

From: lheywood.mesa.management
To: [Nguyen, Hai](#)
Subject: Re: 5/19/2025 Hearing // The King Bar // Deny Outdoor Live Entertainment Permit
Date: Tuesday, May 13, 2025 2:01:10 PM
Attachments: [Public Hearing King Bar.pdf](#)

You don't often get email from lheywood@mesa.management. [Learn why this is important](#)

Hello:

I am writing to the City of Lancaster, in regards to the Public Notice hearing set for 5/19/2025 to consider the revocation of Conditional Use Permit (CUP) No. 23-005 and the deemed approved status of the alcoholic beverage establishment (the King Bar) located at 2822 East Avenue I.

By the description above it is not clear if the CUP will be revoked entirely (which would be a good thing for nearby residents) or if the CUP is being revoked because the King Bar is requesting an unconditional approval for the permit. Again, we want it to be known that as the property manager for Sunrise Estates and for our tenants in Sunrise Estates, we are completely against the live music being played outside of the King Bar. We understood that the King Bar was granted a CUP approval for some outdoor music 2 days a month last year if I remember correctly, but nearby tenants have reported to me that they hear loud music sometimes up to 5x a week. As I've stated before, whatever promises the King Bar has offered, do not believe them, they have shown years of disregarding the safety and well being of the residents near by.

I have included a facebook post from March 2025 that mentions a recent shooting at the King Bar property. This is extremely dangerous to the residents who live in the mobilehomes nearby. A bullet can easily pierce a mobilehome and kill a person, or worse, a child, in their own home.

Also, please read the June 2024 email issued last year regarding our opposition for The King Bar's request for an Outdoor Live Entertainment permit.

Again, if this is a hearing for the King Bar requesting a permit for more loud music, this permit needs to be denied.

Thank you.

Lisbeth Heywood (Liz)
Sunrise Estates
105 S. El Camino Real
San Clemente, CA 92672
Phone# 949-492-0500

From: lheywood mesa.management

Sent: Monday, June 17, 2024 11:51 AM

To: pgaribay@cityoflanasterca.gov <pgaribay@cityoflanasterca.gov>

Subject: The King Bar // Deny Outdoor Live Entertainment Permit

Hello:

I am writing to the City of Lancaster, CA in regards to a recent Pubic Notice for The King Bar's request for an Outdoor Live Entertainment permit.

I work for John & Peggy Hook, the owner's Sunrise Estates, and I help manage the mobile home park for the last two years. I have regular contact with the residents who live in Sunrise Estates and I am speaking on behalf of them when I say, approving a permit for The King Bar to have amplified outdoor music would dramatically lower their quality of life. The King Bar has already shown their lack of concern for the residents in the neighborhood by allowing loud, outdoor amplified music in the past, without a permit, without caring about the nearby people in the residential neighborhoods. Their customers park in the residential area of the street, this causes a huge inconvenience to the residents who need to park on the street near where they live, residents having to deal with unruly, loud, drunk and possibly criminal bar patrons. Residents would no longer have any peace & quiet so they can open their windows for fresh air without hearing the loud music. It has been reported to me that residents were kept awake due to the rap music and hard rock music with very loud bass tones. The residents in Sunrise Estates are hard working people who deserve peaceful enjoyment while at their home. The residents in Sunrise Estates are not wealthy people living in mansions, some of whom speak very little English, however, their right to peace & quiet is still just as important as anybody else who lives in the City of Lancaster. It is ridiculous that this permit is even being considered. I don't even know if this notice was sent out to the residents in the area, or to just the property owners. If it wasn't sent out the residents, it shows the city's lack of consideration for their well being. There is such thing as noise pollution, and if The King Bar is allowed this permit, the loud noise will wear down a person thus eventually causing sleep deprivation and a form of PTSD. Imagine having a neighbor playing loud music every night right next door to you, it's bad enough when a neighbor has the occasional loud party, but imagine that happening every night. Any rational person would hate that and eventually tire of it to the point of exhaustion, and possibly even to the point where they hate living their own home. This permit needs to be denied!

The delivery trucks used by The King Bar are damaging the paved and unpaved portions of the road, which the residents need to use to get to and from their home. The delivery

drivers could use a different access route to the bar but they don't out of their own laziness, and again, The King Bar has no consideration for the residents nearby. The King Bar has rescinded their offer to help with the road, showing how little they care for the residents.

Whatever deals or promises The King Bar has made to get this permit, do not believe them. They have shown years of disregard for the well being and safety of the nearby residents.

Again, this permit needs to be denied.

Thank you.

Lisbeth Heywood (Liz)
Sunrise Estates
105 S. El Camino Real
San Clemente, CA 92672
Phone# 949-492-0500

Public Notice

Project site located at 2822 East Avenue I (Assessor's Parcel Numbers (APN) 3150-017-017 & 3150-017-023)



What is this?

This notice is to let you know that the City of Lancaster Planning Commission will be holding a hearing at City Hall to consider the revocation of Conditional Use Permit (CUP) No. 23-005 and the deemed approved status of the alcoholic beverage establishment (The King Bar) located at 2822 East Avenue I (APN: 3150-017-017 & 3150-017-023) in the Commercial (CPD) zone. The CUP permitted the ongoing operation of a bar with the addition of live entertainment and was approved on June 17, 2024. You are receiving this notice because the proposed project is located near where you own or occupy property.

How do I find out more or participate?

- ☎ Call the project planner, Hai Nguyen at **661.723.6100**
- ✉ Email the project planner at hnguyen@cityoflanasterca.gov
- 🗣️ Participate in the **Planning Commission public hearing** to discuss the project on **May 19, 2025 at 3:30 p.m.**

Public comments on agenda items may be submitted via email to hnguyen@cityoflanasterca.gov at least two hours prior to the start of the meeting.

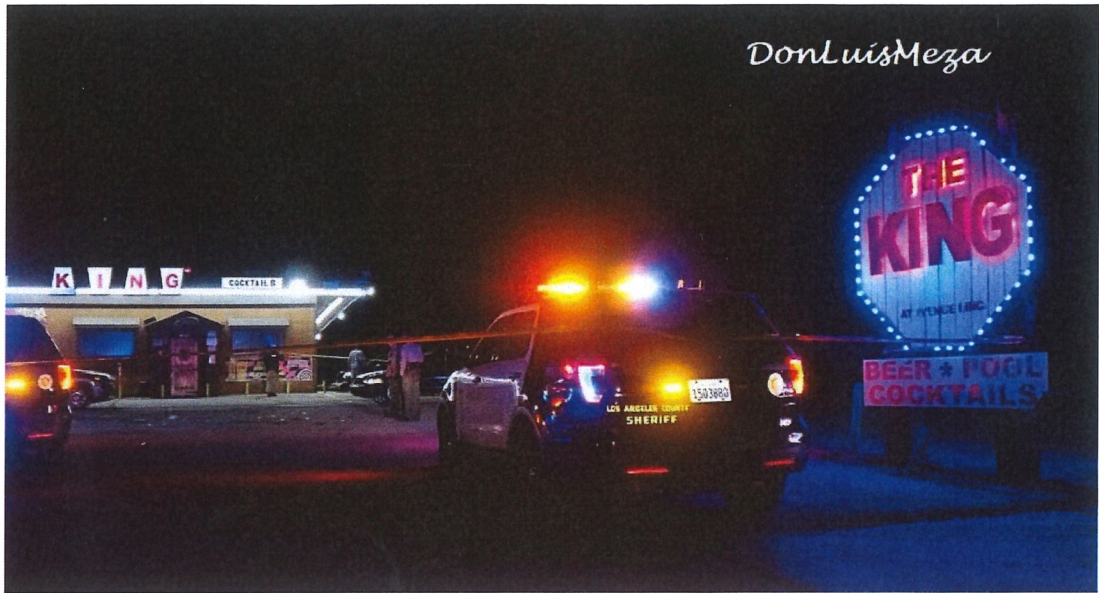
Pursuant to California Government Code Section 65009, if anyone wishes to challenge the nature of the proposed action in court, they may be limited to raising only those issues raised at the public hearing described in this notice or on written correspondence delivered to the Planning Commission at or prior to the public hearing.

Dated: May 9, 2025
Project No. CUP23-005
City of Lancaster
Community Development Department

AV Scanner

Carlos Garcia · Admin · March 1 · 🌐

On Saturday morning March 1, 2025, at about 1:30 a.m. the Lancaster Sheriff station received several calls of shots fired at the, The King Bar in the 2800 block of East Avenue I, in Lancaster.



👤 1

2 comments

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Emma Spencer

I was here this day. Scary shit.

9w



Johnny Ray

Keep up good work

10w

From: [Williamson, Katrina A](#)
To: [Nguyen, Hai](#)
Subject: project CUP23-005 The king Bar
Date: Friday, May 16, 2025 7:21:12 AM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
Importance: High

You don't often get email from katrina.williamson@fisglobal.com. [Learn why this is important](#)

Good morning,

I write again to fight against this permit. There are multiple neighborhoods located in close proximity to this bar. We already have random people walking around drunk and loud into our yards/streets. Not to mention the DUIs and the fights. Having a platform outside will only result in disturbance of the peace through all hours of the night. This is a bar that does not close till 2am. From previous events they have had no consideration of the time of night/early morning they are out on-stage CUSSING yelling and playing overly loud music throughout the neighborhood. People need sleep. Some wake up before the sun to work. Kids need rest for school/summer school ect. This has only proved to be a nuisance in the past. Disregarding any concern for neighbors.

Please note: NEW NUMBER LISTED BELOW.

The LA/WD Data Center would appreciate any emails sent to the general mailbox

(latc@fisglobal.com) (westdeptfordads@fisglobal.com) to contain your Bank name and a brief description in the subject line.

Kat Williamson

ACCOUNT SERVICES-SUPERVISOR

Los Angeles/West Deptford Transaction Center

O 866.845.4965 (West Deptford Option 1~ Little Rock Option 2~ Pasadena Option 3)

D: 323.224.5701

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