



**PROJECT NUMBER** PRJ2021-004336-(2) **HEARING DATE** February 24, 2026

**REQUESTED ENTITLEMENT**  
Conditional Use Permit No. (“CUP”)  
RPPL2021012394

## PROJECT SUMMARY

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**OWNER / APPLICANT**

LH LLC C/O Altus Group US Inc., Renu Kumar, Owner  
Garfield Beach CVS, LLC, Applicant

**MAP/EXHIBIT DATE**

07/23/2010

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**PROJECT OVERVIEW**

The application is a request to authorize the continued retail sale of beer, wine, and distilled spirits for offsite consumption with a Type 21 California Department of Alcoholic Beverage Control License at an existing drugstore, CVS Pharmacy. The hours requested for the sale of alcoholic beverages for off-site consumption are from 7:00 a.m. to 10:00 p.m., seven days per week. The sale of alcoholic beverages for off-site consumption was previously authorized by CUP No. 201000128.

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**LOCATION**

4501 West Slauson Avenue, Ladera Heights/View  
Park – Windsor Hills

**ACCESS**

West Slauson Avenue and Overhill Drive

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**ASSESSORS PARCEL NUMBERS**

5009-003-060;062

**SITE AREA**

0.78 Acres

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**GENERAL PLAN**

General Plan 2035

**ZONED DISTRICT**

View Park

**PLANNING AREA**

Westside

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**LAND USE DESIGNATION\***

General Commercial (CG)

**ZONE\***

C-2 (Neighborhood Business)

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**PROPOSED UNITS**

N/A

**MAX DENSITY/UNITS**

N/A

**APPLICABLE STANDARDS DISTRICT**

N/A

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**ENVIRONMENTAL DETERMINATION (CEQA)**

Class 1 Categorical Exemption – Existing Facilities

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**KEY ISSUES**

- Consistency with the Los Angeles County General Plan
- Satisfaction of the following portions of Title 22 of the Los Angeles County Code:
  - Section 22.158.050 (Conditional Use Permit Findings and Decision Requirements)
  - Section 22.20.030 (Land Use Regulations for Commercial Zones)
  - Section 22.140.030 (Alcoholic Beverage Sales Findings Requirements)

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**CASE PLANNER:**

Susan Zermeno

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\*Note: The Westside Area Plan was adopted on March 11, 2025. The CUP application was deemed complete prior to this date. Pursuant to County Code Section 22.246.020 (Applicability of Zone Changes and Ordinance Amendments) and Chapter 2 (Applicability) of the General Plan, the applicant chose to have the complete CUP application be subject to the zoning and regulations in effect at the time it was submitted on December 1, 2021.