



OUTDOOR DINING TASK FORCE MEETING

JULY 25, 2023



AGENDA

- Roll Call
- Approval of Minutes
- Program Scope
- Required Amendments
- Public Comments
- Task Force Discussions



PROGRAM SCOPE

◦ Business Uses

- Eating/Drinking
- Retail and other

◦ Public Right-of-Way

- On-street
- Sidewalks
- Walk streets

◦ Focus Areas

- Downtown/North End
- City-wide

◦ Private Property

- Parking lot
- (E) Open space
- 2fl deck



BUSINESS USE CLASSIFICATIONS

MBMC Section 10.08.050

(Commercial use classifications)

- Eating/Drinking Establishment
- Food and Beverage Sales
- Personal Improvement Services
- Personal Services
- Retail



BUSINESS USE CLASSIFICATIONS

- Eating/Drinking Establishment

Businesses serving prepared food or beverages for consumption on or off the premises

>> Eligible for outdoor dining program

- Food and Beverage Sales

- Retail sales of food and beverages for off-site preparation and consumption

- On-site preparation/consumption with incidental seating (Max. 4): Up to 300ft² or 10% of total area

>> Likely benefit from shared on-street decks/bulb outs



BUSINESS USES / FOCUS AREAS

- Temporary Program

- No. of participating establishments per area and type

Area	Downtown (DT)			North End (NE)			Non-DT and NE			Total
	S	D	P	S	D	P	S	D	P	
Eating/ Drinking	13	21	3	4	2				4	47
Retail	2									2
Other**									3	3
Total	39			6			7			52

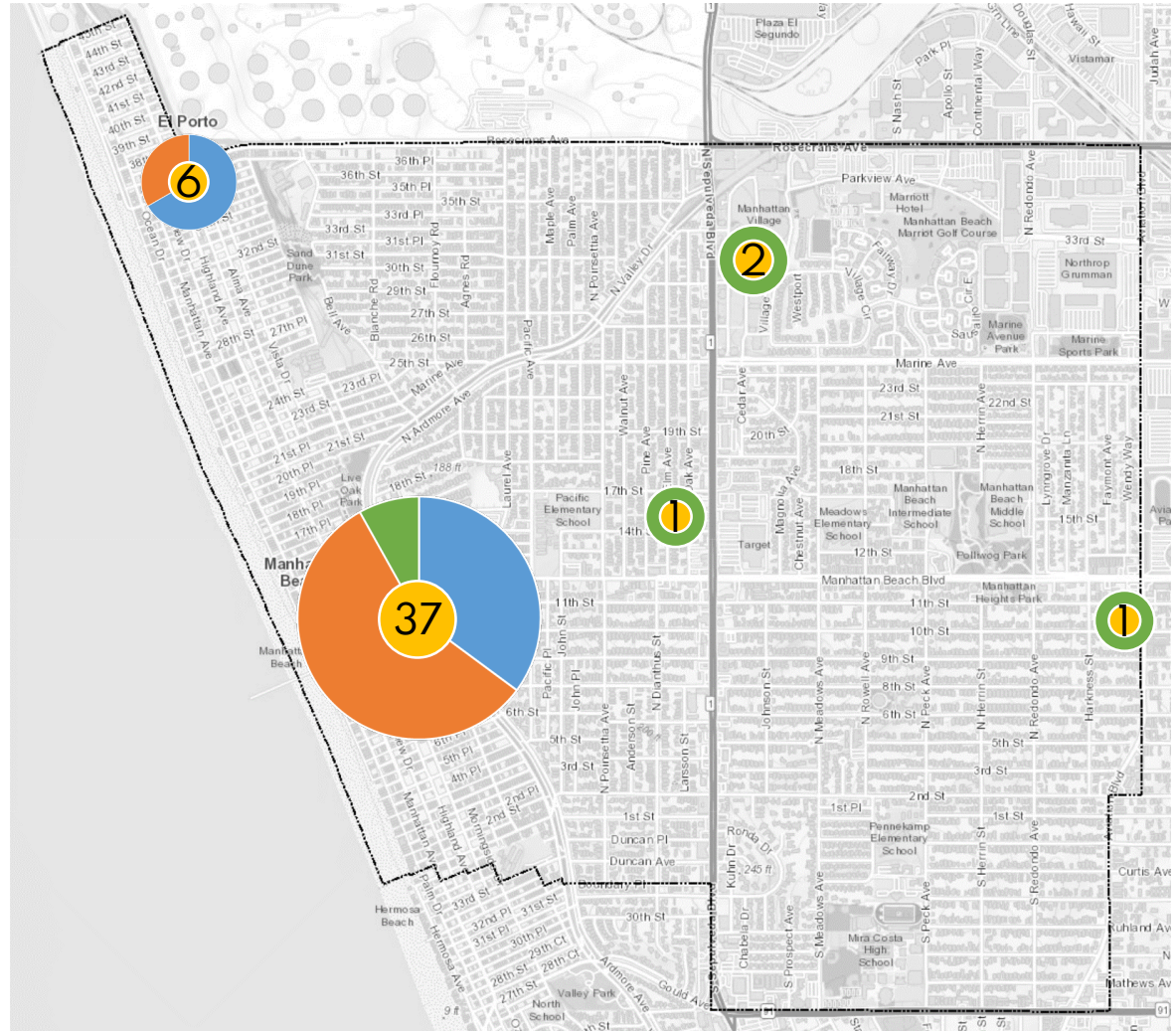
* Type: **S** (Sidewalk), **D** (On-street Deck), **P** (Private Property)

** Other: fitness studio, salon, etc



BUSINESS USES / FOCUS AREAS

- No. of
Temporary
Program
Participants*



* Limited to eating/drinking establishments; excludes 2 retail in DT and 3 other uses outside of DT and NE

BUSINESS USES / FOCUS AREAS

- Post-COVID

- No. of participating establishments per area and type

Area Type*	Downtown (DT)		North End (NE)		Non-DT and NE		Total
	S	P	S	P	S	P	
Eating/ Drinking	10	1	1			2	14
Total	12		1		2		14

* Permits Issued by Type: **S** (Sidewalk) - 11

P (Private Property) - 3



PUBLIC/PRIVATE PROPERTY

1. Public right-of-way

Ex) Sidewalk, parklet*, walk street



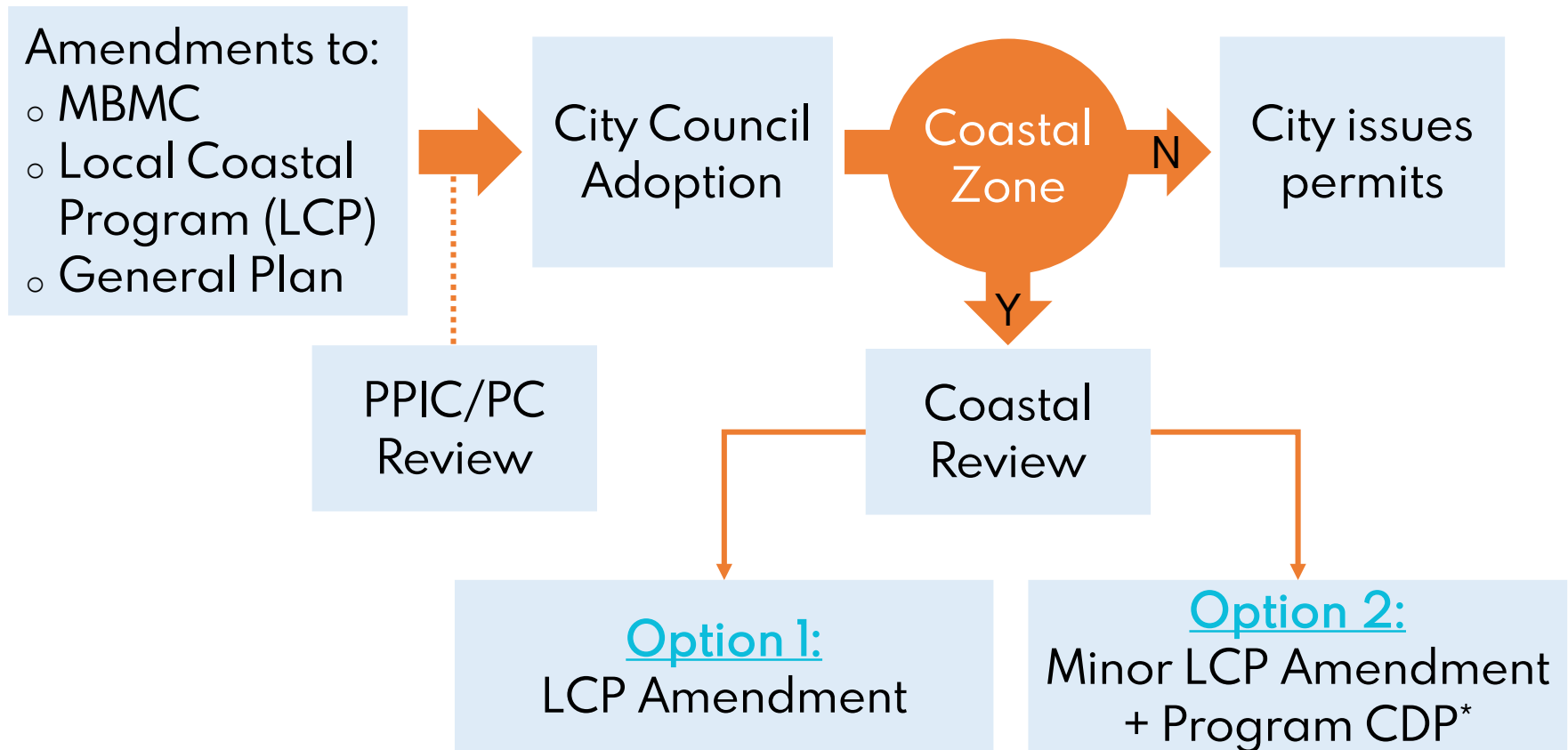
2. Private property

Ex) Parking lot, open space courtyard, 2nd Fl Decks



REQUIRED AMENDMENTS

• Amendment Process



REQUIRED AMENDMENTS

- Manhattan Beach Municipal Code (MBMC)

Public Property	Title 7 (Public Works) Chapter 7.36 (Private Use of the Public ROW)
	<ul style="list-style-type: none">• Sidewalks• Vehicular streets• Walk streets• Long-term commercial use
Private Property	Title 10 (Planning and Zoning) Section 10.60.080 (Outdoor facilities)
	<ul style="list-style-type: none">• Outdoor display of merchandise• Outdoor food and beverage service



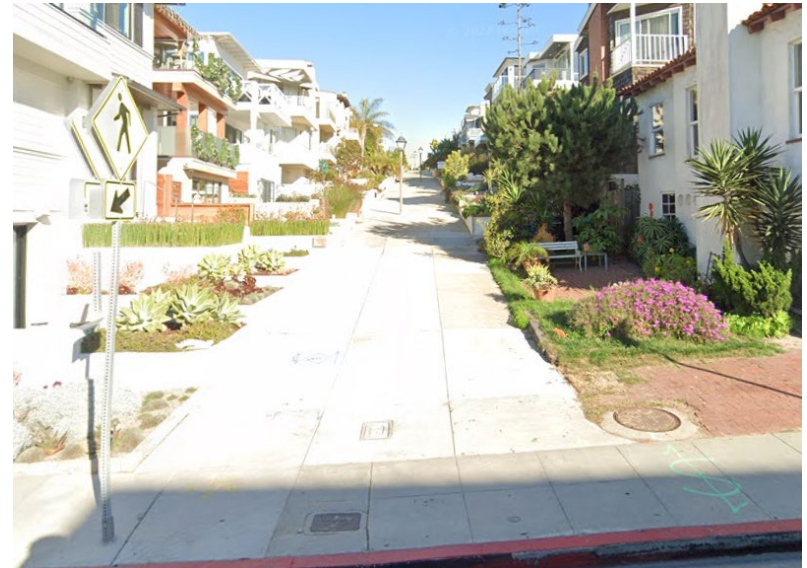
REQUIRED AMENDMENTS

- Local Coastal Program (LCP)
 - Amendments to MBMC Chapter 7.36 (Private Use of the Public Right of Way) and Section 10.60.080 (Outdoor facilities) require LCP amendment
- General Plan
 - Reviewed for consistency with MBMC and LCP
 - Amendment required if commercial use of walk street is proposed



WALK STREETS

- Dedicated public street improved with a public walkway that is closed to vehicular traffic
- Limited hardscape and landscape improvements are allowed for private use



WALK STREETS

- MBMC Section 7.36.170(B) **prohibits** long-term commercial use of walk streets

7.36.170 - Long-term commercial use encroachment permits.

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B. Commercial use of a walk street is prohibited. Existing long-term uses conducted on a walk street under the authority of an Encroachment Permit approved prior to January 21, 2003 may continue to operate provided the use is not expanded or intensified. Expansion of intensification includes but is not necessarily limited to: increase of floor area or expansion of hours of operation, or addition of alcohol beverage service.



WALK STREETS

- Merits of walk street dining/business use
 - Coastal Commission receptive to idea
 - No impacts to on-street parking
 - Scope is manageable as eligible parcels (ie., zoned commercial and adjacent to walk street) are limited

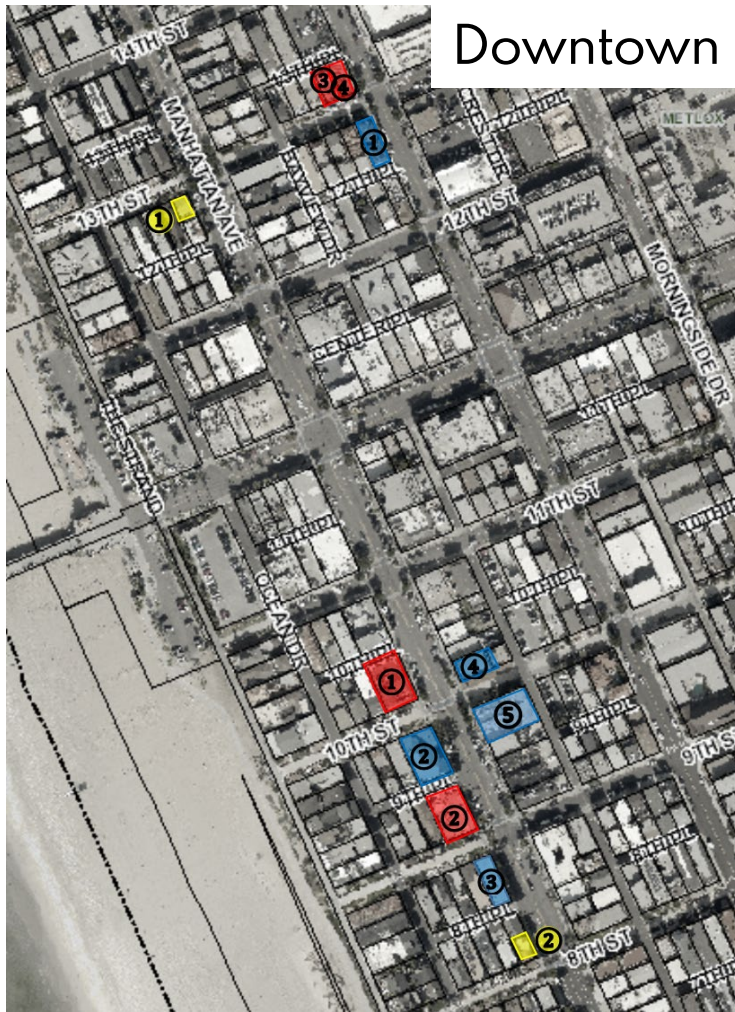
Type	Downtown	North End	Total
Eating/ Drinking	4 (2 are existing)	2	6
Retail	5		5
Others*	2	2	4
TOTAL	11	4	15

* Parcels that are currently neither eating/drinking nor retail uses



WALK STREETS

Downtown



Eating & Drinking Establishments

1. Slay Italian - 1001 Manhattan Ave
2. Arthur J - 903 Manhattan Ave
3. Ocean View Café - 229 13th St*
4. Uncle Bill's - 1301 Highland Ave*

Retail

1. Dacha - 1221 Highland Ave
2. Tabula Rasa - 919 Manhattan Ave
3. Noelle Interiors - 815 Manhattan Ave
4. Uncorked - 1000 Manhattan Ave **
5. Aviator Nation - 920 Manhattan Ave

Other Opportunities

1. Dentist - 1215 Manhattan Ave
2. Design Studio - 803 Manhattan Ave

* Currently, legal non-conforming commercial uses

** Also classified as Eating & Drinking Establishment

 Participated in temporary outdoor dining program



WALK STREETS

Downtown

2. Tabula Rasa - 919 Manhattan Ave



1. Slay Italian - 1001 Manhattan Ave

4. Uncorked - 1000 Manhattan Ave



5. Aviator Nation - 920 Manhattan Ave



WALK STREETS

Downtown

3. Noelle Interiors - 815 Manhattan Ave



2. Arthur J - 903 Manhattan Ave



2. Design Studio - 803 Manhattan Ave



WALK STREETS

Downtown

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3. Ocean View Café - 229 13th St*

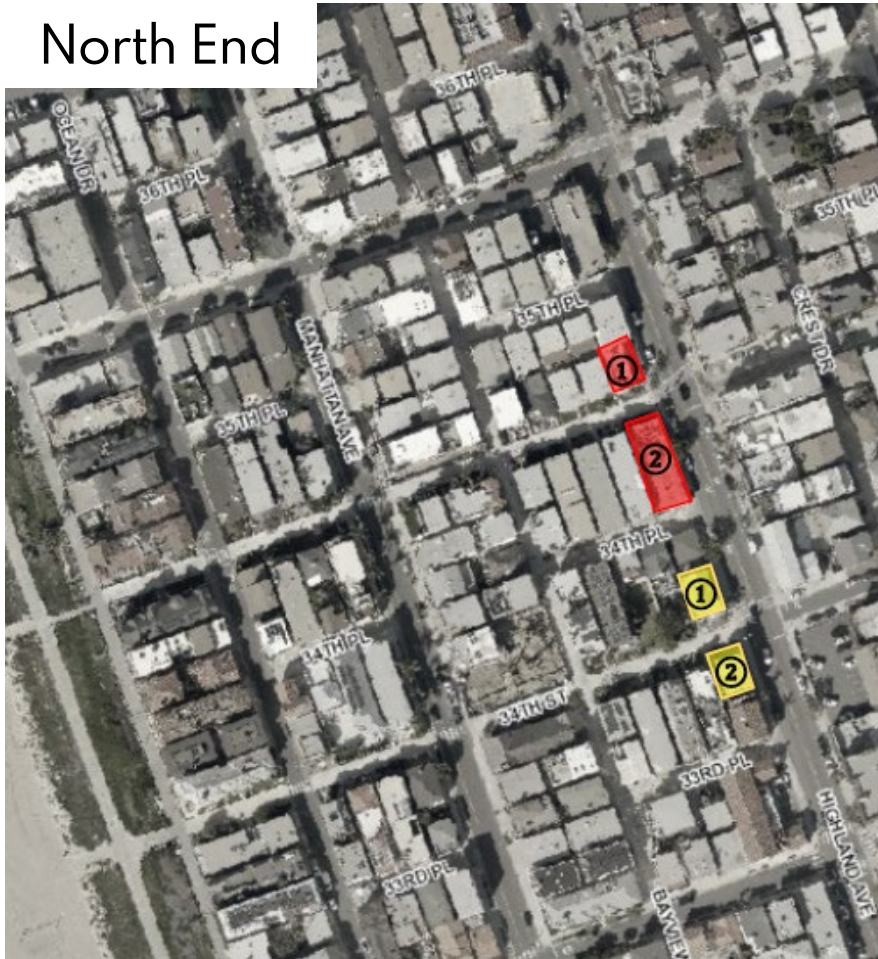
4. Uncle Bill's - 1301 Highland Ave*

1. Dentist - 1215 Manhattan Ave



WALK STREETS

North End



Eating & Drinking Establishments

1. Cafe Wild - 3505 Highland Ave
2. North End Caffe- 3415 Highland Ave

Other Opportunities

1. Hotel - 3321 Highland Ave
2. Hotel - 3401 Highland Ave



WALK STREETS

North End

2. North End Caffe- 3415 Highland Ave



1. Cafe Wild - 3505 Highland Ave



1. Hotel - 3321 Highland Ave
2. Hotel - 3401 Highland Ave



NEXT STEPS

City Council Status Report

- Tentatively scheduled for Sep. 5
- Present recommended program scope
- Receive City Council direction on:
 - Walk streets
 - LCP amendment options



PUBLIC COMMENTS



DISCUSSION

- How should we refine the program scope?
 - Business Uses
 - Eating/Drinking
 - Retail and other
 - Public Right-of-Way
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NEXT MEETING

- Tuesday, August 29 (1-3 PM)
 - Police/Fire Facility Conference Room

