



CITY OF LONG BEACH

DEPARTMENT OF FINANCIAL MANAGEMENT

333 West Ocean Boulevard 7th Floor • Long Beach, CA 90802 • (562) 570-6200 •

~~H-3~~
CH-1

October 9, 2018

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Receive the supporting documentation into the record, conclude the public hearing, and grant an Entertainment Permit with conditions on the application of Green Apple Event Company, Inc., dba The Loft on Pine, 230 Pine Avenue, for entertainment with dancing. (District 2)

DISCUSSION

The Long Beach Municipal Code (LBMC) requires an application be filed and a hearing be held before the City Council whenever this type of activity is requested and before an entertainment permit (Permit) is granted or denied.

The LBMC also requires the City Council to approve the issuance of the Permit if they find that: the issuance of the Permit at the proposed location is consistent with federal, state and local laws, rules, and regulations; it will not constitute an undue burden on the neighborhood; the applicant(s) or responsible persons have not been convicted of any misdemeanor involving moral turpitude or felony offense within the past five years; and, neither the applicant(s) or any responsible persons have a history of committing significant violations of the City code and have not provided false or misleading information on their application.

The City Council has the authority to approve the following options: 1) grant the Permit, with or without conditions; or 2) deny the Permit on the application. Once the Permit is granted, pursuant to LBMC 5.72.120.5, the Permit will be subject to an administrative review by the Financial Management Department every two years. This review process will consist of a multi-department analysis to determine compliance and identify if issues exist. This provision does not affect the City's ability to modify, revoke or suspend a permit at any time.

City departments have conducted their investigations in accordance with the LBMC. Attached are the departmental investigative reports, history, entertainment permit application, and floor plan.

HONORABLE MAYOR AND CITY COUNCIL

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The following summarizes departmental findings:

- The Police Department recommends the permit for entertainment with dancing be approved subject to the conditions.
- The Fire Department finds the building/location meets department requirements for the proposed use.
- The Health and Human Services Department finds the building/location meets department requirements for the proposed use with the condition that the establishment remain in compliance with the Long Beach Noise Ordinance (LBMC Chapter 8.80).
- The Development Services Department finds the building/location meets department requirements for the proposed use.

The Financial Management Department, Business Services Bureau, has reviewed all submitted department documents and correspondence and, after a thorough review, recommends that the permit for entertainment with dancing be approved subject to conditions (attached).

In the event that any of the recommended conditions are in conflict with other permits or licenses, the permittee shall adhere to the strictest of the applicable conditions. This location was previously licensed as Retail Sales since August 1993. The business changed ownership to Green Apple Event Company, Inc., as a Hall Rental in September 2014.

This matter was reviewed by Deputy City Attorney Amy R. Webber on September 18, 2018.

TIMING CONSIDERATIONS

The hearing date of October 9, 2018, has been posted on the business location, with the applicant and property owners within 300 feet notified by mail.

FISCAL IMPACT

The following fees were collected with the application: Building Review \$22.45 and Zoning Review \$33.00 (Development Services), Police Investigation \$1,310.00 (Police Department), and Mailing List \$90.00 (Financial Management Department).

The following fees will be collected if the application is approved: Business License Annual Tax \$365.17, Employee Rate \$18.96 per employee, and Annual Entertainment Regulatory Fee \$1,080.00 (Financial Management Department).

HONORABLE MAYOR AND CITY COUNCIL
October 9, 2018
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SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



JOHN GROSS
DIRECTOR OF FINANCIAL MANAGEMENT

JG:ea
K:\FM-ADMIN\CITY COUNCIL LETTERS\BUSINESS SERVICES\2018\10-09-18 HEARING THE LOFT ON PINE ENTERTAINMENT WITH DANCING.DOCX

ATTACHMENTS

APPROVED:



PATRICK H. WEST
CITY MANAGER



CITY OF LONG BEACH

DEPARTMENT OF FINANCIAL MANAGEMENT
BUSINESS SERVICES BUREAU

333 WEST OCEAN BOULEVARD 7TH FLOOR • LONG BEACH, CA 90802 • (562) 570-6211

Recommended Conditions of Operation **Green Apple Event Company Inc DBA The Loft on Pine** **230 Pine Avenue** **Application for Entertainment with Dancing**

The Department of Financial Management recommends **approval** of the Permit subject to the following conditions:

I. STANDARD CONDITIONS OF OPERATION

"Entertainment" as used here shall have the same definition as "entertainment activity" contained in LBMC Section 5.72.115:

- A. "Entertainment activity" means any activity conducted for the primary purpose of diverting or entertaining a clientele in a premises open to the general public. Said activity shall include, but shall not be limited to, dancing, whether by performers or patrons of the establishment, live musical performances, instrumental or vocal, when carried on by more than two (2) persons or whenever amplified; musical entertainment provided by a disc jockey or karaoke, or any similar entertainment activity involving amplified, reproduced music.

Permittee understands and agrees that the conditions attached here are in addition to the requirements of LBMC Sections 5.72 and 21.115.110. In the event of a conflict between the permittee's ABC license and this permit, or between a conditional use permit and this permit, the more stringent conditions shall apply.

Permittee understands and agrees that he or she is excused from complying with the Tiered Conditions so long as his or her operation complies with all of the conditions in this permit as well as all other applicable laws and regulations. Failure to comply will result in the enforcement of increasingly more stringent Tiered Conditions and may result in a decision to suspend or revoke the Entertainment Permit.

This permit does not modify or limit in any way the authority of the Chief of Police to enforce Penal Code Section 415 (disturbing the peace) against any person or entity, or of the Chief of Police or the Fire Marshal to immediately take action in the event of an imminent threat to public health or safety.

CONDITIONS OF OPERATION

1. Individuals and business entities who apply for and obtain entertainment permits ("Permittees") shall comply with all applicable laws, regulations, ordinances and stated conditions. If Permittee fails to comply with the conditions of this permit, or if his or her operations result in excessive police service as defined below, Permittee will be required to operate under the more restrictive conditions described in Paragraph C, "Tiered Conditions," without further hearing.
2. When the Chief of Police determines that excessive police services are required as the result of any incident or nuisance arising out of or in connection with Permittee's operations, the cost of such services shall be billed to Permittee as an expense of an

- emergency response. "Expense of an emergency response" means those costs incurred by the City of Long Beach in making any appropriate emergency response to the incident, and shall be comprised of all costs directly arising because of the response to the particular incident, including, but not limited to, the costs of providing police, firefighting, rescue, and emergency medical services at the scene of the incident, as well as the salaries of the personnel responding to the incident.
3. Indoor entertainment and outdoor Ambient Music that otherwise conforms with the requirements of state and local laws and regulations may be offered until 2 a.m., seven (7) days a week.
 4. Outdoor Amplified Music, including entertainment activity on rooftop patios or areas with sidewalk-occupancy permits, must be applied for and will be considered separately from indoor entertainment. Outdoor amplified entertainment, if permitted, will be subject to the following restrictions: a) sound amplifying equipment may be used only between 10 a.m. and 10 p.m. Sunday through Thursday, and 10 a.m. and midnight Friday and Saturday; b) in conjunction with an Occasional Event Permit, pursuant to Long Beach Municipal Code section 5.72.130; or c) in conjunction with a special events permit. Permittee agrees that the following standard is reasonable: Noise emanating from Permittee's premises shall not be audible from the middle of the street adjoining the premises.
 5. Permittees shall place or post conditions on the premises in a place easily accessible by City staff, including law enforcement personnel.
 6. Each holder of an existing entertainment permit within the DDED and each new applicant for a DDED, including an applicant who acquires an existing business through a change of ownership, shall, within ninety (90) days of application, be required to acknowledge that he or she has read, understood and agreed to the conditions of the permit. Each new applicant for a DDED permit, including an applicant who acquires an existing business through a change of ownership, shall, within ninety (90) days of application, submit proof of attending the LEAD program offered by the Department of Alcoholic Beverage Control.
 7. Permittees shall be responsible for all entertainment activities at the location, including those conducted by promoters. Each Permittee and promoter conducting business within the City of Long Beach shall obtain a City of Long Beach Business License prior to conducting entertainment activities governed by a DDED permit. Permittee shall provide all promoters and agents hired to conduct entertainment activities with a copy of the approved permit, which shall include a copy of the approved conditions of operation. In addition, promoters must have or obtain a Promoter's License. Once the Promoter's License has been approved, the promoter will be added to a list of approved promoters in the City of Long Beach.
 8. If Permittee utilizes an independent third party event promoter to provide entertainment related services resulting in any public safety call for service, the City reserves the right to remove and/or restrict the use of independent third party promoters.
 9. The operation of the establishment shall be limited to those activities expressly indicated on the entertainment permit application and approved by the City Council. Any change in the operation that exceeds the conditions of the approved permit will require approval by City Council.
 10. Permittee shall conduct all aspects of his or her operation, including before- and after-hours deliveries and maintenance, in consideration of residences located nearby.
 11. Permittee agrees that the following standard is reasonable: Noise emanating from Permittee's premises shall not be unreasonably loud or disturbing in light of the facts and circumstances then prevailing within fifty feet (50') of the perimeter of the premises in all

- directions. Sound and amplification equipment shall be monitored during business hours to ensure that audible noise remains at acceptable levels in accordance with Long Beach Municipal Code Chapter 8.80.
12. On and after the date this ordinance takes effect, applicants for new entertainment permits in the DDED must cause an acoustical study to be prepared by a qualified, certified acoustical engineer, hired by the applicant and acceptable to the City, which shall demonstrate the sound emanating from the applicant's establishment meets the sound standards described in Long Beach Municipal Code Chapter 8.80. The study shall be reviewed and confirmed by the Health Department and the Development Services Department during their review of the permit application.
 13. A new applicant for an entertainment permit in the DDED, including an applicant who acquires an existing business through a change of ownership, may be eligible to request a waiver of the requirement to conduct a sound study if the applicant meets one of the following criteria:
 - a. The location had an entertainment permit, and no more than twelve (12) months have elapsed since the permitted entertainment at that location ceased; or
 - b. Verifiable evidence that best sound mitigation practices were used in the construction or retrofitting of the location.
 14. The waiver request shall be presented to a committee comprised of representatives of the City's noise office, business license bureau and zoning administration, who will conduct a hearing to determine if the sound study waiver is appropriate for the location. The committee shall consider but not be limited to the following: the previous use of the location, the history of sound-related complaints and violations at the location, proximity to residential development and the age and condition of the building, including sounds mitigation efforts. The committee shall determine if the waiver request shall be granted or denied.
 15. Denial of a waiver request may be appealed to a City hearing officer pursuant to Long Beach Municipal Code Section 2.93.050.
 16. No adult entertainment, as defined by Long Beach Municipal Code Section 5.72.115(B), shall be conducted on the permitted premises. Permittees shall not allow, permit, procure, or encourage, anyone to expose male or female genitals, cleft of the buttocks, the areola or any portion of the female breast below the areola, while at or inside the business.
 17. Current occupancy loads shall be posted at all times, and Permittee shall have an effective system to keep count of the number of occupants present at any given time and provide that information to public safety personnel upon request, as required by Long Beach Municipal Code Section 18.48.200.
 18. If Permittee's operations give rise to a substantial increase in complaints/calls for police service, Permittee shall increase security staff, implement the use of electronic metal detection equipment, increase outside lighting, or make other changes to the premises or operation as the Chief of Police determines are necessary to protect the safety of the public. In the event of a conflict on this issue between the requirements of this permit and any permit issued by the Alcoholic Beverage Commission, the more stringent regulation shall control.
 19. Permittee shall be responsible for maintaining an adequate security staff to supervise patrons and those waiting to enter. Potential patrons awaiting entry in a defined "queue" shall be counted toward the calculation of required security staffing levels. For up to fifty (50) people inside (or in a defined queue waiting to enter) an establishment, the Permittee shall provide a minimum of one (1) uniformed licensed security guard per floor. There shall be one (1) additional guard for each subsequent increment or each partial increment of

- fifty (50), plus one (1) guard per each additional floor. The Chief of Police may relax these staffing levels during daylight hours, or during hours in which the primary activity in the establishment is dining, if he determines that a lower level of security staffing is consistent with the protection of public health and safety. The attire of each security guard shall clearly indicate the guard's affiliation with the establishment by means of a pin, shirt, or other clearly-visible form of identification.
20. Restaurants with alcohol and entertainment in the DDED must be operated and maintained as bona fide eating places, making actual and substantial sales of meals, during at least one (1) full normal mealtime, at least five (5) days a week. Normal mealtimes are 6:00 a.m. - 9:00 a.m., 11:00 a.m. -2:00 p.m., and 6:00 p.m. - 9:00 p.m, or as defined in the Permittee's ABC license. Minors are only allowed on the premises during mealtime hours.
 21. Persons under eighteen (18) years of age shall not be permitted to enter nor permitted to remain on the premises after 10 p.m., unless accompanied by a parent or legal guardian.
 22. Permittee shall establish a program to discourage loitering and littering outside any of the entrance/exit doors at all times open for business.
 23. Permittee shall take steps to prevent patrons from loitering in the immediate area, littering or making excessive noise at the conclusion of each event and at closing time.
 24. Permittee shall not distribute, post or attach, and shall be responsible for ensuring that its promoters and or agents do not distribute, post or attach, advertising matter on public property or on any vehicle on public property.
 25. Any graffiti painted or marked upon the premises or on any adjacent area under the control of Permittee shall be removed or painted over within 24 hours of being applied.
 26. Permittee shall install and maintain a video surveillance system that monitors no less than the front and rear of the business with full view of the public right-of-ways and any parking lot under the control of the Permittee. The video system must be capable of delineating on playback the activity and physical features of persons and areas within the premises. Recordings shall be retained for a minimum of thirty (30) days and be accessible via the Internet by the Long Beach Police Department. A Public Internet Protocol (IP) address and user name/password is also required to allow the Long Beach Police Department to view live and recorded video from these cameras over the internet. All video security cameras shall be installed to the satisfaction of the Chief of Police, Director of Technology Services, and Director of Development Services. At the discretion of the Chief of Police, Permittee may be required to add additional video cameras.
 27. Insofar as is practicable, during the hours of operation, the front door of the establishment, or any door fronting on a public right of way, including an alley, shall remain closed at all times to minimize noise.
 28. Windows shall not be obscured by the placement of signs, including signs advertising alcoholic products, dark window tinting, shelving, racks or similar obstructions.
 29. Permittee shall install an alarm system at the exit doors.
 30. No publicly accessible telephones shall be maintained on the exterior of the premise. Any existing publicly accessible telephones shall be removed prior to the issuance of the permit.
 31. As a condition of any City approval, Permittee shall defend, indemnify and hold harmless the City of Long Beach, its agents, officers and employees from any claim, action or proceeding against the City of Long Beach or its agents, officers or employees to attack, set aside, void or annul the approval of the City concerning the processing of the permit or any action relating to or arising out of such approval. At the discretion of the City and

with the approval of the City Attorney, a deposit of funds by the permit applicant may be required in an amount sufficient to cover the anticipated litigation costs.

32. Permits may be administratively reviewed by the City within six (6) months from the date of issuance to monitor compliance with permit conditions.

TIERED CONDITIONS

Tiered Conditions. "Tiered Conditions" as set forth below consist of progressively more stringent regulations on entertainment and related activities in the DDED. By applying for an entertainment permit in the DDED, the applicant must agree to the conditions set forth below and must agree to waive a hearing if these conditions are applied. The City Council may add further conditions not listed here, or revoke the permit, if Permittee does not comply with the conditions imposed in this permit.

These conditions do not modify or limit in any way the authority of the Chief of Police to enforce Penal Code Section 415 (disturbing the peace) against any person, or of the Chief of Police or the Fire Marshal to immediately take action in the event of an imminent threat to public health or safety.

Tier 1 Conditions:

Permittee may have entertainment on the premises during the maximum hours permitted in the DDED, consistent with the conditions imposed in the entertainment permit, ABC requirements and with conditions imposed under a Conditional Use Permit (if applicable). As long as the primary requirements for safety and noise are met (Conditions 1-32), Permittee may choose the methods of meeting those requirements.

Noncompliance with Tier 1 conditions: When the City determines that Permittee has violated the terms of the permit, including Permittee's obligation to comply with all other laws and regulations, he or she may require Permittee to attend a meeting with the involved departments to address community concerns and discuss how the implementation of Tier 2 Conditions can be avoided.

Tier 2 Conditions:

A. Noise:

Following the receipt of three (3) or more noise complaints that require a response by the Police Department within a 30-day period and which are found to violate the noise standard prohibiting unreasonably loud sound fifty feet (50') from the perimeter of the premises, Permittee will be notified that his or her premises must comply with those Tier 2 Noise Conditions which the City determines are necessary to protect the public peace and to comply with the City's noise ordinance, from among the following list:

- i. Permittee must keep all doors and windows closed except while patrons are entering or exiting;
- ii. Permittees shall submit an acoustical study, performed by a qualified, certified acoustical engineer, hired by the applicant and acceptable to the City. The study shall be reviewed and confirmed by the Health Department and the Development Services Department. Based on the results of the acoustical study, appropriate mitigation measures may be required so that the noise emanating complies with the sound ordinance. Such measures

must be completed and approved by the City before outdoor amplified entertainment will be permitted. If the Permittee did not previously perform and submit such an acoustical study and mitigation measures, the Permittee shall do so. Once a Permittee has been notified of Tier 2 status, the Permittee can no longer qualify for a waiver pursuant to Paragraph 13.;

- iii. Sound and amplification equipment shall be monitored during business hours to ensure that audible noise remains at acceptable levels in accordance with Long Beach Municipal Code Chapter 8.80.;
- iv. No entertainment of any kind will be permitted after 1 a.m.;
- v. No outdoor entertainment of any kind (amplified or non-amplified) will be permitted after 10 p.m.;
- vi. No queue will be permitted after midnight. Any persons gathering outside the establishment shall be considered to be loitering.

B. Security/Public Safety:

For the purposes of this Section, an "incident" means a complaint or occurrence that requires a Police or Fire Marshal response to Permittee's premises due to Permittee's noncompliance with the terms and conditions of the Entertainment Permit. Following 3 or more incidents within a 3~day period, or a single incident involving violence, the Chief of Police or Fire Marshal may notify Permittee of additional measures and conditions to be implemented. These additional measures will be some or all of the following:

- i. Additional security personnel at hours determined necessary by the Chief of Police to prevent Permittee's operations from creating a public nuisance;
- ii. Additional security checks on incoming patrons;
- iii. No entertainment of any kind will be permitted after 1 a.m.;
- iv. No queue after midnight. Any persons gathering outside the establishment shall be considered to be loitering;
- v. Any additional measures deemed necessary by the Chief of Police or the Fire Marshall to protect health and safety.;
- vi. Upon the request of a Permittee who has been required to implement Tier 2 conditions, the Chief of Police, in consultation with the Fire Marshal and the Health Department, shall review Permittee's recent compliance history and determine whether some or all conditions can be returned to Tier 1 levels consistent with the protection of public health and safety.

Tier 3 Conditions:

The failure of a permittee to resolve noise and/or security/public safety issues as directed by the City within a period not to exceed thirty (30) days shall result in the implementation of Tier 3 conditions:

A. Noise:

- i. No outdoor entertainment of any kind will be permitted at any time;
- ii. Only Ambient Music will be permitted at any time OR Amplified Music will only be permitted until 10 p.m. any night;
- iii. All noise must be contained within the premises. No noise shall be audible outside the establishment;

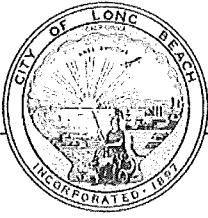
- iv. Implement Health Department recommendations to mitigate noise, including pre- and post-implementation monitoring data collected by a certified noise expert approved by the Health Department;

B. Security/Public Safety:

- i. Entertainment must cease not later than 10 p.m. on Sunday through Wednesday nights and no later than midnight on Thursday through Saturday nights. The Chief of Police is authorized to make adjustments of up to one (1) hour in these times to protect the public peace.
- ii. Permittee shall limit the queue outside the establishment to no more than twenty (20) people. There shall be no queue within two (2) hours of the lawful closing time. Any persons gathering outside the establishment shall be considered to be loitering.
- iii. Any additional measures determined necessary by the Chief of Police or the Fire Marshal may be imposed to protect health and safety.

If the City determines that Permittee has not modified his or her operations in compliance with Tier 3 conditions and Permittee continues to violate the terms and conditions of the Entertainment Permit, the City shall begin revocation or suspension proceedings. Permittee is entitled to a hearing to contest such revocation or suspension.

- II. In the event that any of the recommended conditions attached to any permit or license is in conflict, the permittee shall adhere to the strictest of the applicable conditions. In addition, please be advised that your permit is subject to administrative review every two years from the date this permit is issued. If grounds exist for revocation or suspension of the permit, a hearing will be held.



CITY OF LONG BEACH

DEPARTMENT OF FINANCIAL MANAGEMENT

333 West Ocean Boulevard 7th Floor • Long Beach, CA 90802 • (562) 570-6200 • Fax (562) 499-1097

SUMMARY OF APPLICATION FOR ENTERTAINMENT PERMIT

Attached for your review and action is an application for Green Apple Event Company Inc. DBA The Loft on Pine. Also, attached are reports from various departments stating their recommended disposition of the subject application. These are summarized as follows:

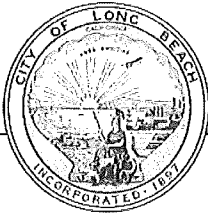
SUBMITTED FOR CITY COUNCIL ACTION

	<u>Without Concern</u>	<u>With Conditions</u>	<u>With Concerns</u>
Police Department		X	
Fire Prevention Bureau	X		
Health and Human Services Department/Noise Control		X	
Development Services Department	X		

Questions concerning the above may be directed to the following:

Police Department, Chief of Police	570-7301
Fire Department, Fire Prevention Bureau	570-2500
Health and Human Services Department, Noise Control.....	570-4130
Development Services Department.....	570-6623

Compiled by: Department of Financial Management
Business Services Bureau



CITY OF LONG BEACH

DEPARTMENT OF FINANCIAL MANAGEMENT

333 West Ocean Boulevard 7th Floor • Long Beach, CA 90802 • (562) 570-6200 • Fax (562) 499-1097

FIVE YEAR HISTORY OF BUSINESS ESTABLISHMENT 230 Pine Avenue

Green Apple Event Company Inc
DBA: The Loft on Pine
Lic # BS21801677
03/18 – Pending

Entertainment with Dancing

Green Apple Event Company Inc
DBA: The Loft on Pine
Lic # BU21428410
01/14 – Current

Hall Rental

Z-Gallerie Inc
DBA: Z-Gallerie
Lic # BU95028660
08/93 – 08/10

Retail Sales

Green Apple Event Company Inc
DBA: The Loft on Pine
230 Pine Avenue





CITY OF LONG BEACH BUSINESS LICENSE APPLICATION

Fourth Floor, City Hall
333 W. Ocean Boulevard, Long Beach, CA 90802

www.longbeach.gov
LBBIZ@LongBeach.gov
(562) 570-6211

OWNER/ENTITY NAME: Green Apple Event Company, Inc.
DRIVER'S LICENSE NO.
STATE
SOCIAL SECURITY NO.
HOME OCCUPATION: [] Y [] N

BUSINESS NAME (D.B.A.): The Loft on Pine, LLC
TYPE OF BUSINESS (BE SPECIFIC): Hall Rental- Events- Ent.
EMAIL: scb@theloftonpine.com

BUSINESS ADDRESS: 230 Pine Avenue
STREET:
CITY: Long Beach CA
STATE: CA
ZIP: 90802
AREA CODE/TELEPHONE: 562-528-8394

BILLING ADDRESS (if same write SAME): Same
STREET:
CITY:
STATE:
ZIP:
AREA CODE/TELEPHONE:

RESIDENCE ADDRESS (if same write SAME):
STREET:
CITY:
STATE:
ZIP:
AREA CODE/TELEPHONE:

LIST OF PRINCIPAL OFFICERS, MEMBERS, PARTNERS AND RESIDENTIAL ADDRESSES (IF MORE, PLEASE ATTACH A LIST)
Mary Lallande
TITLE: President
% OWNERSHIP: 50

M. Lawrence Lallande
TITLE: Secretary
% OWNERSHIP: 50

[] New Business [] Address Change [] Ownership Change [X] Secondary License
[] Sole Owner [] Partnership [X] Corporation [] L.L.P. [X] L.L.C.

BUSINESS OPERATIONAL INFORMATION
START DATE: 01/01/14
NO. OF EMPLOYEES: 6
NO. OF VEHICLES: 1
SALES & USE TAX (SELLER'S PERMIT) NO.:

DOES YOUR BUSINESS HAVE A CALIFORNIA STATE LICENSE? [] Y [] N
STATE LICENSE NO.:
CLASSIFICATION(S):
RENEWAL DATE:

HAVE YOU EVER HAD A BUSINESS LICENSE/PERMIT REVOKED OR SUSPENDED? [] Y [X] N
LICENSE/PERMIT NO.:
ISSUING AGENCY:
CLASSIFICATION & DATE OF SUSPENSION/REVOCAION:

Do you plan to sell or serve food? (Includes pre-packaged) [X] Y [] N
If serving food, how many seats?: Zero
Do you plan to sell or serve alcoholic beverages? [X] Y [] N
All Alcohol & Food is provided by third party vendor
ABC License number: Type:
Conditions Included: (If yes, please attach to application)
Will you offer massage, tanning, herbal therapy, escort or any other services that improve the health or well being of another? [] Y [X] N
Will you engage in fund raising? [] Y [X] N
Will you deal in coins, firearms, jewels or second-hand property? [] Y [X] N
Will you perform Parking Management? If so, please attach a detailed list of all activities? [] Y [X] N
Property Owner's Name: 20434 South Santa Fe Ave
Business sq. ft.: 25,000 Warehouse on site? [] Y [X] N
Do you: [] Own or [X] Rent/Lease your business property?
Will you manage or produce bio-hazardous materials or waste? [] Y [X] N
Will you have [X] Music [X] Dancing [X] Performers [] Adult Entertainment? Will you use, store, or transport chemicals (new or waste state)? [] Y [X] N

I understand that before I can operate my business in Long Beach, my establishment must comply with applicable City departmental laws and regulations completely and I must obtain a business license and all necessary Federal State and local permits or I will be in violation of L. B. M. C. Chapter 3.80. I declare that I am authorized to complete this application and that the information and statements provided are true and correct. SIGN and return this statement with your remittance. Make checks payable to City of Long Beach.
Signature: [Signature] Date: 3/15/18 PRINT NAME/TITLE: MARY LALLANDE / PRESIDENT

DO NOT WRITE BELOW THIS LINE
Inspection(s): [] Bldg [] Fire [] Health [] HazMat [] PD [] Other
Basic Tax
Employees # @ \$ =
Vehicles # @ \$ =
Other # @ \$ =
PIA
PIA Employees # @ \$ =
Regulatory
Investigation
Misc. Fees
Sub Total
Zoning
Building Review
Total
Prev Use: hall rental Exp. Date: 9/8/18
District:
CRT:
SIC:
NAICS:
Entered by: ML Date: 3/21/18
\$ 1,310.00
90.00
33.00
22.45
\$ 1,455.45
BY 21801677
Zoning Review
[] Y [] N [] N/A
By:
Date:
[] New construction [] Reuse
Zone:
Comments:



Accepted By: _____ Date: _____

Zoning Approval By: _____ Date: _____

APPLICATION FOR ENTERTAINMENT PERMIT

(Please Print All Information – Incomplete Applications Will Not Be Accepted)

Applicant's Name (Legal Ownership Structure): Green Apple Event Company, Inc.

Business Name (DBA): The Loft on Pine, LLC Business Phone: (562) 528-8394

Business Site Address: 230 Pine Avenue, Long Beach, CA 90802

Date Business Proposes To Open: Opened Dec. 2014

Days & Time Premises Are Open For Inspection: Most Mondays - Fridays: 9 am - 4 pm with Notice

Proposed Use(s):

Entertainment/Restaurant With Dancing Without Dancing Other (explain) Private Hall Rental

Entertainment/Tavern With Dancing Without Dancing

Entertainment/Retail Social Club Pool/Billiard Hall

Explain briefly the proposed use of the rooms within the building: Hall Rental / Offices

Contact Person(s) Name (authorized agent, manager, etc.): Shannon Bratton / Mary Lallande

Contact Person(s) Phone Number: (562) 528-8394 Contact Person(s) Email: seb@theloftonpine.com

Type of Organization:

- Corporation Partnership Individual Unincorporated Association or Club
- Trust LLC Other, explain: _____

OFFICE USE ONLY

Building Fire Health (Check Inspecting Department) Date Received: _____

Building/Location meets Department Requirements for the proposed use.

Building/Location meets Department Requirements for the proposed use subject to the following conditions:

Building/Location does not meet Department requirements for the proposed use.

Inspection Completed On (date): _____ By: _____

POLICE DEPARTMENT

Police Department finds no basis for denial Police Department finds basis for denial

Police Department finds no basis for denial with conditions

Conditions or Basis for Denial: _____

By: _____ Title: _____ Date: _____

GENERAL INFORMATION (All Applicants)

Principal place of business (if other than the address listed on page 1): Same

Fictitious business names(s) or dba(s) used: N/A

Place and date of filing fictitious business name statement: N/A

County(ies) in which fictitious name statement is (are) filed: N/A

Names and address of all agents and employees authorized to negotiate or otherwise represent individual in connection with any transaction with the City of Long Beach:

Mary Lallande

Shannon Bratton

Name and address of person (agent) authorized to accept service of process in California:

M. Lawrence Lallande: 232 Pine Avenue, Long Beach, CA 90802

State whether you are licensed by any governmental agency to engage in any business. If so, list each such license held, the city in which held, and expiration date thereof:

Yes; City of Long Beach; Business Type: Hall Rental; Expiration: 09/08/18; Account #BU21428410

Is this applicant a subsidiary of a present corporation or business? YES NO
If yes, explain:

How long has the corporation or business been in operation? September 2014

Is the location: Owned? Rented/Leased?

If Rented/Leased, state the name and address of property owners:

Name: Courtney Dubar // 20434 South Santa Fe Avenue, LLC

Address: P.O. Box 1267
Sunset Beach, CA 90742

IF APPLYING AS A CORPORATION

Check One Box: For-Profit Corporation Non-Profit Corporation

(If a Non-Profit Corporation, please attach copies of both State and federal Tax Exemption Certificates)

Name of Corporation: Green Apple Event Company, Inc.

Corporation Number: C3572198

Date and Place of Incorporation: May 17, 2013 / California

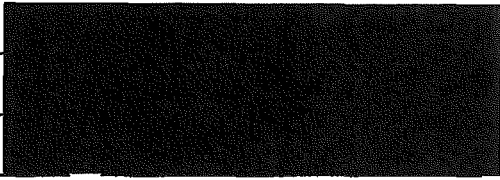
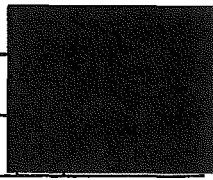
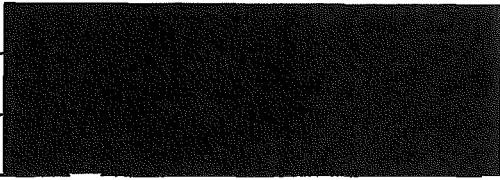
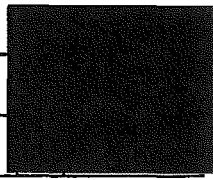
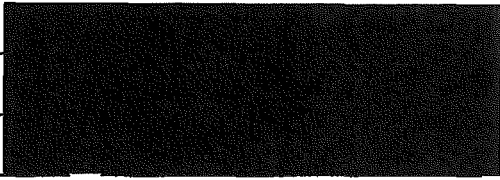
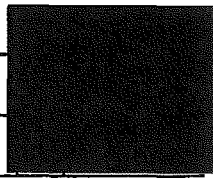
Location Headquarters: 228 Pine Ave. Long Beach, CA 90802

Federal Tax ID Number: 46-3404600

Seller's Permit Number: N/A

Please attach certified copies of *Articles of Incorporation and By-Laws*, and all amendments thereto this application.

Name and Residence Address of Corporation Officers (members of the executive board):

<u>Name</u>	<u>Title</u>	<u>Address</u>	<u>Telephone</u>
<u>Mary Lallande</u>	<u>President</u>		
<u>M. Lawrence Lallande</u>	<u>Secretary</u>		
<u>Shannon Bratton</u>	<u>CFO</u>		
_____	_____	_____	() _____

Numbers of shares issued by Corporation: 10,000

Number of share retained by Corporation: 990,000

Name and addresses of shareholders, if ten (10) or less state also the number and type of shares:

<u>Mary Lallande;</u>		<u>50 %</u>
<u>M. Lawrence Lallande;</u>		<u>50 %</u>

Name and address of agent for service of process designated by Corporation with the Secretary of State of California:

M. Lawrence Lallande; 232 Pine Ave., Long Beach, CA 90802

IF APPLYING AS A CORPORATION

• INFORMATION IS REQUESTED FOR POLICE DEPARTMENT IDENTIFICATION AND INVESTIGATION

CORPORATE OFFICER I

Name: Mary Lallande Title: President
Residence Address: [REDACTED] Phone: [REDACTED]
Business Address: 228 Pine Ave., Long Beach, CA 90802 Phone: 562-528-8394
Race: _____ Sex: [REDACTED] Hair: [REDACTED] Eyes: [REDACTED] Height: [REDACTED] Weight: [REDACTED]
Date of Birth (mm/dd/yyyy): [REDACTED] Place of Birth: [REDACTED]
Driver's License Number: [REDACTED] Issuing State: [REDACTED]

CORPORATE OFFICER II

Name: M. Lawrence Lallande Title: Secretary
Residence Address: [REDACTED] Phone: [REDACTED]
Business Address: 232 Pine Ave., Long Beach, CA 90802 Phone: 562-436-8800
Race: _____ Sex: [REDACTED] Hair: [REDACTED] Eyes: [REDACTED] Height: [REDACTED] Weight: [REDACTED]
Date of Birth (mm/dd/yyyy): [REDACTED] Place of Birth: [REDACTED]
Driver's License Number: [REDACTED] Issuing State: [REDACTED]

CORPORATE OFFICER III

Name: Shannon Bratton Title: Chief Financial Officer
Residence Address: [REDACTED] Phone: [REDACTED]
Business Address: 228 Pine Ave., Long Beach, CA 90802 Phone: 562-528-8394
Race: _____ Sex: [REDACTED] Hair: [REDACTED] Eyes: [REDACTED] Height: [REDACTED] Weight: [REDACTED]
Date of Birth (mm/dd/yyyy): [REDACTED] Place of Birth: [REDACTED]
Driver's License Number: [REDACTED] Issuing State: [REDACTED]

CORPORATE OFFICER IV

Name: _____ Title: _____
Residence Address: _____ Phone: _____
Business Address: _____ Phone: _____
Race: _____ Sex: _____ Hair: _____ Eyes: _____ Height: _____ Weight: _____
Date of Birth (mm/dd/yyyy): _____ Place of Birth: _____
Driver's License Number: _____ Issuing State: _____

GENERAL OPERATING CONDITIONS

Complete Each Question

ALCOHOL/FOOD/ADDITIONAL BUSINESSES

1. Will liquor be sold or consumed on the premises? YES NO

a. If Yes, complete the following box:

Check one box to indicate License Type

Alcohol Beverage Control License No. _____

Premises Type: (Club (restaurant) or Commercial (store))

On sale beer

Alcohol will be provided by third party vendors

On sale beer and wine

Alcohol will be provided by third party vendors

On sale distilled spirits

Alcohol will be provided by third party vendors

2. Is a bonafide-eating place provided on the premises? (*Bonafide eating place means a place which is regularly used for serving meals for compensation, which has suitable kitchen facilities containing conveniences for cooking an assortment of foods for ordinary meals other than fast foods, sandwiches or salads. The kitchen must contain proper refrigeration for food and must comply with all applicable regulations of the Health and Human Services Department.*)

YES NO

a. If yes, list types of food sold: _____

b. If no, list any products (such as snacks sold): _____

3. Are non-alcoholic beverages sold? YES NO

4. How many tables for seating? None

5. Are other types of businesses conducted on the premises? YES NO

a. If yes, list type(s): Law Firm on Third Floor

6. Are pool tables provided? YES NO

a. If yes, indicate number: _____

7. Is there a license for the pool table? YES NO

a. If yes, license number: _____

8. Are amusement machine(s) and/or jukebox(es) provided? YES NO

a. If yes, indicate number and type: _____ Amusement Machines _____ Jukebox(es)

9. Is there a license for the amusement machine(s) and/or jukebox(es)? YES NO

a. If yes, decal number(s): _____

10. Owner of machine(s) and/or jukebox(es):

Name: _____

Address: _____

Telephone No. () _____

GENERAL OPERATING CONDITIONS (continued)

Complete Each Question

SECURITY

11. Will security officers be provided? YES NO
a. If yes, number of security officers: Not specifically by TLOP and depends on event
12. Is any other type of security provided? YES NO
a. If yes, describe type of security: For events over 150 we require the client to hire
a third party security company

Days and hours security officers or other security will be provided (fill out completely):

Day	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
Hours of	Depends on Events scheduled						
Security	Depends on Events scheduled						

13. Will a private security firm be used? YES NO
a. If yes, provide the following information of the contracted security firm:
Name: _____ City Business License No.: _____
Address: _____ Telephone No.: () _____

ADMISSION and/or MEMBERSHIP FEES CHARGED

14. Will minors be allowed on the premises? YES NO
15. Will the premises be open to the general public? YES NO
16. Will an admission fee be charged? YES NO
a. If yes, fee schedule: _____
17. Is there a private area for exclusive use of members and their guests only? YES NO
a. If yes, types of membership fees: Every event is for the exclusive use of the client and their guests
18. Will guests of members pay an admission fee or other charges? YES NO
a. If yes, describe the fee schedule and other charges: _____

GENERAL OPERATING CONDITIONS (continued)

Complete Each Question

HOURS OF OPERATION

Establishment hours of operation by day (fill out completely):

Day	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
Open	No Established Hours						
Close							

PROXIMITY OF BUSINESSES AND RESIDENCES

19. Are there surrounding businesses? YES NO

a. What type? Commercial / Restaurants / Retail

20. Are there surrounding residences? YES NO

a. Approximately how close? Mix Use Apartment / Retail Complexes; 100 yards

PARKING FACILITIES AND ARRANGEMENTS

21. Is parking available? YES NO

a. If no, what is the street address of the off-premises parking facility? _____

b. Describe the business arrangement made with owner of the parking facility if not part of business premises. (Please attach a copy of parking contract or deed restriction) We are surrounded by City Parking

and The Promenade Lot is directly behind our building.

c. Days and hours parking facility will be available:

	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
From	24/7	24/7	24/7	24/7	24/7	24/7	24/7
To							

d. How many individual parking spaces (approximately)? 118 in The Promenade Lot

END OF GENERAL OPERATING CONDITIONS SECTION – PLEASE CONTINUE TO NEXT SECTION

ENTERTAINMENT FACILITY AND ACTIVITY

Entertainment - Restaurant Entertainment - Tavern (bar) Entertainment - Other

Does the Proposed Activity have:

- Outdoor Entertainment? Y N
- Dancing by patrons, guests, customers, participants, attendees? Y N
- Dancing by performers? Y N
- Live music by more than two (2) performers? Y N
- Amplified music (live)? Y N
- Amplified music (recorded)? Y N
- Disc Jockey? Y N
- Karaoke? Y N
- Adult Entertainment as defined by LBMC Section 21.15.110? Y N
- Adult Entertainment as defined by LBMC Section 5.72.115 (B)? Y N
- Will the establishment serve as a family pool/billiard hall as provided in Section 5.69.090 of the LBMC? Y N
- Any other type of entertainment not listed above? Y N

If yes, briefly describe the entertainment activity. _____

Describe entertainment by performers: Cultural Dancers for Certain Weddings

Dance Floor? Y N Stage? Y N

If yes, provide dimensions and type of material of dance floor. L _____ X W _____ = _____ sq ft.

If yes, provide dimensions and type of material of stage. L 38' W 8.5' H 18"

Describe floor material and surface type: Wood

Schedule of entertainment. Please provide days of the week and time of day. If entertainment is not provided the same days and times every week, please provide a detailed schedule of specific dates and times of entertainment. Attach an additional sheet if necessary: **(Fill Out Completely)**

Day	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday	Sunday
Entertainment Type	Mostly Weddings & Some Corporate Events						
Start Time	Earliest time it can start: around 8 am and latest it could end: around 2 am.						
End Time							

RELEASE FORM

The undersigned, on behalf of (applicant) Green Apple Event Company, Inc., hereby authorizes the City of Long Beach, by and through its appropriate officers, agents and employees to verify and confirm the information contained in this application, and to conduct such other investigations as may be reasonably required by the City of Long Beach, its officers, agents and employees for the purpose of determining the capability, fitness and capacity of:

(DBA) The Loft on Pine, LLC to obtain the entertainment permit.

The applicant by signing this application consents service of any notice required or provided for by the laws, rules, regulations, or ordinances of the City of Long Beach upon the person at the address designated in this application as the business address, will constitute sufficient and legal notice. Any change in the person or the address listed in the application may be made only in writing to the Director of Financial Management.

The applicant consents and agrees full compliance will be made with all applicable State laws and City ordinances governing the conduct of the particular type of business activity for which a business license or permit is requested. **The applicant by signing this application understands any incomplete or false information may constitute grounds for denial.**

I swear under penalty of perjury I have read the forgoing application and all information and statements made by the undersigned/applicant regarding this applicant are true and correct.




(SIGNATURE OR AUTHORIZED AGENT)

President

(TITLE)

03/15/18

(DATE)



DRIVER'S LICENSE OR ID CARD NUMBER



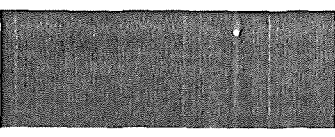
STATE

ACCEPTED BY (CITY STAFF)

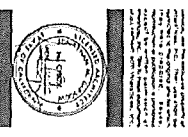
TITLE

DATE

www.intersticeslab.com
1325 Commercial Blvd #1
Long Beach, CA 90804
T 562.438.0438

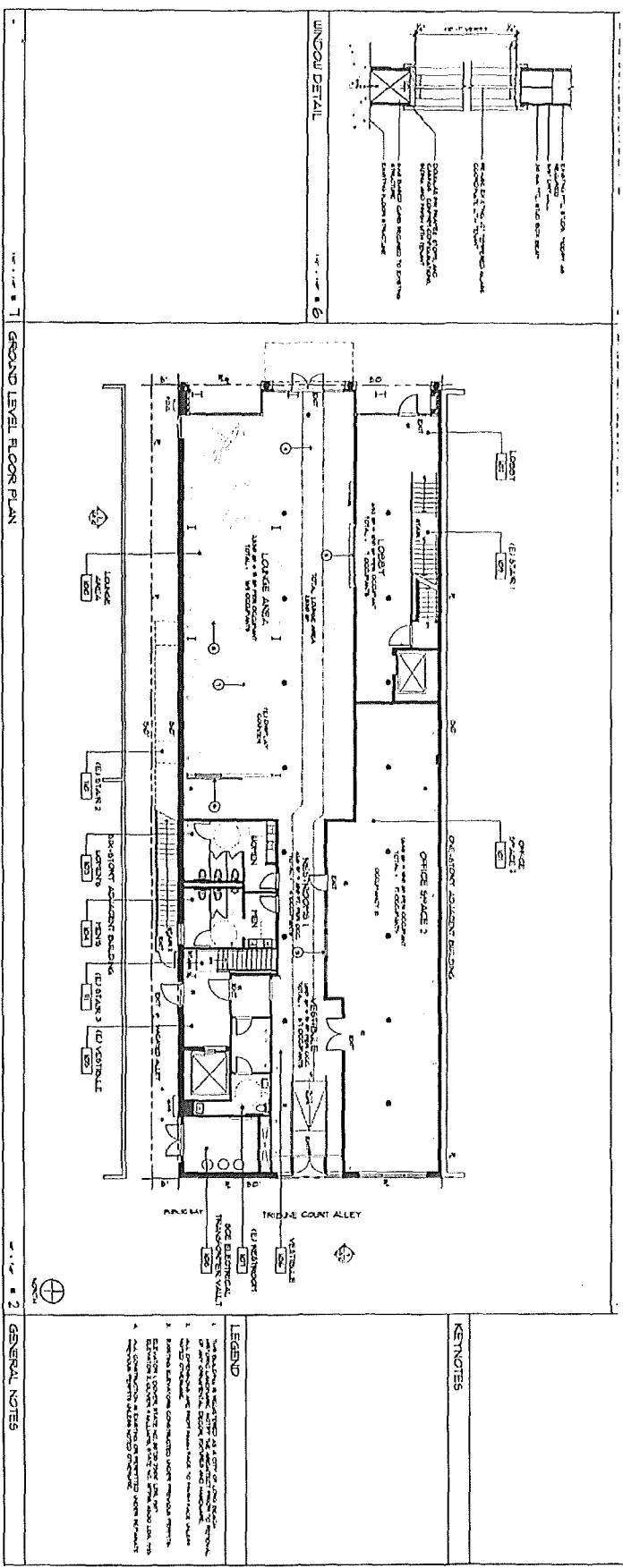


DATE:	11/15
BY:	DLB, BJA
CHECKED BY:	ESL, DLB
PROJECT:	230 PINE AVENUE
CLIENT:	230 PINE AVENUE
ARCHITECT:	INTERSTICES ARCHITECTURE



230 PINE AVENUE
INTERIOR TENANT MODIFICATIONS
230 PINE AVENUE
LONG BEACH, CALIFORNIA 90802

TAI.0



ANNUAL FIRE PERMIT
FF09111400

OCCUPANT LOAD

THIS ROOM OR AREA APPROVED FOR THE FOLLOWING USE(S) AND THE MAXIMUM NUMBER OF OCCUPANTS SHALL NOT EXCEED THAT SHOWN

THE LOFTON PINE
4TH FLOOR
230 PINE AVENUE
LONG BEACH, CA 90802

MAXIMUM OCCUPANCY LOAD:
TOTAL: 265

265

LOUNGE: 166

Date Issued: SEPTEMBER 2014

IN ACCORDANCE WITH
LONG BEACH FIRE DEPARTMENT
AND THE CALIFORNIA FIRE CODE
POST IN A CONSPICUOUS PLACE NEAR THE MAIN ENTRANCE/EXIT



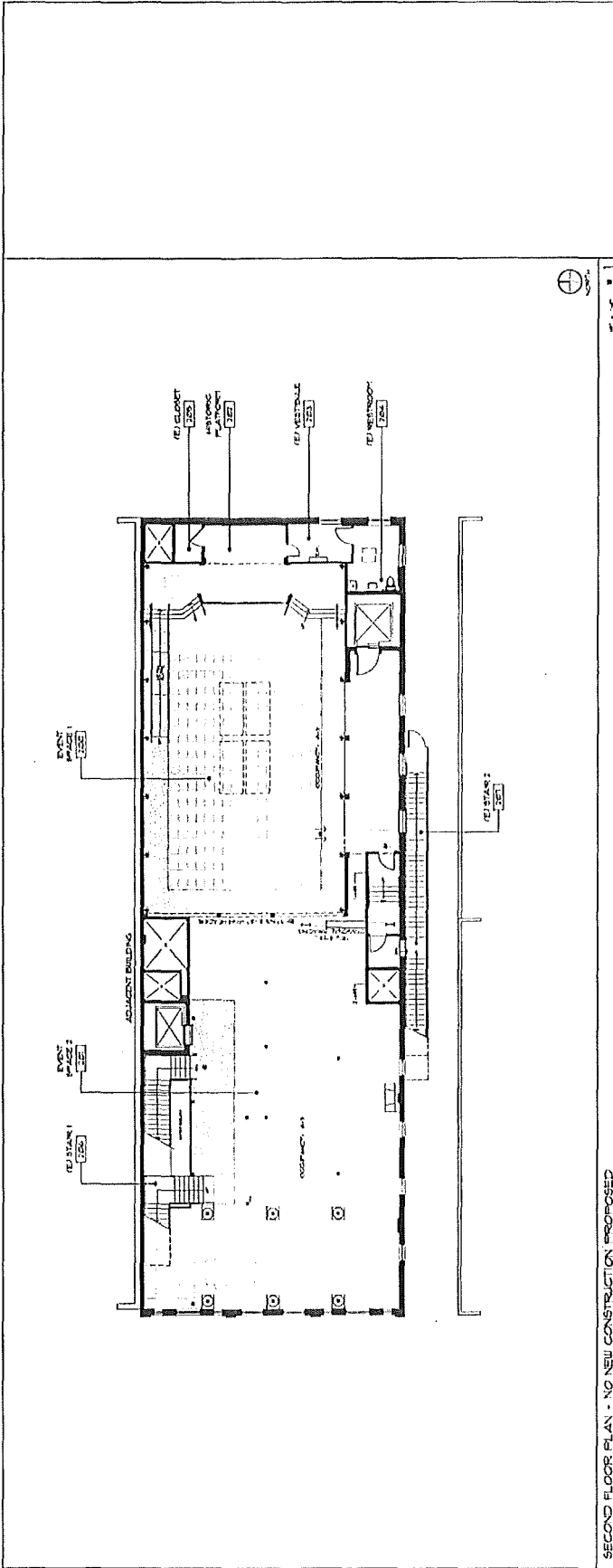


Project No: _____ Date: _____
 Client: _____
 Architect: _____
 Designer: _____
 Scale: _____
 Date: _____
 Project: _____



230 PINE AVENUE
 INTERIOR TENANT MODIFICATIONS
 230 PINE AVENUE
 LONG BEACH, CALIFORNIA 90802

TA1.1



SECOND FLOOR PLAN - NO NEW CONSTRUCTION PROPOSED

ANNUAL FIRE PERMIT
FP09111400

OCCUPANT LOAD

THIS ROOM OR AREA APPROVED FOR THE
FOLLOWING USE(S) AND THE MAXIMUM
NUMBER OF OCCUPANTS SHALL NOT
EXCEED THAT SHOWN

THE LOFT ON PINE
2ND FLOOR
230 PINE AVENUE
LONG BEACH, CA 90802

MAXIMUM OCCUPANCY LOAD:
TOTAL: 476

LOUNGE: 176
STAGE AREA W/ CHAIRS: 298

DATE ISSUED: SEPTEMBER 2014

476

IN ACCORDANCE WITH
LONG BEACH FIRE DEPARTMENT
AND THE CALIFORNIA FIRE CODE
POST IN A CONSPICUOUS PLACE NEAR THE MAIN ENTRANCE/EXIT



3572198

Articles of Incorporation

of

GREEN APPLE EVENT COMPANY, INC.

FILED
Secretary of State
State of California

MAY 17 2013

1 cc

[Handwritten initials]

I

The name of this corporation is: GREEN APPLE EVENT COMPANY, INC.

II

The purpose of this corporation is to engage in any lawful act or activity for which a corporation may be organized under the General Corporation Law of California other than the banking business, the trust company business or the practice of a profession permitted to be incorporated by the California Corporations Code.

III

The name in the State of California of this corporation's initial agent for service of process is: LALLANDE LAW, A PROFESSIONAL LAW CORPORATION.

IV

The street address and mailing address of this corporation is: 296 Granada Ave., Long Beach, California 90803.

V

This corporation is authorized to issue only one class of stock; the total number of which is \$100,000 and shall be designated as "common".

VI

The liability of the directors of this corporation for monetary damages shall be eliminated to the fullest extent permissible under California Law.


Mary Lallande, Incorporator

**RESTATED ARTICLES OF INCORPORATION
GREEN APPLE EVENT COMPANY, INC.**

The undersigned certify as follows:

1. They are the president and the secretary, respectively, of Green Apple Event Company, Inc., a California corporation.
2. The Articles of Incorporation of this corporation are amended and restated to read as follows:

CORPORATE NAME:

The name of the corporation is Green Apple Event Company, Inc.

CORPORATE PURPOSE:

The purpose of the corporation is to engage in any lawful act or activity for which a corporation may be organized under the General Corporation Law of California other than the banking business, the trust company business or the practice of a profession permitted to be incorporated by the California Corporations Code.

LIABILITY OF DIRECTORS:

The liability of directors of this corporation for monetary damages shall be eliminated to the fullest extent permissible under California law.

INDEMNIFICATION:

This corporation is authorized to indemnify its directors and officers to the fullest extent permissible under California law.

SERVICE OF PROCESS:

The initial agent to accept service of process is:
M. Lawrence Lallande, 19th Floor, 111 W. Ocean Blvd., Long Beach, CA 90802

CORPORATE ADDRESS:

The initial street address and initial mailing address of the corporation is:
19th Floor, 111 W. Ocean Blvd., Long Beach, CA 90802

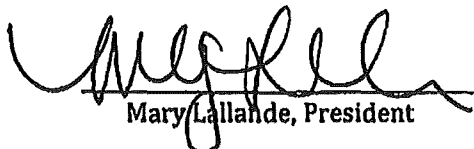
SHARES:

This corporation is authorized to issue only one class of shares of stock.
The total number of shares which this corporation is authorized to issue is 1,000,000.

3. The foregoing amendment and restatement of Articles of Incorporation has been duly approved by the board of directors.
4. The corporation has issued no shares.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

DATE: August 2, 2013


Mary Lallande, President


M. Lawrence Lallande, Secretary

LLC-1

Articles of Organization of a Limited Liability Company (LLC)

201322710199

To form a limited liability company in California, you can fill out this form, and submit for filing along with:

- A \$70 filing fee.
- A separate, non-refundable \$15 service fee also must be included, if you drop off the completed form or document.

Important! LLCs in California may have to pay a minimum \$800 yearly tax to the California Franchise Tax Board. For more information, go to https://www.ftb.ca.gov.

LLCs may not provide "professional services," as defined by California Corporations Code sections 13401(a) and 13401.3.

Note: Before submitting the completed form, you should consult with a private attorney for advice about your specific business needs.

FILED Secretary of State State of California

AUG 13 2013

This Space For Office Use Only

For questions about this form, go to www.sos.ca.gov/business/be/filing-tips.htm.

LLC Name

1 THE LOFT ON PINE LLC

Proposed LLC Name

The name must end with: "LLC," "L.L.C.," "Limited Liability Company," "Limited Liability Co.," "Ltd. Liability Co." or "Ltd. Liability Company;" and may not include: "bank," "trust," "trustee," "incorporated," "inc.," "corporation," or "corp.," "insurer," or "insurance company." For general entity name requirements and restrictions, go to www.sos.ca.gov/business/be/name-availability.htm.

Purpose

2 The purpose of the limited liability company is to engage in any lawful act or activity for which a limited liability company may be organized under the Beverly-Killea Limited Liability Company Act.

LLC Addresses

3 a. 111 W. OCEAN BLVD., 19th FLOOR LONG BEACH CA 90802
Initial Street Address of LLC City (no abbreviations) State Zip

b. Initial Mailing Address of LLC, if different from 3a City (no abbreviations) State Zip

Service of Process (List a California resident or an active 1505 corporation in California that agrees to be your initial agent to accept service of process in case your LLC is sued. You may list any adult who lives in California. You may not list an LLC as the agent. Do not list an address if the agent is a 1505 corporation.)

4 a. M. LAWRENCE LALLANDE
Agent's Name

b. 111 W. OCEAN BLVD., 19th FLOOR LONG BEACH CA 90802
Agent's Street Address (if agent is not a corporation) City (no abbreviations) State Zip

Management (Check only one.)

- 5 The LLC will be managed by:
[checked] One Manager [] More Than One Manager [] All Limited Liability Company Member(s)

This form must be signed by each organizer. If you need more space, attach extra pages that are 1-sided and on standard letter-sized paper (8 1/2" x 11"). All attachments are made part of these articles of organization.

Organizer - Sign here

MARY LALLANDE
Print your name here

Make check/money order payable to: Secretary of State
Upon filing, we will return one (1) uncertified copy of your filed document for free, and will certify the copy upon request and payment of a \$5 certification fee.

By Mail
Secretary of State
Business Entities, P.O. Box 944228
Sacramento, CA 94244-2280

Drop-Off
Secretary of State
1500 11th Street., 3rd Floor
Sacramento, CA 95814



State of California
Secretary of State

L

STATEMENT OF INFORMATION
(Limited Liability Company)

83

FILED
Secretary of State
State of California
SEP 08 2015

Filing Fee \$20.00. If this is an amendment, see instructions.

CAX

IMPORTANT — READ INSTRUCTIONS BEFORE COMPLETING THIS FORM

1. LIMITED LIABILITY COMPANY NAME
The Loft on Pine, LLC

21.50/20/PC
This Space For Filing Use Only

File Number and State or Place of Organization

2. SECRETARY OF STATE FILE NUMBER 201322710199

3. STATE OR PLACE OF ORGANIZATION (If formed outside of California)
California

No Change Statement

4. If there have been any changes to the information contained in the last Statement of Information filed with the California Secretary of State, or no Statement of Information has been previously filed, this form must be completed in its entirety.

If there has been no change in any of the information contained in the last Statement of Information filed with the California Secretary of State, check the box and proceed to Item 15.

Complete Addresses for the Following (Do not abbreviate the name of the city. Items 5 and 7 cannot be P.O. Boxes.)

5. STREET ADDRESS OF PRINCIPAL OFFICE	CITY	STATE	ZIP CODE
230 Pine Avenue	Long Beach	CA	90802

6. MAILING ADDRESS OF LLC, IF DIFFERENT THAN ITEM 5	CITY	STATE	ZIP CODE
---	------	-------	----------

7. STREET ADDRESS OF CALIFORNIA OFFICE	CITY	STATE	ZIP CODE
230 Pine Avenue	Long Beach	CA	90802

Name and Complete Address of the Chief Executive Officer, If Any

8. NAME	ADDRESS	CITY	STATE	ZIP CODE
---------	---------	------	-------	----------

Name and Complete Address of Any Manager or Managers, or if None Have Been Appointed or Elected, Provide the Name and Address of Each Member (Attach additional pages, if necessary.)

9. NAME	ADDRESS	CITY	STATE	ZIP CODE
Mary Lallande	230 Pine Avenue	Long Beach	CA	90802

10. NAME	ADDRESS	CITY	STATE	ZIP CODE
----------	---------	------	-------	----------

11. NAME	ADDRESS	CITY	STATE	ZIP CODE
----------	---------	------	-------	----------

Agent for Service of Process If the agent is an individual, the agent must reside in California and Item 13 must be completed with a California address, a P.O. Box is not acceptable. If the agent is a corporation, the agent must have on file with the California Secretary of State a certificate pursuant to California Corporations Code section 1505 and Item 13 must be left blank.

12. NAME OF AGENT FOR SERVICE OF PROCESS
M. Lawrence Lallande

13. STREET ADDRESS OF AGENT FOR SERVICE OF PROCESS IN CALIFORNIA, IF AN INDIVIDUAL	CITY	STATE	ZIP CODE
232 Pine Avenue	Long Beach	CA	90802

Type of Business

14. DESCRIBE THE TYPE OF BUSINESS OF THE LIMITED LIABILITY COMPANY

Special Events

15. THE INFORMATION CONTAINED HEREIN, INCLUDING ANY ATTACHMENTS, IS TRUE AND CORRECT.

09/01/2015

Shannon Bratton

Administrator

[Signature]
SIGNATURE

DATE

TYPE OR PRINT NAME OF PERSON COMPLETING THE FORM

TITLE

SIGNATURE



9/10/2018 09:42

INFORMATION - LICENSE # BS21801677

License Type BS
Application Type Secondary Business License
Description
Primary Applicant
Primary Applicant GREEN APPLE EVENT COMPANY INC
Last Name
Address 230 PINE AVE LONG BEACH CA 90802
Location
 License is Pending.
 Current milestone is Council Approval.
 Current unpaid amount of \$0.00.
 Account: BS21801677

License Description

Status Dates

Processed Date 3/21/2018 10:46
by Nadia Lopez
Start Date 1/1/2014 00:00
by Nadia Lopez
Inactive Date
by
Last Renewal
by
Next Renewal
Expires
Grace Exp
End Date

License Description

Property Type COM
License Category 300518
Business Name GREEN APPLE EVENT COMPANY INC
DBA Name THE LOFT ON PINE LLC
 Detailed Description of Business Activities
 ENTERTAINMENT W/ DANCING
Application Reason NEWLICENSE
Description Entertainment With Dancing (No Alcohol)

License Details

(Tab Not Loaded)

Endorsements

(Tab Not Loaded)

Reviews

Record Results

Reviews

Review #	Review Type	#	Add Date	Result	Comments	Result By	Completed	Completed By	Review Description	Started	Started By
49929	BUSLIC	1	3/21/2018	APPROVED		EMARMST	8/31/2018 10:48	EMARMST	Business License		
49931	BUILDING	1	3/21/2018	APPROVED	Existing site at 230 Pine Ave. was 2-story with a basement of masonry	TAVU	5/17/2018 14:37	TAVU	Building Dept Review		

				building as office and lounge uses under building permit BRMD161836 (no dancing shown on plans at city laserfiche). Require architectural plans with load calculations and egress/exit study for added dancing for building/fire reviews and approval. ** Building review was approved with the same previous approved max. occupant loads, and limited dancing area to related event, 8/31/18 **							
49932	FIRE	1	3/21/2018	INSPECT		SYSTEM	3/21/2018 11:00			Fire Dept Review	6.
49933	HEALTH	1	3/21/2018	INSPECT		SYSTEM	3/21/2018 11:00			Health Dept Review	6.
49934	POLICE	1	3/21/2018	APPRWCOND	Conditions on attached memo.	SYSTEM	5/22/2018 13:26	JEARZOL		Police Dept Review	6.
49935	PLANNING	1	3/21/2018	APPROVED		JORAMIR	5/21/2018 14:36	JORAMIR		Planning Dept Review	5.
55975	COUNCIL	1	8/31/2018							Council	
55976	HEARINGPRE	1	8/31/2018							Hearing Prep	

Inspections

Record Results

Inspections

Add Date	Inspection #	Inspection Type	Inspection Description	#	Result	Comments	Resulted By	Completed	Call	Due Date	Time Preference	As To
5/21/2018	66406	FIRE	Fire	1	APPROVED		dazine	5/24/2018 08:39		8/13/2018 00:00		JAFI
5/21/2018	66407	HEALTH	Health	1	APPROVED	ENTERTAINMENT LICENSE APPROVED PROVIDED ALL PROVISIONS OF THE CITY'S NOISE ORDINANCE, LONG BEACH MUNICIPAL CODE 8.80, ARE ABIDED BY.	MIYAMAD	5/24/2018 08:39		8/13/2018 00:00		MIY.
5/21/2018	66408	POLICE	Police	1	APPRWCOND		JEARZOL	5/22/2018 13:27				

Periodic Inspection Schedules

(No Data)

Conditions

(Tab Not Loaded)

Fees

(Tab Not Loaded)

Applicants

(Tab Not Loaded)

Sites

(Tab Not Loaded)

Employees

(Tab Not Loaded)

Related Records

(Tab Not Loaded)

Logs (Tab Not Loaded)
Attachments (Tab Not Loaded)



Date: May 21, 2018
To: Sandy Palmer, Acting Bureau Manager, Business Services Bureau
From: Robert G. Luna, Chief of Police *R. Luna*
Subject: **APPLICATION FOR AN ENTERTAINMENT WITH DANCING PERMIT AT THE LOFT ON PINE – 230 PINE AVENUE**

In response to your request for a recommendation regarding the above-named permit application for Entertainment with Dancing, the Police Department recommends **approval** of an Entertainment with Dancing Permit, subject to the following conditions:

The Loft on Pine is a private hall rental located in the Downtown Entertainment District. The business is owned and operated by Mary Lallande, which also owns The Modern. The building was built in 1903 and was originally Z Gallerie. The Loft on Pine encompasses four floors: The Bridal Suite on the 3rd floor, the Great Hall and Loft on the 2nd floor, the Gallerie and restrooms on the 1st floor, and the Groom's Room in the basement. The capacity for a ceremony & reception is 225, reception 325 and standing cocktail party 450. The location does not have a valid Alcoholic Beverage Control license. Third party vendors provide all alcohol and food.

On March 15, 2018, Green Apple Event Company, Incorporated applied for an entertainment with dancing permit requesting dancing by patrons, dancing by performers, live music by more than two performers, amplified music (live), amplified music (recorded), and a disc jockey. The entertainment is for mostly weddings and some corporate events. The hours of entertainment will be Monday through Sunday, 8:00 a.m. to 2:00 a.m.

Based upon the crime analysis, Vice Section's investigation and the South Division Patrol Commander's recommendation, the Long Beach Police Department has determined the public peace, safety and welfare would not be adversely impacted by the issuance of this permit, provided the appropriate conditions are imposed and observed by the applicant. The Police Department recommends approval of an Entertainment with Dancing Permit.

CONDITIONS OF OPERATION

- 1) The operation of the establishment shall be limited to those activities and elements expressly indicated on the permit application and approved by the City Council. Any change in the operation, which exceeds the conditions of the approved permit, will require that a new permit application be submitted to the City Council for its review and approval.

Entertainment with Dancing Permit
The Loft on Pine
230 Pine Avenue
Page 2

- 2) Unless separately applied for, reviewed, and approved, no adult entertainment, as defined by Section 21.15.110 LBMC, shall be conducted on the permitted premises.
- 3) Entertainment activities, as indicated on Page 9 of your Entertainment Application shall be restricted to Monday through Sunday, 8:00 a.m. to 2:00 a.m.
- 4) The establishment shall remain in compliance with all sections of the Long Beach Noise Ordinance (LBMC Chapter 8.80).
- 5) The permittee shall not allow employees to discard trash or beer bottles into the outside dumpster between the hours of 10:00 p.m. and 7:00 a.m.
- 6) The permittee shall be responsible for maintaining free of litter the premises and the area adjacent to the licensed premises, over which he has control.
- 7) The permittee must provide all renters with a copy of the approved permit, which shall include a copy of the approved conditions of operation.
- 8) It shall be left to the permittee's discretion to determine the level of security necessary to prevent the violations of law and any other disturbances arising out of or in connection with its business operations. Should the permittee's operations give rise to a substantial increase in complaints/calls for service, the permittee shall increase security as directed by the Chief of Police.
- 9) The permittee shall not convert the hall rental, or any portion thereof, into a public dance/night club. All entertainment activities shall be restricted to private gatherings. The permittee shall not allow anyone to rent the hall for the purpose of holding a concert, dance, or disc jockey event, which is open to the public.
- 10) If any trash, noise, or disturbance complaints are located in the parking lots and/or surrounding area of the business can be attributed to the operation of said business, the Long Beach Police Department can determine and impose requirements for security officer(s) to routinely monitor and handle these problems.
- 11) Current occupancy loads shall be posted at all times, and the permittee shall have an effective system to keep count of the number of occupants present at any given time. This information shall be provided to public safety personnel upon request.
- 12) The permittee agrees to reimburse the City of Long Beach whenever excessive police services, as determined by the Chief of Police, are required as the result of any incident or nuisance arising out of, or in connection with the permittee's operations.

Entertainment with Dancing Permit
The Loft on Pine
230 Pine Avenue
Page 3

- 13) Alcoholic beverages shall not be sold on the premises without a valid license issued by the Alcoholic Beverage Control.
- 14) The Loft on Pine, or its agents, shall not distribute any advertising matter such as signs, posters, or promotional cards, in or upon any public property, any vehicle or in any other such place in the City of Long Beach. Distribution of any advertising matter upon private property shall adhere to the following guidelines: By placing the same matter in a receptacle, clip, or other device designed or intended to receive advertising matter. The permittee shall keep all promoter contracts, including names, addresses, and phone numbers, on file at all times, and be available for inspection at any time.
- 15) The permittee shall maintain full compliance with all applicable laws, ordinances, and stated conditions. In the event of a conflict between the requirements of this permit and your conditional use permit, the more stringent regulation shall apply.
- 16) The permittee shall be responsible for installing and maintaining a video surveillance system that monitors no less than the front and rear of the business, with full view of the public right-of-way's, and any parking lot under the control of the permittee. These cameras shall record video for a minimum of 30 days and be accessible via the Internet by the Long Beach Police Department. A Public Internet Protocol (IP) address and user name/password is also required to allow the Long Beach Police Department to view live and recorded video from these cameras over the internet. All video security cameras shall be installed to the satisfaction of the Chief of Police, Director of Technology Services, and Director of Development Services. At the discretion of the Chief of Police, the permittee may be required to add additional video cameras
- 17) Any graffiti painted or marked upon the premises, or on any adjacent area under the control of the permittee shall be removed or painted over within 24 hours of being applied.



Date: May 21, 2018
To: Robert G. Luna, Chief of Police
From: Richard Conant, Deputy Chief, Investigations Bureau
Subject: **APPLICATION FOR AN ENTERTAINMENT WITH DANCING PERMIT AT THE LOFT ON PINE – 230 PINE AVENUE**

The Police Department recommends **approval** of the application for an Entertainment with Dancing Permit, at Green Apple Event Company, Incorporated, dba The Loft on Pine located at 230 Pine Avenue, subject to the conditions provided in the attached memorandum.

Background

The Loft on Pine is a private hall rental located in the Downtown Entertainment District. The business is owned and operated by Mary Lallande, which also owns The Modern. The building was built in 1903 and was originally Z Gallerie. The Loft on Pine encompasses four floors: The Bridal Suite on the 3rd floor, the Great Hall and Loft on the 2nd floor, the Gallerie and restrooms on the 1st floor, and the Groom's Room in the basement. The capacity for a ceremony & reception is 225, reception 325 and standing cocktail party 450. The location does not have a valid Alcoholic Beverage Control license. Third party vendors provide all alcohol and food.

Crime Analysis

As part of the investigation, Vice detectives examined calls for service, crime reports, and arrests for a two-year period from March 15, 2016 to March 15, 2018. The report shows there have been three calls for service, no crime reports, and no arrests attributable to the business.

Vice Investigations

As part of this investigation, Vice Detectives went to the location and observed no residence within 100 feet.

Vice detectives met with the owner at the establishment. They discussed the proposed entertainment activities, where entertainment activities will take place and the conditions the Police Department will recommend for the Entertainment with Dancing Permit.

Vice Detectives did not visit the location is an undercover capacity.

Patrol Division

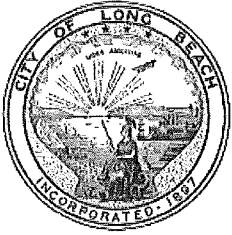
South Division Patrol Commander Michael Lewis was contacted for an opinion regarding the issuance of this permit. He advised there have not been any issues of concern with this location. Commander Lewis does not foresee the approval of an entertainment permit having a negative impact on patrol resources and recommends approval of an Entertainment with Dancing Permit at The Loft on Pine so long as the appropriate conditions are in place.

Recommendation

Based upon the crime analysis, Vice Section's investigation, and the South Division Patrol Commander's recommendation, the Long Beach Police Department has determined the public peace, safety, and welfare would not be adversely impacted by the issuance of this permit, provided the appropriate conditions are imposed and observed by the applicant.

The Police Department recommends approval of an Entertainment with Dancing Permit.

RC:JJA;jja
AppvlTheLoft



December 11, 2018

**Supplemental Attachments
To October 9, 2018 Continued Hearing**

DOWNTOWN DINING & ENTERTAINMENT DISTRICT (DDED)
REQUEST FOR WAIVER OF ACOUSTICAL STUDY

(Please print in blue or black ink)

Pursuant to LBMC 5.72.200, applicants for new entertainment permits in the DDED must cause an acoustical study to be prepared by a qualified, certified acoustical engineer, hired by the applicant and acceptable to the City, which shall demonstrate the sound emanating from the applicant's establishment meets the sound standards described in LBMC Chapter 8.80. An applicant may be eligible to request a waiver of the acoustical study if the applicant meets one of the following criteria:

- A. The location had an entertainment permit, and no more than twelve (12) months have elapsed since the permitted entertainment at that location ceased; or
- B. There is verifiable evidence that best sound mitigation practices were used in the construction or retrofitting of the location.

To initiate a waiver review, complete this form in its entirety and submit to lbbiz@longbeach.gov. Failure to provide all the information requested will delay the processing of your request.

Business Information	
LEGAL BUSINESS NAME (CORPORATION/LLC/PARTNERSHIP/ASSOCIATION/SOLE PROPRIETOR): Green Apple Event Company, Inc./ The Loft on Pine, LLC	PERMIT APPLICATION NUMBER: 21801677 BS _____
BUSINESS PHONE: 562-528-8394	BUSINESS EMAIL: scb@theloftonpine.com
BUSINESS SITE ADDRESS: 230 Pine Avenue, Long Beach, CA 90802	
Basis for Request	
<input type="checkbox"/> The location had an entertainment permit, and no more than twelve (12) months have elapsed since the permitted entertainment ceased at that location	
<input checked="" type="checkbox"/> There is verifiable evidence (can be tested or proven) that best sound mitigation practices were used in the construction or retrofitting of the location (i.e. wall materials, acoustical architectural design, barriers). Please attach any documentation to support this evidence with this request.	
Oath	
I hereby declare under penalty of perjury the information contained within and attached to this request is complete, true, and accurate.	
Request Submitted by (Print Name): Shannon Bratton	
Signature: 	Date: October 24, 2018
****FOR OFFICE USE ONLY****	
Request Approved or Denied? Approved Denied	
Approved By <u>DDED sound study committee</u>	Signature  Date <u>10/24/2018</u>



Date: October 24, 2018
To: Brett Yakus, Business Services Officer
From: Emily Armstrong, Business Services Administrative Analyst
Subject: **APPROVAL OF REQUEST FOR WAIVER OF DDED ACOUSTICAL STUDY FOR GREEN APPLE EVENT COMPANY, INC. DBA THE LOFT ON PINE**

Attached is a request from Green Apple Event Company, Inc., dba The Loft on Pine located at 230 Pine Avenue for a waiver of the acoustical study pursuant to the Downtown Dining and Entertainment District (DDED) Ordinance (LBMC 5.72.200(B)). The applicant is eligible for a waiver due to verifiable evidence that the best sound mitigation practices were used in the construction or retrofitting of the location. In 2013, the building was retrofitted through the construction of new doors and additional walls which limited sound from escaping the premises.

As members of the committee, you shall consider, but are not limited to, the following criteria in determining if an acoustical study waiver is appropriate for the location:

- The previous use of the location;
- The history of sound-related complaints and violations at the location;
- The proximity to residential development; and
- The age and condition of the building, including sound mitigation efforts.

After evaluating these criteria, please sign this memorandum indicating your approval or denial for a waiver of the DDED acoustical study and forward this memorandum back to my office.


If you have any questions concerning this matter, please contact me directly at extension 8-6649 or by email at emily.armstrong@longbeach.gov.

- I approve the waiver of the acoustical study
 I deny the waiver of the acoustical study

Signature: _____

A large, stylized handwritten signature in black ink, appearing to read "Brett Yakus", written over a horizontal line.



Date: October 24, 2018
To: Nelson Kerr, Environmental Health Bureau Manager 
From: Emily Armstrong, Business Services Administrative Analyst
Subject: **APPROVAL OF REQUEST FOR WAIVER OF DDED ACOUSTICAL STUDY FOR GREEN APPLE EVENT COMPANY, INC. DBA THE LOFT ON PINE**

Attached is a request from Green Apple Event Company, Inc., dba The Loft on Pine located at 230 Pine Avenue for a waiver of the acoustical study pursuant to the Downtown Dining and Entertainment District (DDED) Ordinance (LBMC 5.72.200(B)). The applicant is eligible for a waiver due to verifiable evidence that the best sound mitigation practices were used in the construction or retrofitting of the location. In 2013, the building was retrofitted through the construction of new doors and additional walls which limited sound from escaping the premises.

As members of the committee, you shall consider, but are not limited to, the following criteria in determining if an acoustical study waiver is appropriate for the location:

- The previous use of the location;
- The history of sound-related complaints and violations at the location;
- The proximity to residential development; and
- The age and condition of the building, including sound mitigation efforts.

After evaluating these criteria, please sign this memorandum indicating your approval or denial for a waiver of the DDED acoustical study and forward this memorandum back to my office.

If you have any questions concerning this matter, please contact me directly at extension 8-6649 or by email at emily.armstrong@longbeach.gov.

I approve the waiver of the acoustical study

I deny the waiver of the acoustical study

Signature: 



Date: October 24, 2018
To: David Khorram, Superintendent of Building and Safety
From: Emily Armstrong, Business Services Administrative Analyst
Subject: **APPROVAL OF REQUEST FOR WAIVER OF DDED ACOUSTICAL STUDY FOR GREEN APPLE EVENT COMPANY, INC. DBA THE LOFT ON PINE**

Attached is a request from Green Apple Event Company, Inc., dba The Loft on Pine located at 230 Pine Avenue for a waiver of the acoustical study pursuant to the Downtown Dining and Entertainment District (DDED) Ordinance (LBMC 5.72.200(B)). The applicant is eligible for a waiver due to verifiable evidence that the best sound mitigation practices were used in the construction or retrofitting of the location. In 2013, the building was retrofitted through the construction of new doors and additional walls which limited sound from escaping the premises.

As members of the committee, you shall consider, but are not limited to, the following criteria in determining if an acoustical study waiver is appropriate for the location:

- The previous use of the location;
- The history of sound-related complaints and violations at the location;
- The proximity to residential development; and
- The age and condition of the building, including sound mitigation efforts.

After evaluating these criteria, please sign this memorandum indicating your approval or denial for a waiver of the DDED acoustical study and forward this memorandum back to my office.

If you have any questions concerning this matter, please contact me directly at extension 8-6649 or by email at emily.armstrong@longbeach.gov.

- I approve the waiver of the acoustical study
 I deny the waiver of the acoustical study

Signature: 



CITY OF LONG BEACH

DEPARTMENT OF FINANCIAL MANAGEMENT
BUSINESS SERVICES BUREAU

333 West Ocean Boulevard 7th Floor • Long Beach, CA 90802 • (562) 570-6211

November 8, 2018

Green Apple Event Company
DBA: The Loft on Pine LLC
230 Pine Ave
Long Beach, CA 90802

Dear Applicant:

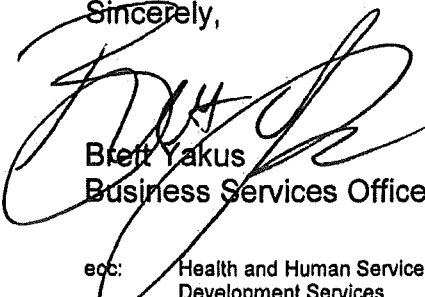
The City of Long Beach Business Services Bureau has received your request for a waiver of the acoustical study on your entertainment with dancing application for Green Apple Event Company dba The Loft on Pine located at 230 Pine Avenue, Long Beach, CA 90802. The Downtown Dining and Entertainment District (DDED) Committee has reviewed your request for an acoustical study waiver and has determined that the waiver shall be **GRANTED**.

In the review of the request for an acoustical study, the DDED Committee considered the previous use of the location, the history of sound-related complaints and violations at the location, the proximity to residential development and the age and condition of the building, including sound mitigation efforts. The DDED Committee determined that the building met the requirements for an acoustical study waiver.

The hearing on your application for entertainment with dancing by patrons and performers has been continued to Tuesday, December 11, 2018, at 5:00 p.m. in the City Council Chambers, City Hall, 333 West Ocean Blvd., Long Beach, CA 90802.

If you have any questions, please contact Emily Armstrong, Administrative Analyst, at 562-570-6649 or by email at emily.armstrong@longbeach.gov.

Sincerely,



Brett Yakus
Business Services Officer

ecc: Health and Human Services
Development Services