

March 21, 2025

Hani Abuershaid  
Supervising Agent In Charge  
Department of Alcoholic Beverage Control  
3950 Paramount Boulevard, Suite No. 250  
Lakewood, California 90712

Re: Recommendation to receive and file the application of Exact Agency Incorporated, dba The Cove for an Inter-County Transfer of an Alcoholic Beverage Control (ABC) License, at 6276 East Pacific Coast Highway, submit a Public Notice of Protest to ABC; and direct City Manager to withdraw the protest if a Conditional Use Permit Exemption (CUPEX) is granted. (District 3)

Dear Hani Abuershaid:

Please be advised that the Long Beach City Council, at its meeting held Tuesday, March 18, 2025 approved the request to file a protest regarding the subject application based on the fact that licensing the premises would be contrary to City of Long Beach zoning ordinances, since a Conditional Use Permit (CUP) is required.

The City Council also approved the City Manager to withdraw the protest if the City's Planning Commission approves a Conditional Use Permit Exception (CUPEX) and if no appeal is made during the 10-day appeal period for the CUPEX. It is anticipated that the CUPEX will be acted upon by the Planning Commission, and once the appeal period has elapsed, a letter will be transmitted to ABC withdrawing the City's protest.

Enclosed is a copy of the City Council documentation and a certified excerpt of the minutes for your file. The City of Long Beach thanks you for your assistance in this matter.

Respectfully submitted,



MONIQUE DE LA GARZA  
CITY CLERK

Prepared by:  
Matthew Bunma

Attachment

March 18, 2025

Honorable Mayor and City Council  
City of Long Beach  
California

**RECOMMENDATION:**

Recommendation to receive and file the application of Exact Agency Incorporated, dba The Cove for an Inter-County Transfer of an Alcoholic Beverage Control (ABC) License, at 6276 East Pacific Coast Highway, submit a Public Notice of Protest to ABC; and direct the City Manager to withdraw the protest if a Conditional Use Permit Exemption (CUPEX) is granted. (District 3)

**DISCUSSION**

It is City Council policy to review applications for ABC licenses to determine if a basis for protest against the issuance of the license exists. The attached application lists the possible bases for protest.

**TIMING CONSIDERATIONS**

The Department of Alcoholic Beverage Control received the above application on February 3, 2025. The applicant is in the planning stages and has filed for a Conditional Use Permit Exemption (CUPEX). Provided the Planning Commission approves the CUPEX, the recommendation includes a request to direct the City Manager to withdraw the Public Notice of Protest. City Council action is requested on March 18, 2025, to respond to the Department of Alcoholic Beverage Control by the April 2, 2025, due date.

**LEVINE ACT**

This item is subject to the Levine Act. The Mayor, Councilmembers, and Commissioners who have received a contribution of more than \$500 within 12 months prior from a party, participant, or their representatives involved in this proceeding may do either of the following: (1) disclose the contribution on the record and recuse themselves from this proceeding; OR (2) return the portion of the contribution that exceeds \$500 within 30 days from the time the elected official knew or should have known about the contribution and participate in the proceeding.

All parties, participants, and their representatives must disclose on the record of this proceeding any contribution of more than \$500 made to the Mayor or any Councilmembers within 12 months prior to the date of the proceeding. The Mayor, Councilmembers, and Commissioners are prohibited from accepting, soliciting, or directing a contribution of more than \$500 from a party, participant, or their representatives, during a proceeding and for 12 months following the date a final decision is rendered.

Honorable Mayor and City Council  
March 18, 2025  
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FISCAL IMPACT

There is no fiscal impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



Wally Hebeish  
Chief of Police  
Police Department

ATTACHMENTS

APPROVED:



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THOMAS B. MODICA  
CITY MANAGER

HONORABLE MAYOR AND CITY COUNCIL

April 1, 2025

Council District: 3

Applicant: Exact Agency Incorporated

DBA: The Cove

Address: 6276 East Pacific Coast Highway

Type of Application: Type 47 – An Inter-County Transfer for an On-Sale General Eating Place License.

Bases for possible protest: Over Concentration  
Park within 600 feet

**PUBLIC CONVENIENCE DETERMINATION:** A determination of Public Convenience and Necessity **is not** required for this application.

Census Tract: 5776.04

Boundaries: Marine Stadium/2<sup>nd</sup> Street to the North  
Alamitos Bay to the South  
Pacific Coast Highway to the East  
Alamitos Bay to the West

Number of licenses allowed: 1

Number of licenses existing: 47

Police Reporting District: 621

Boundaries: Colorado Street/Alamitos Bay to the North  
2<sup>nd</sup> Street/Alamitos Bay to the South  
Pacific Coast Highway to the East  
Paoli Way/Marine Stadium to the West

Reported crimes in this district for ABC purposes are 64. Crime in a reporting district must be at least **66** to qualify for a high crime protest.

Type of business: A restaurant.

Last day to request  
conditions and protest: April 2, 2025

Date: April 1, 2025

To: File

From: Jose Gonzalez, Detective, Vice Investigations Section

Subject: **THE COVE- 6276 EAST PACIFIC COAST HIGHWAY**

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**CALLS FOR SERVICE/ARRESTS AND INVESTIGATIONS (2/3/24 - 2/3/25)**

<u>Call Type</u>	<u>Call Type Description</u>	<u>Disposition</u>
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None

**ABC INSPECTIONS (Past three years)**

None.

**RESIDENCES WITHIN 100 FEET**

None

**CHURCHES, SCHOOLS, PARKS, HOSPITALS AND PLAYGROUNDS WITHIN 600 FEET**

6200 Costa Del Sol

Jack Nichol Park

**AN EXCERPT FROM THE MINUTES OF  
THE LONG BEACH CITY COUNCIL MEETING  
HELD TUESDAY, MARCH 18, 2025**

**CONSENT CALENDAR**

12. 25-54658      Recommendation to receive and file the application of Exact Agency Incorporated, dba The Cove for an Inter-County Transfer of an Alcoholic Beverage Control (ABC) License, at 6276 East Pacific Coast Highway, submit a Public Notice of Protest to ABC; and direct City Manager to withdraw the protest if a Conditional Use Permit Exemption (CUPEX) is granted. (District 3)

**Levine Act: Yes**

**A motion was made by Councilmember Ricks-Oddie, seconded by Councilmember Duggan, to approve recommendation on the Consent Calendar. The motion carried by the following vote:**

**Yes:            8** Zendejas, Duggan, Supernaw, Kerr, Saro, Uranga,  
                         Thrash-Ntuk, Ricks-Oddie  
**No:            0** None  
**Recused: 0** None  
**Absent:    1** Allen

**CERTIFIED AS A TRUE AND CORRECT COPY**



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CITY CLERK OF THE CITY OF LONG BEACH

DATE: March 21, 2025

By: Matthew Bunma, City Clerk Specialist