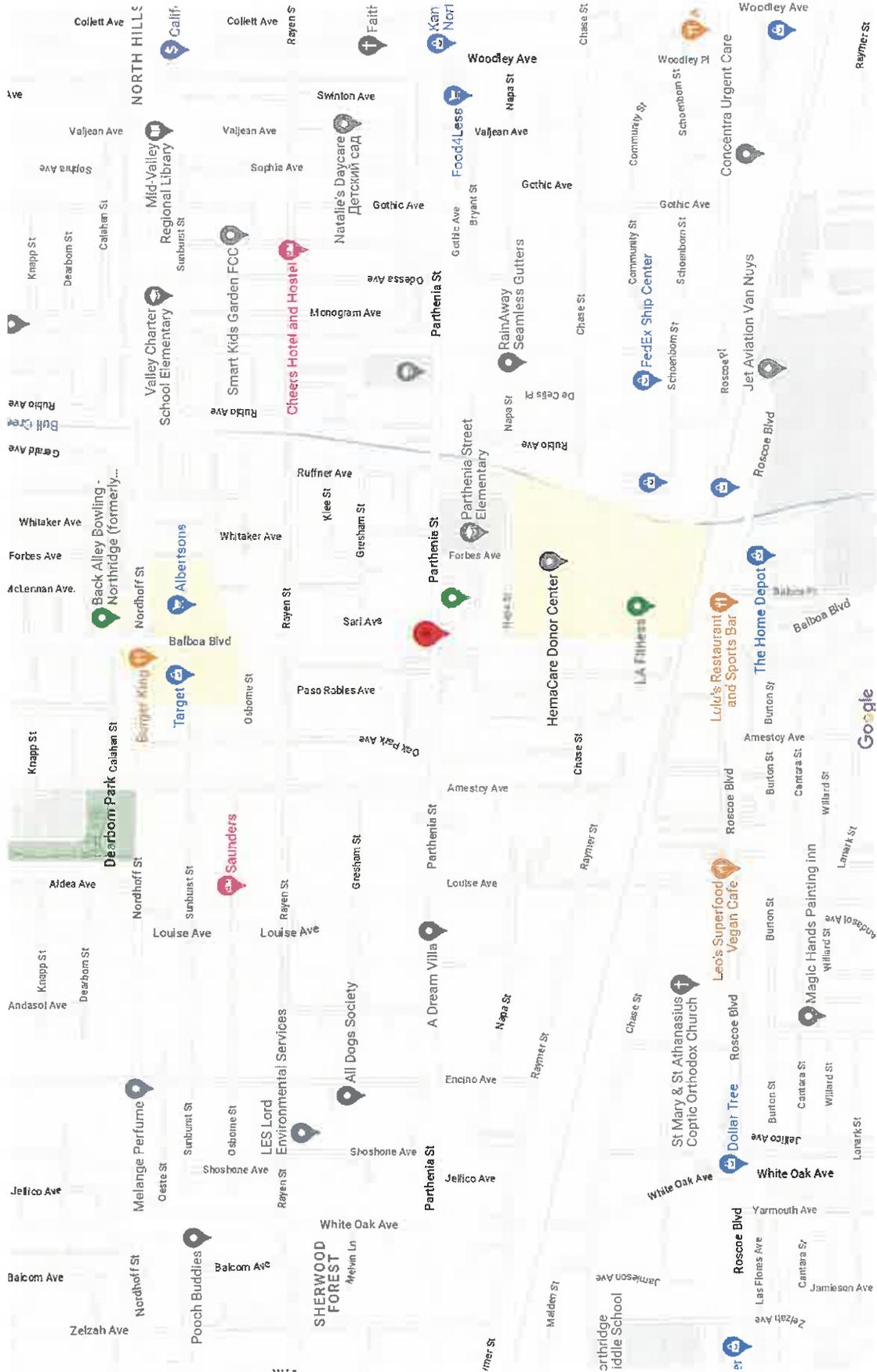
 Public Work Approval (PWA)
 Waiver of Dedication or Improvement (WDI)

OTHER SYMBOLS

 Lot Line	 Airport Hazard Zone	 Flood Zone
 Tract Line	 Census Tract	 Hazardous Waste
 Lot Cut	 Coastal Zone	 High Wind Zone
 Easement	 Council District	 Hillside Grading
 Zone Boundary	 LADBS District Office	 Historic Preservation Overlay Zone
 Building Line	 Downtown Parking	 Specific Plan Area
 Lot Split	 Fault Zone	 Very High Fire Hazard Severity Zone
 Community Driveway	 Fire District No. 1	 Wells
 Building Outlines 2020	 Tract Map	
 Building Outlines 2017	 Parcel Map	

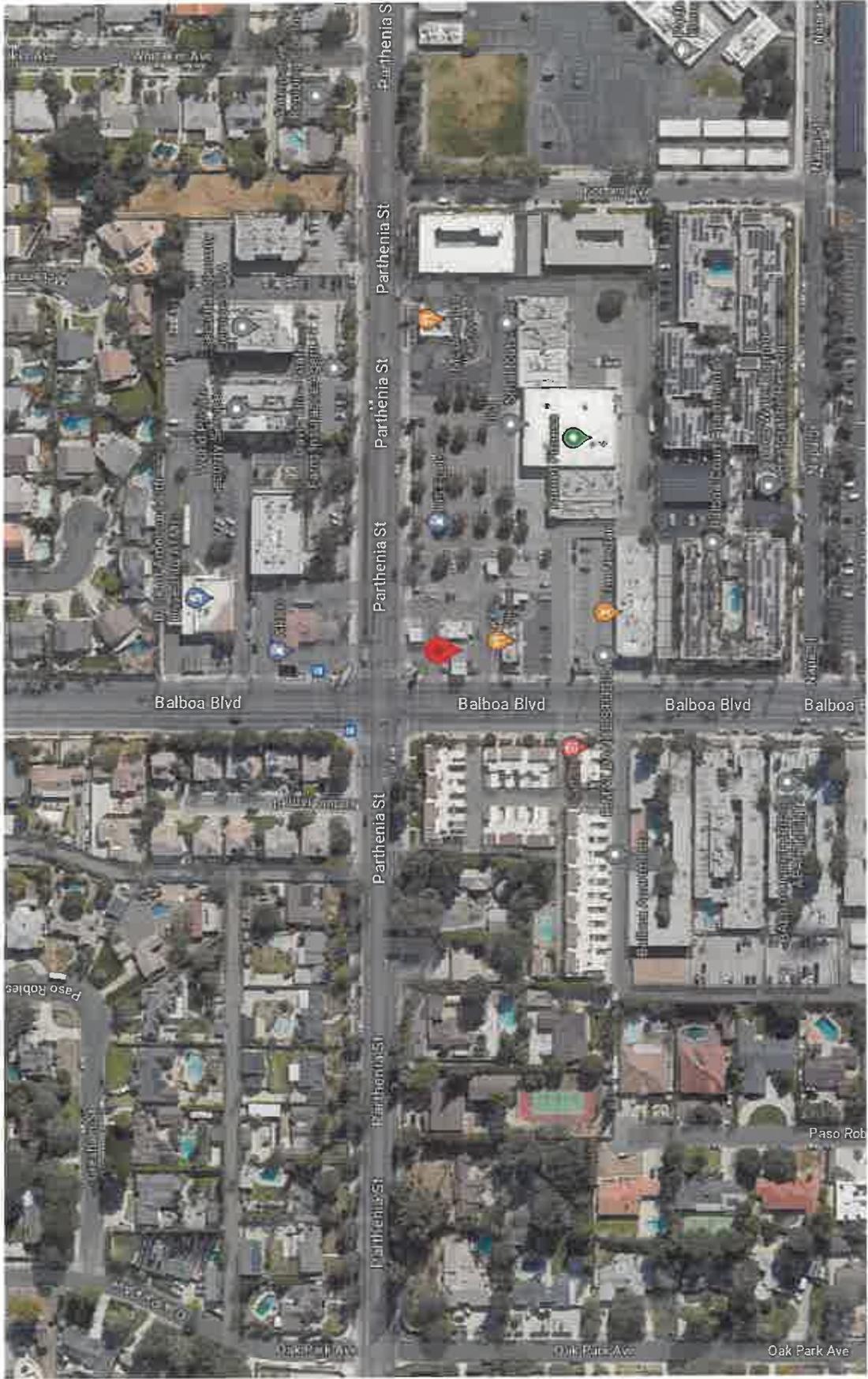
8658 N. BALBOA BLVD. NORTHRIDGE, CA 91325

AERIAL MAP



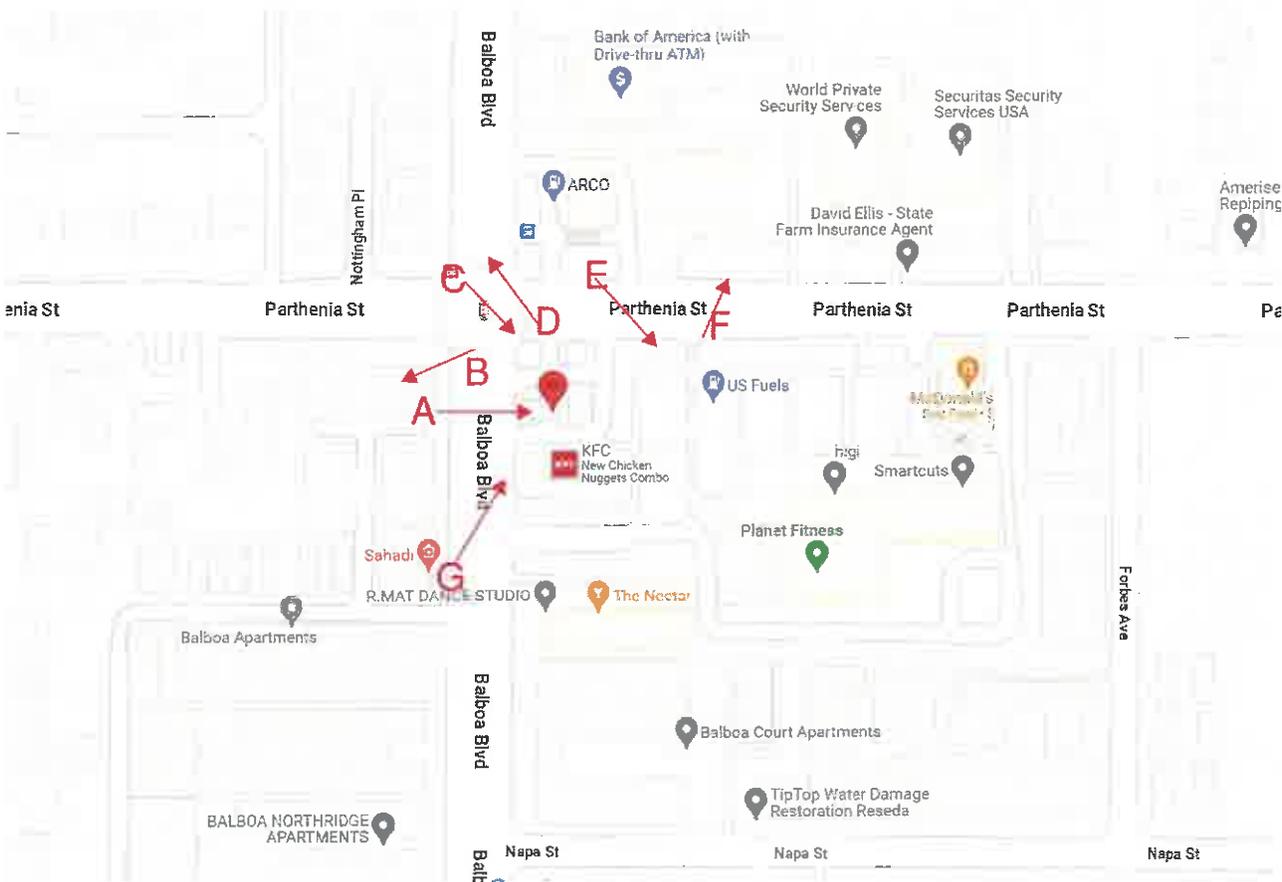
8658 N. BALBOA BLVD., NORTHBRIDGE, CA 91325

VICINITY MAP



8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

PHOTO BROCHURE



A.



B.



C.



D.



E.



F.



G.



CITY OF LOS ANGELES
CALIFORNIA



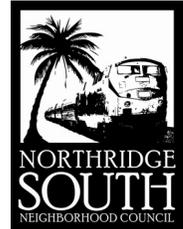
**NORTHRIDGE SOUTH
NEIGHBORHOOD COUNCIL
BOARD OF DIRECTORS**

Tiffany Caldwell, President
Lisa Carothers, Vice-President
Kevin Carothers, Secretary
Scott Wright, Treasurer

Brittany R Carr
Jack Fitzpatrick
Polly Haas
Roy Kim
Kevin Kratzer
Patrick McMabell
Marilynn Meyer
Sophia Shin
Jimmy Stewart

**NORTHRIDGE SOUTH
NEIGHBORHOOD COUNCIL**

E-mail: northridgesouth@gmail.com
Website: <http://www.northridgesouth.org>



October 1, 2023

Jonathan Hagar
Planning Assistant

Department of City Planning
200 N. Spring Street, 7th Floor
Los Angeles, CA 90012

RE: ZA-2023-3818-CUB
8658 N Balboa Blvd

Dear Peggy:

On September 28, 2023, the Board of Northridge South Neighborhood Council voted in the following manner to support approving a Conditional Use Permit at the subject address for a full-line of alcoholic beverages for off-site sales.

Yes: 7
No: 4
Absent: 2

Yours truly,

Tiffany Caldwell
Northridge South Neighborhood Council
Planning and Land Use Chair

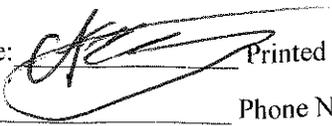
PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

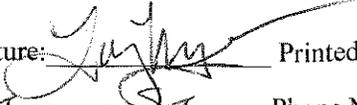
8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

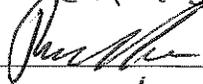
I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 09-05/23 Signature:  Printed Name: CARLOS
Address (Street, City): _____ Phone Number: 744 286 9532

Date: 9/7/23 Signature:  Printed Name: LUVITTA MYERS
Address (Street, City): 15741 Tupper ST Phone Number: 818-510-3595
N HILLS CA 91343

Date: 9/13/23 Signature:  Printed Name: REY LOPEZ
Address (Street, City): 8606 Interationa Phone Number: 818 407-5739

Date: 9/15/2023 Signature:  Printed Name: ANIBAL
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____

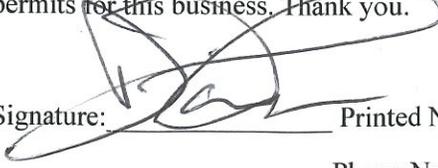
PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 9/1/23 Signature:  Printed Name: Daniel Larsen
Address (Street, City): 4724 Balboa Blvd. #534 Encino 91316 Phone Number: 747 465 0750

Date: 9/1/23 Signature:  Printed Name: Alyssa Ramos
Address (Street, City): 19110 Malden St Phone Number: (916) 317 4437

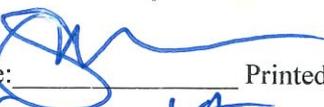
Date: 9/1/23 Signature:  Printed Name: Valentino Plascencia
Address (Street, City): 16253 Schoenborn St Phone Number: 747 274 2076

Date: 9/1/23 Signature:  Printed Name: Foustas Jovon
Address (Street, City): 887. 8th St Phone Number: 323 828 7826

Date: 9-2-23 Signature:  Printed Name: Luis Osorio
Address (Street, City): 6701 Haskell Ave Van Nuys CA 91406 Phone Number: 747-234-7281

Date: 9/2/23 Signature:  Printed Name: Y2KA
Address (Street, City): 4212 Lemona Ave Phone Number: 818 641-7992

Date: 9.2.23 Signature:  Printed Name: JOHN J. REAR
Address (Street, City): 16711 Pacifica St Phone Number: 818 894-7649

Date: 9-2-23 Signature:  Printed Name: Trina Smith
Address (Street, City): 18633 Sunburst St Phone Number: 818-554-0207

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 08/16/23 Signature: Jose M Printed Name: Jose Martinez
Address (Street, City): 8518 Willis Ave. 28 Phone Number: 818 5381538

Date: 8/18/23 Signature: Daniel Valdez Printed Name: Daniel Valdez
Address (Street, City): Northridge CA Phone Number: (818)

Date: 8/18/23 Signature: [Signature] Printed Name: Araceli Flores
Address (Street, City): 25600 Sherman Ave Phone Number: 818-626-1509

Date: 8/18/23 Signature: [Signature] Printed Name: Horacio Estrada
Address (Street, City): Northridge Phone Number: (818) 635-9022

Date: 8/21/23 Signature: Salvador Printed Name: Salvador
Address (Street, City): _____ Phone Number: (818) 827-0431

Date: 8/21/23 Signature: Alexandro Printed Name: [Signature]
Address (Street, City): Acevedo Phone Number: 818-9130930

Date: 8/21/23 Signature: Cristian Printed Name: Cristian Ramirez
Address (Street, City): 9616 Juniper St Phone Number: 323 755 4064

Date: 8/22/23 Signature: Taaseen Chowdhury Printed Name: Taaseen Chowdhury
Address (Street, City): 9139 Langdon Ave Phone Number: 818 454 5865

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06/23/23 Signature: [Signature] Printed Name: LRI WACHTEL
Address (Street, City): Northridge Phone Number: _____

Date: 8/25/23 Signature: [Signature] Printed Name: Manuel
Address (Street, City): _____ Phone Number: _____

Date: 8/25 Signature: [Signature] Printed Name: Sakudo
Address (Street, City): 11245 Duran Phone Number: 818 500 2593

Date: 8/25/23 Signature: [Signature] Printed Name: Jose
Address (Street, City): _____ Phone Number: _____

Date: 08-25/23 Signature: [Signature] Printed Name: Inosencio Ponce
Address (Street, City): Northridge Phone Number: _____

Date: 8/26/2023 Signature: [Signature] Printed Name: Kimberly Sponcer
Address (Street, City): NORTH RIDGE, CA Phone Number: _____

Date: 8/26/23 Signature: [Signature] Printed Name: MARCO S Chacon
Address (Street, City): _____ Phone Number: _____

Date: 8/26/23 Signature: [Signature] Printed Name: Dolores Zerebets
Address (Street, City): 8600 Petrar Phone Number: 818 704 7285

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 8/26/23 Signature: [Signature] Printed Name: Armando Gomez
Address (Street, City): 816th Balboa Phone Number: (818) 921-0109

Date: 8/26/23 Signature: [Signature] Printed Name: Marisa Jimenez
Address (Street, City): Northridge Phone Number: (747) 229-7077

Date: 8/26/23 Signature: [Signature] Printed Name: Kenia Rodriguez
Address (Street, City): Northridge Phone Number: NA

Date: 8/26/23 Signature: [Signature] Printed Name: Noemi Rodriguez
Address (Street, City): Northridge Phone Number: NA

Date: 8/26/23 Signature: [Signature] Printed Name: Jose Luna
Address (Street, City): 19675 Park Sylmar Phone Number: 818 762 94-94

Date: 8/28/23 Signature: [Signature] Printed Name: Sandy Gonzalez
Address (Street, City): Sylmar, CA Phone Number: (818) 942-5604

Date: 8/29/23 Signature: [Signature] Printed Name: Marianne Gomez
Address (Street, City): 15445 Park Sylmar Phone Number: (818) 228-1767

Date: 8/31/23 Signature: [Signature] Printed Name: Clarke
Address (Street, City): Superior St Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 07/21/23 Signature: [Signature] Printed Name: Marlon Galeano
Address (Street, City): 12201 Burton St. Lake Balboa Phone Number: 818-257-5978

Date: 7/21/23 Signature: [Signature] Printed Name: Marlene Lopez
Address (Street, City): 8615 Balboa Phone Number: 323 4374736

Date: 7/23/23 Signature: [Signature] Printed Name: Demetri Skourtis
Address (Street, City): North Hills Phone Number: _____

Date: 7/23/23 Signature: [Signature] Printed Name: Fabio Bonilla
Address (Street, City): 8701 Independence Ave Phone Number: (818) 983 1218

Date: 7/23/23 Signature: [Signature] Printed Name: Samer Akrouh
Address (Street, City): Northridge Phone Number: (818) 782-0843

Date: 07/27/23 Signature: [Signature] Printed Name: MANUEL MORAN
Address (Street, City): 6209 RESEDA BLVD Phone Number: _____

Date: 07/28/23 Signature: [Signature] Printed Name: Antonio
Address (Street, City): 14811. Portonia Phone Number: _____

Date: _____ Signature: [Signature] Printed Name: Antonio
Address (Street, City): _____ Phone Number: 818 692 1227
Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 7-16-23 Signature: [Signature] Printed Name: Anthony Montoya
Address (Street, City): 3100 Balboa Pl Phone Number: 626 696-5007

Date: 7/17/23 Signature: [Signature] Printed Name: Kim Greenfield
Address (Street, City): 18257 Parthenia Phone Number: 818 451 7065

Date: 7/17/23 Signature: [Signature] Printed Name: Danielle Busby
Address (Street, City): Northridge Phone Number: _____

Date: 7/17/23 Signature: [Signature] Printed Name: Kayd Sweis
Address (Street, City): 9560 Shoshone Ave Phone Number: 918-626-1503

Date: 7.17.23 Signature: [Signature] Printed Name: Brandly G
Address (Street, City): 9121 Sepulveda Blvd Phone Number: 918-481-8172

Date: 7-20-23 Signature: [Signature] Printed Name: Calvin Szymon
Address (Street, City): Northridge Phone Number: _____

Date: 7-20-23 Signature: EMILIO PONCE Printed Name: EMILIO PONCE
Address (Street, City): Northridge Phone Number: _____

Date: 7-21-23 Signature: [Signature] Printed Name: Salvador
Address (Street, City): 15908 Blackhawk St Phone Number: (213) 220-0472

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 07/12/23 Signature: [Signature] Printed Name: Daniel
Address (Street, City): _____ Phone Number: 818 947 6837

Date: 07-12-23 Signature: SILVA Printed Name: MILTON
Address (Street, City): northridge Phone Number: _____

Date: 7/15/23 Signature: [Signature] Printed Name: Michelle
Address (Street, City): granada hills Phone Number: _____

Date: 7/15/23 Signature: [Signature] Printed Name: Yadira E
Address (Street, City): granada hills Phone Number: 818-262-7511

Date: 7/15/23 Signature: [Signature] Printed Name: Priscilla
Address (Street, City): granada hills Phone Number: ~~727~~ 747-214-7733

Date: 7-15-23 Signature: Bruce Printed Name: Bruce Smith
Address (Street, City): _____ Phone Number: 747-202-8408

Date: 7-16-23 Signature: Lori Quider Printed Name: Lori Quider
Address (Street, City): 18242 Ingomar St Phone Number: (818) 400-4878

Date: 7-16-23 Signature: [Signature] Printed Name: Reed Potter
Address (Street, City): 17167 Superior St Phone Number: 818-773-8391

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 7/11/23 Signature: Hector Valdez Printed Name: Hector Valdez
Address (Street, City): 19609 Sherman way Phone Number: (818) 451 6664

Date: 7/11/23 Signature: Royce Morris Printed Name: Royce Morris
Address (Street, City): ~~13001~~ van nuys Phone Number: (818) 749-5099

Date: 7/13/23 Signature: [Signature] Printed Name: Pape F. La Rosa
Address (Street, City): Panorama Phone Number: _____

Date: 07-14-23 Signature: FRANCIS Printed Name: FRANCIS DAMIAN
Address (Street, City): _____ Phone Number: _____

Date: 07-14-23 Signature: Walter Printed Name: Walter Cabrer
Address (Street, City): _____ Phone Number: _____

Date: 07-14-23 Signature: [Signature] Printed Name: Mauricio
Address (Street, City): Northridge Phone Number: _____

Date: 07/14/23 Signature: [Signature] Printed Name: ATMADSD
Address (Street, City): _____ Phone Number: _____

Date: 07/14/23 Signature: [Signature] Printed Name: Manuel
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 07-11-23 Signature: [Signature] Printed Name: Juan Carlos
Address (Street, City): Northridge Phone Number: _____

Date: 7/11/23 Signature: [Signature] Printed Name: José
Address (Street, City): 14740 Valencia Phone Number: _____

Date: 07-11-23 Signature: [Signature] Printed Name: Franco Ponce
Address (Street, City): Van Nuys Phone Number: _____

Date: 07-11-23 Signature: [Signature] Printed Name: José Antonio
Address (Street, City): _____ Phone Number: 8186198321

Date: 07-11-23 Signature: [Signature] Printed Name: Nicandro Ugaldes
Address (Street, City): 8750 Orion Av Phone Number: 818 378 0511

Date: 07-11-23 Signature: [Signature] Printed Name: Carlos
Address (Street, City): 21909 Elwood St Phone Number: 8188047660

Date: 07-11-23 Signature: [Signature] Printed Name: CESAR
Address (Street, City): 5933 Wilcrest Phone Number: 818 499 7995

Date: 07-11-23 Signature: [Signature] Printed Name: LOPEZ
Address (Street, City): Panorama city Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Date: 7-9-23 Signature: [Signature] Printed Name: Steven Figueroa
Address (Street, City): 15566 Canyon Phone Number: 818 294-6024

Date: 7 9 22 Signature: [Signature] Printed Name: 818 564 0707
Address (Street, City): _____ Phone Number: _____

Date: 7-9-23 Signature: [Signature] Printed Name: RASHAAN JACKSON
Address (Street, City): _____ Phone Number: 574 527 7839

Date: 7-10-23 Signature: [Signature] Printed Name: Marlene Cooper
Address (Street, City): 8615 Balboa Phone Number: 310 259 5968

Date: 7-10-23 Signature: [Signature] Printed Name: Jose Alvarado
Address (Street, City): VAN NUYS Phone Number: _____

Date: 7/10/23 Signature: [Signature] Printed Name: Bryan Botses
Address (Street, City): Northridge Phone Number: _____

Date: 07-10-23 Signature: [Signature] Printed Name: Jose Perez
Address (Street, City): _____ Phone Number: _____

Date: 07-10-23 Signature: [Signature] Printed Name: Luis Alberto
Address (Street, City): Panorama City Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 07 Jul 23 Signature: [Signature] Printed Name: BRAATHENA, ROSE
Address (Street, City): 1703 W. 1st St. Phone Number: _____
Reseda, ca 91325

Date: 07/08/23 Signature: [Signature] Printed Name: Maria Diaz
Address (Street, City): Northridge Phone Number: _____

Date: 7/8/23 Signature: [Signature] Printed Name: JASON SHECHTMAN
Address (Street, City): NORTHRIDGE Phone Number: (818) 290-4173

Date: 7-8-23 Signature: [Signature] Printed Name: Rodhela Reardon
Address (Street, City): Northridge Phone Number: _____

Date: 7/8/23 Signature: [Signature] Printed Name: Chris Boykins
Address (Street, City): Sherwood Forest Phone Number: _____

Date: 7/8/23 Signature: [Signature] Printed Name: Kimberly Sponas
Address (Street, City): 8555 De Cade Pl Phone Number: 818 317-5112
North Hills

Date: 7/9/23 Signature: [Signature] Printed Name: Shannan McGregor
Address (Street, City): Northridge Phone Number: 661 993 7698
91325

Date: 7/9/23 Signature: [Signature] Printed Name: Elio Forin
Address (Street, City): North Hills Phone Number: 805 460 2509

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 07/07/23 Signature: [Signature] Printed Name: Edoardo
Address (Street, City): 8427 Balboa Phone Number: 818 235 5517

Date: 07/07/23 Signature: [Signature] Printed Name: José Salas
Address (Street, City): Van Nuys Phone Number: 818 799.2040

Date: 07/07/23 Signature: [Signature] Printed Name: Carlos Reyes
Address (Street, City): 8925 Bouette Phone Number: Carlos Reyes

Date: 07/07/23 Signature: [Signature] Printed Name: Carlos M
Address (Street, City): Van Nuys Phone Number: _____

Date: 7/7/23 Signature: [Signature] Printed Name: MARCOS CHACON
Address (Street, City): Northridge Phone Number: _____

Date: 7/7/23 Signature: [Signature] Printed Name: RBOP
Address (Street, City): PANORAMA Phone Number: 818 395 1595

Date: 07.07.23 Signature: [Signature] Printed Name: ARIF
Address (Street, City): PAHOONA Phone Number: 818.307.8520

Date: 07.07.23 Signature: [Signature] Printed Name: malak
Address (Street, City): Northridge Phone Number: 747.205.7527

Date: _____ Signature: _____ Printed Name: _____

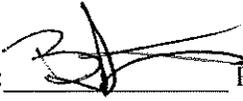
PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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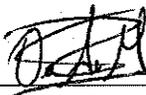
By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 7/05/23 Signature:  Printed Name: Brian Fern
Address (Street, City): _____ Phone Number: _____

Date: 7/05/23 Signature:  Printed Name: DARRYL ATLAS
Address (Street, City): _____ Phone Number: _____

Date: 7/06/23 Signature:  Printed Name: Jose Miranda
Address (Street, City): 11245 DAVAST Phone Number: _____

Date: 7-06-23 Signature:  Printed Name: Oscar Mejra.
Address (Street, City): 7837 Tampa Ave Phone Number: _____

Date: 07-06-23 Signature:  Printed Name: Miguel
Address (Street, City): Northridge Phone Number: 818 216 2183

Date: 7/6/23 Signature:  Printed Name: Carlos Chavez
Address (Street, City): _____ Phone Number: (611) 317-7036

Date: 7/7/23 Signature:  Printed Name: 661 621 5444
Address (Street, City): 19857 White Canyon ^{add #411} Phone Number: _____

Date: 07-07-23 Signature:  Printed Name: Antonio
Address (Street, City): Northridge Phone Number: 818-7241407

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

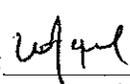
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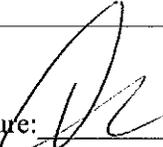
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Date: 7/05/23 Signature:  Printed Name: Gerson Agon
Address (Street, City): Northridge Phone Number: _____

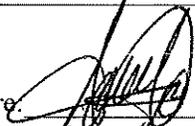
Date: 07-05-23 Signature:  Printed Name: Wilmer Aguilera
Address (Street, City): Prayer road street Phone Number: _____
19224 Northridge

Date: 07/05/23 Signature:  Printed Name: Federico
Address (Street, City): _____ Phone Number: 818-4155442

Date: 07-05-23 Signature:  Printed Name: Oscar Ramos
Address (Street, City): 18761 Char St Phone Number: 818 519 7079

Date: 07/05/23 Signature:  Printed Name: Jose Ortega
Address (Street, City): Arlota - CA Phone Number: 818 984 3336

Date: 07-05-23 Signature:  Printed Name: Eddy Hernandez
Address (Street, City): 8830 Phone Number: 818 335 1748

Date: 07/05/23 Signature:  Printed Name: Angel O.
Address (Street, City): 21340 Parthenia Phone Number: 818 7954652

Date: 07/05/23 Signature:  Printed Name: Abraham
Address (Street, City): _____ Phone Number: _____

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Date: 7-3-23 Signature: [Signature] Printed Name: E. Carbajal
Address (Street, City): 8834 Balboa Phone Number: 818-400-9200

Date: 07-03-23 Signature: R. ALVAREZ Printed Name: Rudy ALVAREZ
Address (Street, City): 8909 PAMESA Phone Number: (213) 858-8905

Date: 07-03-23 Signature: [Signature] Printed Name: Abimael Rios
Address (Street, City): Northridge Phone Number: 818-456-4718

Date: 07/04/23 Signature: [Signature] Printed Name: Ascencio Duran
Address (Street, City): Northridge Phone Number: 818-7058415

Date: 07/04/23 Signature: [Signature] Printed Name: [Signature]
Address (Street, City): 8518 WILLIS AVE Phone Number: —

Date: 07-04-23 Signature: [Signature] Printed Name: MAURICIO
Address (Street, City): 15050 Parthema Phone Number: —

Date: 07/04/23 Signature: [Signature] Printed Name: Apolonio
Address (Street, City): Ayleta - CA Phone Number: 818-0090994

Date: 07-04-23 Signature: [Signature] Printed Name: Angel Martinez
Address (Street, City): Northridge Phone Number: 571-279-3327

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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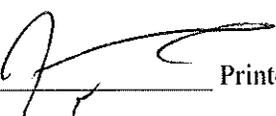
Date: 07-03-23 Signature:  Printed Name: Milton Moura
Address (Street, City): Van Nuys Phone Number: _____

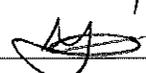
Date: 07 03 23 Signature:  Printed Name: Stanley Boyer-Kale
Address (Street, City): Arleta Ca. Phone Number: _____

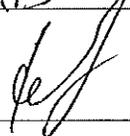
Date: 07 03 23 Signature:  Printed Name: Armando
Address (Street, City): _____ Phone Number: _____

Date: 07 03 23 Signature:  Printed Name: Waf Hites
Address (Street, City): Waf Hites Phone Number: _____

Date: 07/03/23 Signature:  Printed Name: Celeste Garcia
Address (Street, City): Canales Phone Number: _____

Date: 7/3/23 Signature:  Printed Name: James Carroll
Address (Street, City): Panorama City Phone Number: _____

Date: 7/3/23 Signature:  Printed Name: Brigita
Address (Street, City): VAN NUYS Phone Number: _____

Date: 7/3/23 Signature:  Printed Name: Felo
Address (Street, City): Reseda Phone Number: 424 656 3303

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 07-03-23 Signature: Ben Ortega Printed Name: Ben Ortega
Address (Street, City): VAN NUYS Phone Number: (818) 764-3590

Date: 07/03/23 Signature: [Signature] Printed Name: BENJAMIN MANTON
Address (Street, City): 8615 BALBOA BLVD Phone Number: 818 523 8124

Date: 07/03/23 Signature: [Signature] Printed Name: Daniel LUCURIGA
Address (Street, City): B374 B31515 Phone Number: _____

Date: 07/03/23 Signature: Magdalena Printed Name: Magdalena
Address (Street, City): 17938 Schoenborn Phone Number: 818 857 1344

Date: 07-03-23 Signature: Fidel Printed Name: Fidel
Address (Street, City): Northridge Phone Number: 818-799-9181

Date: 7/3/23 Signature: F. Ruera Printed Name: 747-2586483
Address (Street, City): 16901 Napa Phone Number: Federico Ruera

Date: 7/3/23 Signature: Arturo Diaz Printed Name: Arturo Diaz
Address (Street, City): 8640 Petzet Phone Number: 818/891-7238

Date: 07/03/23 Signature: [Signature] Printed Name: Maria
Address (Street, City): Northridge Phone Number: 661.233-73.22

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 6/30/23 Signature: Don Clark Printed Name: Don Clark
Address (Street, City): 2481 Lasun 6th Phone Number: (818) 760-2597

Date: 7-01-23 Signature: [Signature] Printed Name: Max [Signature]
Address (Street, City): 8100 Balboa Phone Number: 626 696 5007

Date: 07/01/23 Signature: [Signature] Printed Name: GIANELLA LEON
Address (Street, City): 19951 Covello St Phone Number: (2687) 76765

Date: 7/2/23 Signature: [Signature] Printed Name: Vera Buan
Address (Street, City): 8640 Poplar Phone Number: (818) 846-1121

Date: 7/2/23 Signature: [Signature] Printed Name: Customer will not
Address (Street, City): Northridge Phone Number: put phone number

Date: 7/2/23 Signature: [Signature] Printed Name: 8P-917-1350
Address (Street, City): Northridge Phone Number: _____

Date: 7/3/23 Signature: [Signature] Printed Name: Wil Guerra
Address (Street, City): VAN NUYS Phone Number: _____

Date: 07/3/23 Signature: [Signature] Printed Name: Heriberto Zacarias
Address (Street, City): 7800 Balboa Blvd Phone Number: 818 9417774

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-30-23 Signature: [Signature] Printed Name: DYAN C
Address (Street, City): VAN NUYS Phone Number: 18185761397

Date: 06/30/23 Signature: [Signature] Printed Name: 1818-9892754
Address (Street, City): _____ Phone Number: _____

Date: 06/30/23 Signature: [Signature] Printed Name: Rogoberto Gomez
Address (Street, City): 8811 WOODMAN AVE Phone Number: 818 270 3036

Date: 06/30/23 Signature: [Signature] Printed Name: Josi Luis
Address (Street, City): Til de Ave Phone Number: _____

Date: 06/30/23 Signature: [Signature] Printed Name: Fernando
Address (Street, City): Northridge Phone Number: 818-941-79-83

Date: 6-30-23 Signature: [Signature] Printed Name: PATRICIA P.
Address (Street, City): NORTHRIDGE Phone Number: 747-2388629

Date: 6-30-23 Signature: [Signature] Printed Name: Loma Tonga
Address (Street, City): NORTHRIDGE Phone Number: 818-814-3105

Date: 6.30.23 Signature: [Signature] Printed Name: Bethany E
Address (Street, City): Northridge Phone Number: 818.988.2900

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 6/30/23 Signature: maria joya Printed Name: maria joya
Address (Street, City): 18642 BRIANT ST Phone Number: 323 901 6106

Date: 6/30/23 Signature: [Signature] Printed Name: Sergio O.
Address (Street, City): 17463 Vanowen ST Phone Number: 510-586-1987

Date: 06-30-23 Signature: [Signature] Printed Name: José T. Villar
Address (Street, City): - Phone Number: 218-230-6008

Date: 06/30-23 Signature: JAIRO Printed Name: JAIRO
Address (Street, City): Northridge Phone Number: 747-755-1870

Date: 06-30-23 Signature: [Signature] Printed Name: ROBERTO PEREZ
Address (Street, City): 17115 Chatsworth St Phone Number: (818) 484-1841

Date: 06-30-23 Signature: Policarp Printed Name: Policarp Jasci
Address (Street, City): VAN NUYS Phone Number: -

Date: 06-30-23 Signature: Isidro Lopez Printed Name: [Signature]
Address (Street, City): Northridge Phone Number: -

Date: 06-30-23 Signature: Oscar Perez Printed Name: Oscar Perez
Address (Street, City): 3812 110th England Phone Number: -

Date: - Signature: - Printed Name: -

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 6/29/23 Signature: [Signature] Printed Name: Eva Smith
Address (Street, City): 10509 Sepulveda Blvd Phone Number: (818) 617-4815

Date: 6/28/23 Signature: [Signature] Printed Name: Ramon Quintana
Address (Street, City): LOS Angeles Phone Number: 323 801 3886

Date: 6-28-23 Signature: [Signature] Printed Name: Andrew James
Address (Street, City): 17070 Parthenon Phone Number: 210-880-1224

Date: 6-28-23 Signature: [Signature] Printed Name: Joel Fierro
Address (Street, City): _____ Phone Number: _____

Date: 6/28/23 Signature: [Signature] Printed Name: 818 564 0707
Address (Street, City): _____ Phone Number: _____

Date: 6-28-23 Signature: [Signature] Printed Name: [Signature]
Address (Street, City): _____ Phone Number: 818 400-2948

Date: 6-29-23 Signature: [Signature] Printed Name: Merlin Valencia
Address (Street, City): _____ Phone Number: _____

Date: 6-29-23 Signature: [Signature] Printed Name: Wilfredo Quintanilla
Address (Street, City): 16357 Raxen St NORTH HILLS Phone Number: 818-517-4585

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-29-23 Signature: [Signature] Printed Name: Reynaldo Rosa
Address (Street, City): Northridge Phone Number: 818 272 0380

Date: 06-29-23 Signature: [Signature] Printed Name: 818 299 1391
Address (Street, City): 8518 Willis Ave Phone Number: _____

Date: 6/29/23 Signature: [Signature] Printed Name: CRUZ MOLINA
Address (Street, City): 6600 Hazvenhurst Phone Number: 818 675-0910

Date: 6-29-23 Signature: [Signature] Printed Name: Carlos Hernandez
Address (Street, City): 10510 Prairie Phone Number: (818) 687-3424

Date: 6/29/23 Signature: [Signature] Printed Name: Mayra
Address (Street, City): 8636 Willis Av Phone Number: 747) 201-0896

Date: 6/29/23 Signature: [Signature] Printed Name: Armando
Address (Street, City): Panorama City Phone Number: (818) 993-2187

Date: 6/29/23 Signature: [Signature] Printed Name: Luis Birruetu
Address (Street, City): Sylmar Phone Number: (818) 800 0255

Date: 6/29.23 Signature: [Signature] Printed Name: JOSU V Z.
Address (Street, City): 89,6939 Phone Number: 818 714 564

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 6.28.23 Signature: [Signature] Printed Name: Ricardo Tena
Address (Street, City): 8707 Redros Ave Phone Number: 323 434-4564
Panorama, City

Date: 6/29/23 Signature: [Signature] Printed Name: Juan Flores
Address (Street, City): 8803 E. Wanda Phone Number: (805) 2096115

Date: 06/29/23 Signature: Alberto L. Juarez Printed Name: [Signature]
Address (Street, City): Northridge Phone Number: _____

Date: 06-29-23 Signature: [Signature] Printed Name: Emmanuel
Address (Street, City): Panorama city Phone Number: (818) 984 1789

Date: 06-29-23 Signature: [Signature] Printed Name: Leo Soto
Address (Street, City): Van Nuys Phone Number: 951 793 7803

Date: 6/29/23 Signature: [Signature] Printed Name: Adony
Address (Street, City): North Hills Phone Number: 818-2879621

Date: 6-29-23 Signature: [Signature] Printed Name: Josud
Address (Street, City): 81817 Tobias Phone Number: _____

Date: 6-29-23 Signature: Elias Ramirez Printed Name: Elias Ramirez
Address (Street, City): 4055 Tampa Phone Number: 818-378-7519

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 6/28/23 Signature: [Signature] Printed Name: AGAEI
Address (Street, City): Northridge Phone Number: 818-277-054

Date: 06/28/23 Signature: [Signature] Printed Name: MARCO OLIVA
Address (Street, City): Van Nuys Phone Number: (818) 2946494

Date: 06-28/23 Signature: [Signature] Printed Name: Carlos
Address (Street, City): Irvine Phone Number: 818 662 4054

Date: 06-29-23 Signature: [Signature] Printed Name: Henry Jurgens
Address (Street, City): 8248 Sepulveda Ave Phone Number: 818 7625-6492
91602

Date: 06-29-23 Signature: [Signature] Printed Name: Julio Salmeron
Address (Street, City): ReScola 7805 Phone Number: 818 923 0111

Date: 6/29/23 Signature: [Signature] Printed Name: Luis Rivera
Address (Street, City): 18151 Roscoe Phone Number: 818 660 7916

Date: 6/29/23 Signature: [Signature] Printed Name: 6615 Darby Ave #106
Address (Street, City): Van Nuys Phone Number: 818 269 1536
Reseda

Date: 06-29-23 Signature: [Signature] Printed Name: Rodrigo Sanchez
Address (Street, City): Northridge Phone Number: 818 261 0982

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Date: 06-28-23 Signature: [Signature] Printed Name: Alfredo Mendoza
Address (Street, City): Northridge Phone Number: 818-908-9027

Date: 06/28/23 Signature: [Signature] Printed Name: Fco DOMINGUEZ
Address (Street, City): 8955 COLUMBUS Phone Number: (818) 213-8100

Date: 6-28-23 Signature: [Signature] Printed Name: 661-3418623
Address (Street, City): 18319 Erwin St Phone Number: Lucio

Date: 6-28-23 Signature: [Signature] Printed Name: Heyner Mejia
Address (Street, City): 8545 Balboa Phone Number: 8186494069

Date: 06/28/23 Signature: [Signature] Printed Name: TUAN HOANG
Address (Street, City): PARTEHENIA Phone Number: 818 635 3283

Date: 6-28-23 Signature: [Signature] Printed Name: Veri Hernandez
Address (Street, City): 19237 BWAYAN ST Phone Number: 8181290-90-6
91324

Date: 6/28/23 Signature: [Signature] Printed Name: Alejandro V.
Address (Street, City): _____ Phone Number: 818 7018118

Date: 06-28-23 Signature: [Signature] Printed Name: Carlos Hernandez
Address (Street, City): 19840 Partenia Phone Number: 747 257 5903

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-28-23 Signature: [Signature] Printed Name: Mario OYDORCZ
Address (Street, City): Orland Phone Number: (805) 397 08 00

Date: 06/28/23 Signature: [Signature] Printed Name: OSCAR
Address (Street, City): Northridge Phone Number: 818 622 1844

Date: 6/28/23 Signature: [Signature] Printed Name: Jimmy Hernandez
Address (Street, City): 1334 Hollister St Phone Number: 818-270-1002

Date: 6/28/23 Signature: [Signature] Printed Name: Sam Hernandez
Address (Street, City): NORTHRIDGE Phone Number: _____

Date: 6/28/23 Signature: [Signature] Printed Name: Jose Daniel
Address (Street, City): 8633 Balboa Phone Number: 818-585-7051

Date: 6/28/23 Signature: [Signature] Printed Name: Joel Montiel
Address (Street, City): 6735 Cleary ave. Phone Number: (818) 823-4676

Date: 6/28/23 Signature: [Signature] Printed Name: Carmelo Alvarado
Address (Street, City): 14695 Chase Phone Number: (818) 855-0412

Date: 6/28/23 Signature: [Signature] Printed Name: Wily Gutierrez
Address (Street, City): 8018 Mc Dermott Phone Number: 818.277.1242

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Date: 06-28-23 Signature: [Signature] Printed Name: Juan Doming
Address (Street, City): 8090 London Phone Number: 818 272 6148

Date: 06/28/23 Signature: [Signature] Printed Name: Alejandro
Address (Street, City): 8712 Parthenon Phone Number: 818-898-3302

Date: 6/28/23 Signature: [Signature] Printed Name: Jose Urdina
Address (Street, City): 19159 Vanowen Phone Number: 818 64-0770

Date: 06/28/23 Signature: [Signature] Printed Name: Francisco J. Murgu
Address (Street, City): 2503 Paker Plant Phone Number: 818 854 2868
Court. Palmdale

Date: 06-28-23 Signature: [Signature] Printed Name: Ruben Reyes
Address (Street, City): Panorama city Phone Number: 818 4544971

Date: 06-28-23 Signature: [Signature] Printed Name: Carlos Gonzalez
Address (Street, City): 19318 Wendette Phone Number: 818-445-0657

Date: 6/28/23 Signature: [Signature] Printed Name: Shirley Barreto
Address (Street, City): 8803 Darby Phone Number: 818-201-9133

Date: 6/28/23 Signature: [Signature] Printed Name: Carlos Caranza
Address (Street, City): 8939 Cecrosan Phone Number: 818 3086004

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06/27/23 Signature: [Signature] Printed Name: PAULO AVILA

Address (Street, City): 1630 EAST KYLEN PL Phone Number: (314) 912-5453
COMPTON 90221

Date: 6/27/23 Signature: [Signature] Printed Name: (818) 714-5589

Address (Street, City): 10330 CEDAR AVE Phone Number: GERARDO NOKON
MISSION HILL CA,

Date: 06/27/23 Signature: [Signature] Printed Name: C. Jimenez

Address (Street, City): Granada Hills Phone Number: (747) 252-7052
(747)

Date: 06/27/23 Signature: [Signature] Printed Name: Briceida Pineda

Address (Street, City): North Hollywood Phone Number: (818) 9676798

Date: 06/27/23 Signature: [Signature] Printed Name: Bria Savage

Address (Street, City): Northridge Phone Number: [Redacted]

Date: 06.27.23 Signature: [Signature] Printed Name: Kamel

Address (Street, City): Northridge Phone Number: 747 208.3974

Date: 06/28-23 Signature: [Signature] Printed Name: Juan

Address (Street, City): Northridge Phone Number: 747 944 8278

Date: 06-28-23 Signature: [Signature] Printed Name: SAMUEL MARRIN

Address (Street, City): 18600 SEMINAR Phone Number: (818) 430-2623

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

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Date: 06/27/23 Signature: [Signature] Printed Name: LUIS VASQUEZ
Address (Street, City): 8400 COLUMBUS AVE Phone Number: 213 989 0643

Date: 06-27/23 Signature: [Signature] Printed Name: Demetrio Rosales
Address (Street, City): 19253 CANTATA Phone Number: _____

Date: 6/27/23 Signature: [Signature] Printed Name: RAFEL ESCOBAR
Address (Street, City): 20551 LOONDEUS ST Phone Number: (818) 109-1235

Date: 6/27/23 Signature: [Signature] Printed Name: DEGR/H.
Address (Street, City): Reseda Phone Number: 818 647 2067

Date: 6-27-23 Signature: [Signature] Printed Name: Homero Hernandez
Address (Street, City): 8391 SAN FERNANDO Phone Number: 818-799-8850

Date: 6/27/23 Signature: [Signature] Printed Name: Jaime Garzon
Address (Street, City): 7650 Balboa Blvd SPC 474 Phone Number: 818 298-1109

Date: 6/27/23 Signature: [Signature] Printed Name: CSAR
Address (Street, City): 14325 Saticoy Phone Number: 818 582 0617

Date: _____ Signature: [Signature] Printed Name: James Beltra
Address (Street, City): 7626 Annetta Phone Number: (818) 272-7809

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-26-23 Signature: JESUS AN Printed Name: JESUS AN.
Address (Street, City): Panorama city Phone Number: 6331026830

Date: 06-26-23 Signature: Carlos Bar Printed Name: CARLOS-BARUJO
Address (Street, City): Northridge Phone Number: 747 836-6122

Date: 06-27-23 Signature: [Signature] Printed Name: OSCAR NAVARRO
Address (Street, City): 709 Variel Av #3 91303 Phone Number: (818) 451 8744

Date: 06-27-23 Signature: [Signature] Printed Name: Jorge Andrada
Address (Street, City): 9664 Rincon Ave Phone Number: (818) 317-2890

Date: 06-27-23 Signature: [Signature] Printed Name: Miguel Lopez
Address (Street, City): Siente Vista AV Phone Number: 323 637 4732

Date: 6/27/23 Signature: [Signature] Printed Name: Paula Garcia
Address (Street, City): Panorama city Phone Number: 818-857-7977

Date: 6/27/23 Signature: [Signature] Printed Name: Walter Zamora
Address (Street, City): 17055 Sherman way rosemead Phone Number: 818 310 2054

Date: 06/27/23 Signature: [Signature] Printed Name: Angel E.
Address (Street, City): Northridge Phone Number: 323 840 9081

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

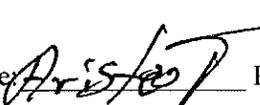
8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

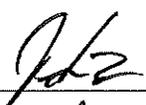
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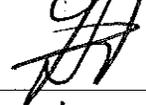
Please issue all necessary permits for this business. Thank you.

Date: 6-20-23 Signature:  Printed Name: Armando Davila
Address (Street, City): 9146 Tobias Ave Unit 6 Phone Number: (818) 290-0129

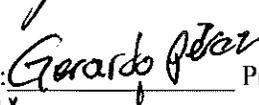
Date: 6/26/23 Signature:  Printed Name: Aristeo Tapia
Address (Street, City): Northridge Phone Number: 717 297 1323

Date: 6/26/2023 Signature:  Printed Name: José L. Zoneta
Address (Street, City): Northridge Phone Number: _____

Date: 6/26/23 Signature:  Printed Name: Antonio Joby
Address (Street, City): 3914 Suboanga Blvd Phone Number: 818 631 2040

Date: 6/26/23 Signature:  Printed Name: ERICK LOPEZ
Address (Street, City): Northridge Phone Number: 818 481 5798

Date: 06/26/23 Signature:  Printed Name: José Martínez
Address (Street, City): 284 E Orange Grove Phone Number: (626) 420-2153

Date: 6/26/23 Signature:  Printed Name: Gerardo Pérez
Address (Street, City): Northridge Phone Number: 818 421 4668

Date: 6/26/23 Signature:  Printed Name: RANON
Address (Street, City): 8518 Willis Ave Phone Number: 818 390 5698

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 6/27 Signature: [Signature] Printed Name: Jose
Address (Street, City): Northridge Phone Number: 818-681-4446

Date: 6/27 Signature: [Signature] Printed Name: Zaki
Address (Street, City): Northridge Phone Number: 818-357-8597

Date: 6/27 Signature: [Signature] Printed Name: Nick
Address (Street, City): Northridge Phone Number: 818-212-7815

Date: 6/27 Signature: [Signature] Printed Name: Misif
Address (Street, City): PORTER RANCH Phone Number: 818-321-7862

Date: 6/27 Signature: [Signature] Printed Name: Jose
Address (Street, City): OXnard Phone Number: 805-216-9807

Date: 6/27 Signature: [Signature] Printed Name: Basem Khader
Address (Street, City): Northridge Phone Number: 818-633-1440

Date: 6/26/23 Signature: [Signature] Printed Name: Julio Mejia
Address (Street, City): 3827 Wilton Phone Number: (202) 249-6343

Date: 6/26/23 Signature: [Signature] Printed Name: [Signature]
Address (Street, City): _____ Phone Number: 913-609121

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 6/23/23 Signature: [Signature] Printed Name: FAUSTINO JARAMA
Address (Street, City): 7882 SYDNEY Phone Number: 323 828-7896

Date: 6/23/23 Signature: [Signature] Printed Name: Fred Pineda
Address (Street, City): Vanand Phone Number: 818 814-7684

Date: 6/23/23 Signature: Elia Printed Name: Elia
Address (Street, City): BALBOA Phone Number: 747 246-9956

Date: 6-23-23 Signature: [Signature] Printed Name: Rigoberto Oocco
Address (Street, City): Tujunga, 108 Phone Number: (818) 423-0868

Date: 6-23-23 Signature: [Signature] Printed Name: Manuel
Address (Street, City): 8545 Balboa Blvd Phone Number: 818-415-0368

Date: 6/23/23 Signature: [Signature] Printed Name: Arturo Ramirez
Address (Street, City): Northridge Phone Number: -

Date: 6/23/23 Signature: [Signature] Printed Name: Pedro Ramirez
Address (Street, City): 15825 Parthenia Phone Number: 310-729-3162

Date: 06/23/23 Signature: Daniel P. Printed Name: Daniel Patricia
Address (Street, City): 12805 Chase Phone Number: (818) 310-0547

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 5.5.23. Signature: [Signature] Printed Name: Franco de p2
Address (Street, City): 15523. Nor H: Phone Number: 8328156569

Date: 06-28-23 Signature: [Signature] Printed Name: B Gricida
Address (Street, City): 8633 Columbus Phone Number: 6185101092

Date: 06/23/23 Signature: [Signature] Printed Name: Jorge
Address (Street, City): Tobias 9129 Phone Number: 8189389275

Date: 06-23/23 Signature: [Signature] Printed Name: Victor
Address (Street, City): 17933 Basca Phone Number: 212 397 0406

↑↑
Date: 06-23-23 Signature: [Signature] Printed Name: Luis Osorio
Address (Street, City): 6701 Haskell Ave Phone Number: 747-234-7281

Date: 6-23/23 Signature: [Signature] Printed Name: Josiano Gonzalez
Address (Street, City): VANOWEN ST. Phone Number: RESERVA, CA

Date: 06-23-23 Signature: [Signature] Printed Name: Lamirp
Address (Street, City): 16901 NAMPA Phone Number: 602 9076678

Date: 06-23-23 Signature: [Signature] Printed Name: Soligid Asencio
Address (Street, City): 14541 Harland St Phone Number: 832-302-1915

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: June 22, 2023 Signature: [Signature] Printed Name: Eric Brussel

Address (Street, City): _____ Phone Number: _____

Date: 6-22-23 Signature: [Signature] Printed Name: Azucena Maldonado

Address (Street, City): _____ Phone Number: _____

Date: 6-22-23 Signature: Malvin Printed Name: _____

Address (Street, City): _____ Phone Number: 213 224-5957

Date: 6-22-23 Signature: Arturo Printed Name: _____

Address (Street, City): _____ Phone Number: 818 564 0707

Date: 6-22-23 Signature: [Signature] Printed Name: _____

Address (Street, City): _____ Phone Number: 661 471-5119

Date: 6-22-23 Signature: [Signature] Printed Name: Diana

Address (Street, City): Acre S.F. Phone Number: 818-809-3336

Date: 6/23/23 Signature: [Signature] Printed Name: Javier Rayon

Address (Street, City): 9969 Sep. Phone Number: 818-619-4625

Date: 6/23/23 Signature: [Signature] Printed Name: G. VARD

Address (Street, City): 10478 RUFFNER Phone Number: 818 271-1400

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

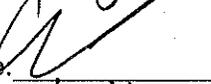
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Please issue all necessary permits for this business. Thank you.

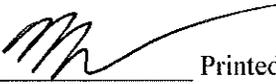
Date: 6-23-23 Signature:  Printed Name: 818-6141958
Address (Street, City): 6693 Woodley ave Phone Number: Josc Urbina

Date: 6/23/23 Signature:  Printed Name: Michael Andrews
Address (Street, City): 9534 Reseda Blvd Phone Number: 818 (633-3354)

Date: 6/23 Signature:  Printed Name: Aaron Jeffrey
Address (Street, City): Northridge Phone Number: (818) 9229822

Date: 6/23/23 Signature:  Printed Name: SAM
Address (Street, City): Northridge Phone Number: 818 662 602

Date: 6/23/23 Signature:  Printed Name: Joel Morales
Address (Street, City): encino Phone Number: 818 660 3158

Date: 6/23/23 Signature:  Printed Name: Ben Zimmman
Address (Street, City): Panorama city Phone Number: 818 809 7993

Date: 6/23/23 Signature:  Printed Name: Nathan A
Address (Street, City): 7355 Dan St Phone Number: 818 989 22-92

Date: 6/23/23 Signature:  Printed Name: Nathan Martinez
Address (Street, City): Northridge Phone Number: 818 9252

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

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Please issue all necessary permits for this business. Thank you.

Date: 06/23/23 Signature: [Signature] Printed Name: Arman Karkotsyan
Address (Street, City): 17545 Pathera St Phone Number: 818-802320

Date: 06/23/23 Signature: [Signature] Printed Name: Monica C.
Address (Street, City): Northridge. Phone Number: 818 523-8129.

Date: 06/24/23 Signature: [Signature] Printed Name: (213) 700 6395
Address (Street, City): _____ Phone Number: _____

Date: 6-24-23 Signature: Alice Printed Name: Alice
Address (Street, City): 16901 Napa Phone Number: 818 359-3845

Date: 6-24-23 Signature: Gina Printed Name: Gina
Address (Street, City): 16901 Napa Phone Number: 818 256-0870

Date: 6-24-23 Signature: Briana Printed Name: Briana
Address (Street, City): 16901 Napa Phone Number: ~~818~~ 7704-301-7448

Date: 6/25/ Signature: [Signature] Printed Name: Samer Khoury
Address (Street, City): Porter ranch Phone Number: 818-355-2645

Date: 6/25 Signature: [Signature] Printed Name: Jamel Khoury
Address (Street, City): Northridge Phone Number: 818-337-8060

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-21-23 Signature: [Signature] Printed Name: Mario Rivera
Address (Street, City): 7349 Van Nuys Blv Phone Number: 818 481 1353

Date: 06-21-23 Signature: [Signature] Printed Name: Azed Velez
Address (Street, City): _____ Phone Number: 818-342-2845

Date: 06-21-23 Signature: [Signature] Printed Name: Cruz Ramos
Address (Street, City): 5850 Colvin Av Phone Number: 818 430 4672

Date: 06-21- Signature: [Signature] Printed Name: 747 240 2130
Address (Street, City): Panorama Phone Number: _____

Date: 6-21 Signature: [Signature] Printed Name: 818 662 5012
Address (Street, City): WINNETKA Phone Number: _____

Date: 6-21 Signature: [Signature] Printed Name: José Ortiz
Address (Street, City): 18631 N₄ Phone Number: _____

Date: 6-21- Signature: [Signature] Printed Name: 818-476-98-74
Address (Street, City): _____ Phone Number: _____

Date: 6/21 Signature: [Signature] Printed Name: 818-337 8660
Address (Street, City): Northridge Phone Number: Jamal Khawaj

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06/20 Signature: Jesus M. (Printed Name: ACOS MORANO)
Address (Street, City): NORTHRIDGE Phone Number: 818-849-9969

Date: 06/20 Signature: [Signature] (Printed Name: JEWANN GAVIOLA)
Address (Street, City): 2815 W VICTORIA ST BURBANK Phone Number: (818) 426 6482

Date: 06/20 Signature: [Signature] (Printed Name: SEAN DE GUZMAN)
Address (Street, City): 16900 Parthenia St. Phone Number: (818) 515 3012

Date: 06/20 Signature: Clay L (Printed Name: Clay Leech)
Address (Street, City): 8615 Balboa Phone Number: (661) 789 8552

Date: 6/20/23 Signature: DAVID (Printed Name: [Signature])
Address (Street, City): 18351 LeRoy Phone Number: 701 5047

Date: 6/20/23 Signature: [Signature] (Printed Name: Josh Bertride)
Address (Street, City): BRYAN ST Phone Number: 1747-400 7364

Date: 6/20/23 Signature: [Signature] (Printed Name: EMILY GEMAN)
Address (Street, City): BRYAN ST Phone Number: 805-587 5200

Date: 06/20 Signature: [Signature] (Printed Name: LEONARDO MONTALVO)
Address (Street, City): 701 SANDRO AVE Phone Number: (323) 218 5010

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

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Please issue all necessary permits for this business. Thank you.

Date: 6-20-23 Signature: [Signature] Printed Name: GNEC
Address (Street, City): Raymer 18033 Phone Number: 1818 747-9006

Date: 6-20-23 Signature: [Signature] Printed Name: Espin Evangelista
Address (Street, City): 7427 Independence Ave Phone Number: (913) 274 4615

Date: 6/20/23 Signature: [Signature] Printed Name: Jeffrey Melendez
Address (Street, City): 8542 cantelare Ave Phone Number: 818-481-3977

Date: 6/20/23 Signature: [Signature] Printed Name: Jose Luis Arambulo G
Address (Street, City): 14511/14512 24 PAs Phone Number: 818 819 4856

Date: 6/20/23 Signature: [Signature] Printed Name: MIGUEL BARRALES
Address (Street, City): 16901 NAPA ST Phone Number: 661 3614802

Date: 6/20/23 Signature: [Signature] Printed Name: Al Carrizalraez
Address (Street, City): 42937 39th St Phone Number: 818 923 3525

Date: 6/20/23 Signature: [Signature] Printed Name: _____
Address (Street, City): 91306 Rainier Phone Number: 818 605 1546

Date: 6/20/23 Signature: [Signature] Printed Name: Wiliam Cruz
Address (Street, City): 5542 Kester av. Phone Number: 818 339 3367

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 6/21/23 Signature: [Signature] Printed Name: George Resodakis
Address (Street, City): Rommel St Northridge Phone Number: 818-470-0555

Date: 6-21-23 Signature: [Signature] Printed Name: RIFANEL ESCOBAR
Address (Street, City): 20553 ACRE ST Phone Number: (818) 709-1235

Date: 6-21-23 Signature: [Signature] Printed Name: Marcelo
Address (Street, City): 1426 S Arleta Phone Number: 818 916 3071

Date: 6-21-23 Signature: [Signature] Printed Name: JOSE DE JESUS
Address (Street, City): 9347 BIANCA AVE Phone Number: 818-681-4446

Date: 6/22/23 Signature: [Signature] Printed Name: Josel Zarpate
Address (Street, City): 8601 Balboa Blvd Phone Number: (818) 554-0315

Date: 6/22/23 Signature: [Signature] Printed Name: Tania Sanchez
Address (Street, City): 17038 Roscoe Blvd. Phone Number: 818-916-9962

Date: 6/22/23 Signature: [Signature] Printed Name: Carvallo Dione
Address (Street, City): 15235 Sunburst St #214 Phone Number: (818) 602-5971

Date: 6/22/23 Signature: RQR Printed Name: RQR
Address (Street, City): Northridge Phone Number: 818 358 9924
Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-22-23 Signature: Jesús Printed Name: Becerra
Address (Street, City): Angeles 10101 Phone Number: 818 628 4042

Date: 06:22:23 Signature: [Signature] Printed Name: ZAKHAR
Address (Street, City): PARTEN. CI 1299 Phone Number: 646-206-3555

Date: 06/22/23 Signature: [Signature] Printed Name: Carlos Lopez
Address (Street, City): 7320 Resolute Phone Number: 818-510-8625

Date: 06-22/23 Signature: ENRIQUE Printed Name: ENRIQUE
Address (Street, City): Northridge Phone Number: 818-305-7585

Date: 06-22-23 Signature: [Signature] Printed Name: Eswin Cabrera
Address (Street, City): 17540 chassett st Phone Number: 747 336 2362

Date: 06-22-23 Signature: Maria Printed Name: Maria
Address (Street, City): 8661 Wilbur #210 Phone Number: 818) 7367836

Date: 06-22-23 Signature: [Signature] Printed Name: Marvin Delaluz
Address (Street, City): 8808 Langdon Ave Phone Number: (818) 966-4363

Date: 06-22-23 Signature: [Signature] Printed Name: Ehner M.
Address (Street, City): 8947 Lindley Phone Number: 818 5789414

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06-22-23 Signature: [Signature] Printed Name: Luis Berardo
Address (Street, City): Sherman way Phone Number: 818 339 4912

Date: 06-22-23 Signature: [Signature] Printed Name: Juan Pedro
Address (Street, City): 1970 Victory Way Phone Number: 747 770 4085

Date: 06-22-23 Signature: [Signature] Printed Name: Aldo Velásquez
Address (Street, City): 7920 Chastain Phone Number: 818 263-0104

Date: 06-22-23 Signature: [Signature] Printed Name: Rolando Sanchez
Address (Street, City): 14606 Palms Sierra Phone Number: 562 689 1998

Date: 06-22-23 Signature: [Signature] Printed Name: Humberto Zermeño
Address (Street, City): 8545 Balboa Blvd Phone Number: (323) 707-2326

Date: 06-22-23 Signature: [Signature] Printed Name: Elmer
Address (Street, City): _____ Phone Number: 818-538-1121

Date: 06-22-23 Signature: [Signature] Printed Name: Angel Diaz
Address (Street, City): 8553 Sepulveda Blvd Phone Number: 818 385-7030

Date: _____ Signature: [Signature] Printed Name: John Jander
Address (Street, City): 6907 Balboa Blvd Phone Number: 818 912 3408

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 06/21/23 Signature: [Signature] Printed Name: Rubio
Address (Street, City): 7231 Tampa Phone Number: 626 486 8101

Date: 06-21-23 Signature: [Signature] Printed Name: Heyner Mojica
Address (Street, City): 8545 Balboa Phone Number: 8186494069

Date: 06 21 23 Signature: Jose Printed Name: Jose m
Address (Street, City): 8805 ORIN RD Phone Number: 8185381538

Date: 6/21/23 Signature: [Signature] Printed Name: Prince Mahboubian
Address (Street, City): Northridge Phone Number: _____

Date: 06/21/23 Signature: [Signature] Printed Name: Martina Perez
Address (Street, City): 18097 Satreey Phone Number: 818 430 2882

Date: 06-21-23 Signature: [Signature] Printed Name: Angel Barbosa
Address (Street, City): 9346 VAN NEXS Phone Number: 818 2307 9984

Date: 06/21/23 Signature: [Signature] Printed Name: URI WACHTEL
Address (Street, City): Northridge Phone Number: 8185312155

Date: 06-21-23 Signature: Fernando Printed Name: Fernando Padi
Address (Street, City): Northridge Phone Number: 8182859537

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Please issue all necessary permits for this business. Thank you.

Date: 6-21-23 Signature: [Signature] Printed Name: Jimmy Flores
Address (Street, City): 8830 Roslynville Phone Number: (323) 316-5469

Date: 6/21/23 Signature: [Signature] Printed Name: Guzon Ismeret
Address (Street, City): Canyon County Phone Number: 818-445-1081

Date: 6/21/23 Signature: [Signature] Printed Name: Rawi Bourshe
Address (Street, City): Panorama City Phone Number: 818-415-1993

Date: 6/21/23 Signature: [Signature] Printed Name: Jose Norez
Address (Street, City): 8506 Haskell Phone Number: 818 730-0469

Date: 6/21/23 Signature: [Signature] Printed Name: Kelly Khoury
Address (Street, City): Northridge Phone Number: 818 426-2416

Date: 6-21-23 Signature: [Signature] Printed Name: José Poiré
Address (Street, City): 16435 Plummer St Phone Number: 818 820 8959

Date: 6-21/23 Signature: [Signature] Printed Name: Ruiz
Address (Street, City): 8411- COSTA MEXICAN Phone Number: 818-862-1521

Date: 6/21-23 Signature: [Signature] Printed Name: JOSE
Address (Street, City): balboa Phone Number: 818 920 972

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Date: 06-21/23 Signature: [Signature] Printed Name: Salvador
Address (Street, City): 14744 Gilmore St Phone Number: 818 307 5119
VAN NUYS CA 91411

Date: 06-21-23 Signature: [Signature] Printed Name: Miguel Hernandez
Address (Street, City): 1599 Garset Ave Phone Number: Cell 395-8269

Date: 6/21/23 Signature: [Signature] Printed Name: Bunis Fash
Address (Street, City): Aruba Debell St Phone Number: 949-232-9037

Date: 6/21/23 Signature: [Signature] Printed Name: Pedro Lopez
Address (Street, City): 8415 Willis Ave Phone Number: (818) 245-5375

Date: 6/21/23 Signature: [Signature] Printed Name: Issa Smart
Address (Street, City): Conjon County Phone Number: 626-4746

Date: 6/21/23 Signature: [Signature] Printed Name: Jimora
Address (Street, City): 8080 London Phone Number: 818 272 6044

Date: 6/21/23 Signature: [Signature] Printed Name: Germain Boush
Address (Street, City): Rough St. Pacoima Phone Number: 818-749-8882

Date: 6/21/23 Signature: [Signature] Printed Name: Sam Hernandez
Address (Street, City): Northridge Phone Number: 818-305-6505

Date: _____ Signature: _____ Printed Name: _____

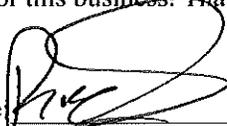
PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

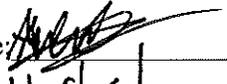
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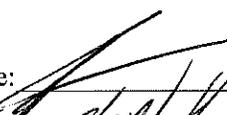
Please issue all necessary permits for this business. Thank you.

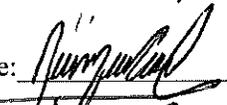
Date: 06-21-23 Signature:  Printed Name: Rodrigo
Address (Street, City): 13568 Browell St. Phone Number: (818) 674-6374

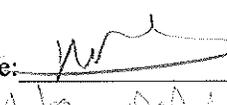
Date: 06/21/23 Signature:  Printed Name: Alejandro
Address (Street, City): 14669 Hubbard St Phone Number: 818 384 3548

Date: 06/21/23 Signature:  Printed Name: Octavian Rosas
Address (Street, City): 8844 Tobias Phone Number: 818 967 2723

Date: 06/21/23 Signature:  Printed Name: Silvia Zeledon
Address (Street, City): 21051 Gresham St Phone Number: (818) 857-9706

Date: 06/21/23 Signature:  Printed Name: David
Address (Street, City): 9018 Balboa St Northridge Phone Number: 714 404 8540

Date: 06-21-23 Signature:  Printed Name: Jose Cruz
Address (Street, City): Saticoy St 91306 Phone Number: 818-818-0846

Date: 6/21/23 Signature:  Printed Name: Mike Feshe
Address (Street, City): Arleta 91301/11 Phone Number: 949 305 3333

Date: _____ Signature:  Printed Name: Abraham Perez
Address (Street, City): 8917 Cedros Av. Phone Number: 818 384 3690

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

I understand that this US Fuel Service Station with Food Mart, is applying for City Permits at 8658 N. Balboa Boulevard in Northridge that will allow for the Food Mart to offer off-site sale of beer, wine, and distilled spirits.

By signing this Petition, I am supporting US Fuel's application for off-site alcohol sales.

Please issue all necessary permits for this business. Thank you.

Date: 06/21/23 Signature: [Signature] Printed Name: Francisco Escamilla
Address (Street, City): 854 Balboa Blvd Phone Number: 818-451-3007

Date: 06/21/23 Signature: [Signature] Printed Name: HUGO
Address (Street, City): 421 Allen Phone Number: 818-523-4267

Date: 06-21-23 Signature: [Signature] Printed Name: José N.
Address (Street, City): 8525 de Soto Ave Phone Number: 818-297-0144

Date: 06-21-23 Signature: [Signature] Printed Name: JUAN
Address (Street, City): North Hills Phone Number: 818 983 3409

Date: 06/21/23 Signature: [Signature] Printed Name: Francisco Rana
Address (Street, City): 18678 Parkview Phone Number: 818-721-2143

Date: 06/21/23 Signature: [Signature] Printed Name: Luis
Address (Street, City): Pompano Phone Number: 323 633-0234

Date: 06-21-23 Signature: [Signature] Printed Name: ERICK GABRERA
Address (Street, City): 18840 Sherman way Phone Number: 818-861-4798

Date: 06/21/23 Signature: [Signature] Printed Name: Gabriel Villascain
Address (Street, City): 11755 Gilmanes Phone Number: 818 720 9198

Date: 06/21/23 Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

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Date: 6-21-23 Signature: [Signature] Printed Name: THOMAS VALSINELLA
Address (Street, City): 12947 Newton Phone Number: 818 244 4650
541m m

Date: 6-23- Signature: [Signature] Printed Name: SANTOS I.
Address (Street, City): PANO RAMO Phone Number: _____

Date: 6/23 Signature: [Signature] Printed Name: MANUEL CANTO
Address (Street, City): 16344 NORTFORK Phone Number: 818 489 6583

Date: 6/2/23 Signature: [Signature] Printed Name: Jose Ramirez
Address (Street, City): 8844 munita Phone Number: 818/336 4648

Date: 6/2/23 Signature: [Signature] Printed Name: WALTER RIVERA
Address (Street, City): 8625 Forbis Phone Number: 818 269 8896

Date: 06/21/23 Signature: [Signature] Printed Name: MARIO GALVEZ
Address (Street, City): 17078 CANTASAY Phone Number: 818-793-7988

Date: 06/21/23 Signature: [Signature] Printed Name: JOSE LOPEZ
Address (Street, City): 19018 parthena Phone Number: 818 296 67 85

Date: 06/21/23 Signature: [Signature] Printed Name: Aituro
Address (Street, City): 8220 langdon Phone Number: 818 1922 9634

Date: _____ Signature: _____ Printed Name: _____

PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

8658 N. BALBOA BLVD., NORTHRIDGE, CA 91325

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Date: 6/20/23 Signature: [Signature] Printed Name: CHRISTEL
Address (Street, City): NORTHRIDGE Phone Number: 818 999 8224

Date: 6/20/23 Signature: [Signature] Printed Name: LOPEZ KERM
Address (Street, City): NORTHRIDGE, CA Phone Number: (310) 555-1212

Date: 6/20/23 Signature: [Signature] Printed Name: BOB SEVENS
Address (Street, City): Northridge CA Phone Number: 818 550 4418

Date: 6/20/23 Signature: [Signature] Printed Name: Sergio
Address (Street, City): Recido Phone Number: 323 742 2-2171

Date: 6/20/23 Signature: [Signature] Printed Name: Fernando
Address (Street, City): Kanada Phone Number: 818 564-2434

Date: 6/21/23 Signature: [Signature] Printed Name: FRANCISCO
Address (Street, City): 9871 LEV Phone Number: 818 826 8995

Date: 6-21/23 Signature: [Signature] Printed Name: Hector Ruedas
Address (Street, City): NORTHRIDGE Phone Number: 818 390 5395

Date: 6.21-2023 Signature: [Signature] Printed Name: Ismail V.
Address (Street, City): 8411 Balboa Phone Number: 818 602 5344

Date: _____ Signature: _____ Printed Name: _____

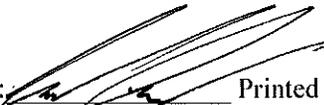
PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

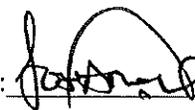
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Date: 6/20/23 Signature:  Printed Name: Angel Gonzalez
Address (Street, City): 8628 Wystone ave Phone Number: 747-609-7350

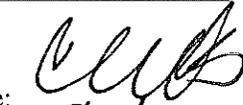
Date: 06-20-23 Signature:  Printed Name: Jose Antonio
Address (Street, City): 8844 Orion North Hollywood Phone Number: 818 510-6574

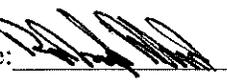
Date: 6-20-23 Signature:  Printed Name: David Ramos
Address (Street, City): 8655 Willis Ave Panorama City Phone Number: 805-727-0502

Date: 0620.23 Signature:  Printed Name: Angel
Address (Street, City): 18544 North Hollywood Phone Number: 247 206 6762

Date: 06-20-23 Signature:  Printed Name: Tony Aguirre
Address (Street, City): 9060 Cedros Av Panorama City Phone Number: 818-447-9541

Date: 6-20-23 Signature: RZ Printed Name: Roberto
Address (Street, City): _____ Phone Number: _____

Date: 6-20-23 Signature:  Printed Name: Cyshen B.
Address (Street, City): Windsor Hills Phone Number: 818 8144549

Date: 6-20-23 Signature:  Printed Name: Daniel Wilson
Address (Street, City): NORTHRIDGE Phone Number: 818-205-8053

Date: 6-22-23 Signature:  Printed Name: Jose

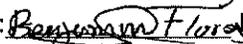
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Date: 06-20-23 Signature:  Printed Name: BENJAMIN FLORES

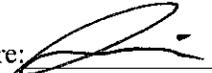
Address (Street, City): 13789 Wingo st Arleta Phone Number: 747-235-6575

Date: 06-20-23 Signature:  Printed Name: SALVADOR ARREOLA

Address (Street, City): 323 2828848 Phone Number: NORTH HOLLYWOOD

Date: 06-20-23 Signature:  Printed Name: Ed del Arco

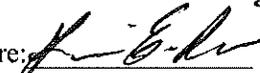
Address (Street, City): 7825 Yolanda Ave Phone Number: (818) 768 0603
Marlborough 91335

Date: 06/20/23 Signature:  Printed Name: Richard Gallardo

Address (Street, City): 8567 Balboa Blvd Phone Number: (818) 938-7245

Date: 06-20-23 Signature:  Printed Name: Leonardo Castillo

Address (Street, City): 20521 Eccles St Phone Number: (818) 723 9147

Date: 6/20/23 Signature:  Printed Name: YANIRA E. RODRIGUEZ

Address (Street, City): CAJON ST. Phone Number: (818) 641-7853

Date: 6/20/23 Signature:  Printed Name: Jose Padilla

Address (Street, City): N. Woodley av Phone Number: 818 8949064

Date: 6-20-23 Signature:  Printed Name: Librado Garzon

Address (Street, City): Van Nuys ca Phone Number: 818-390-44-68

Date: _____ Signature: _____ Printed Name: _____

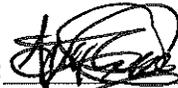
PETITION IN SUPPORT OF ALCOHOL SALES AT US FUEL

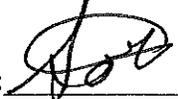
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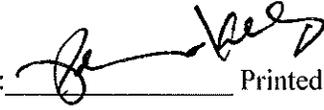
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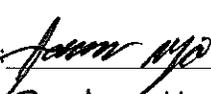
Please issue all necessary permits for this business. Thank you.

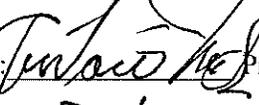
Date: 6-20-23 Signature:  Printed Name: Luis Garcia
Address (Street, City): 18754 Willard Phone Number: 818 633-3829

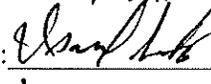
Date: 6-20-23 Signature:  Printed Name: SALOMON ALVAREZ
Address (Street, City): 15115 PARKMEN Phone Number: 818-4813179

Date: 6/20/23 Signature:  Printed Name: GUSTAVO de la Cruz
Address (Street, City): 8813 CANBY Phone Number: 747 786 8305

Date: 6/20/23 Signature:  Printed Name: Patricio Kelly
Address (Street, City): Panorama city Phone Number: 818 3704213

Date: 6/20/23 Signature:  Printed Name: Jesus Meji
Address (Street, City): 8425 Bardwell Phone Number: 818 486-8004

Date: 6-20-23 Signature:  Printed Name: Antonio
Address (Street, City): 10540 Palvoa Phone Number: 767. 239. 8225
Granada Hills

Date: 6-20-23 Signature:  Printed Name: Israel Sanchez
Address (Street, City): 18540 Chase St Phone Number: 818 991-3809
Northridge CA 91324

Date: 6/20/23 Signature:  Printed Name: JOSE LUIS
Address (Street, City): 42815 15th West. Phone Number: 661-794-1429

Date: _____ Signature: _____ Printed Name: _____