

**NOTICE OF PUBLIC HEARING**  
**HDP #6423**

**Project Location:** 343 Woodcliffe Road, Pasadena, CA

**Subject:** The applicant, Alex Gevorgian, has submitted a Hillside Development Permit application to allow the construction of a two-story, 2,550 square-foot single-family residence with an attached 441 square-foot two-car garage on a vacant property. The applicant has also requested the following: 1) Variance to allow three guest parking spaces on-site where the Zoning Code requires four; 2) Minor Variance to allow the main structure to come within five feet of the front property line, where the Zoning Code requires 25 feet; 3) Minor Variance to allow the attached garage to come within 18'2" of the front property line, where the Zoning Code requires 25 feet; and 4) Minor Variance to allow a fence (guardrail) to reach a height of 10 feet in the front yard, where the Zoning Code limits height to four feet. The property is zoned RS-2-HD and is located in the Hillside Overlay District.

**Environmental Determination:** This project has been determined to be exempt from environmental review pursuant to the guidelines of the California Environmental Quality Act (Public Resources Code §21080(b)(9); Administrative Code, Title 14, Chapter 3, §15303, Class 3, New Construction) and there are no features that distinguish this project from others in the exempt class; therefore, there are no unusual circumstances. Section 15303 exempts the construction and location of limited numbers of new, small facilities or structures, which include, but are not limited to, one single-family residence in a residential zone. Therefore, the proposal is exempt from environmental review.

**NOTICE IS HEREBY GIVEN** that the Hearing Officer will hold a public hearing to consider the application.

**THE HEARING IS SCHEDULED ON:**

**Date:** Wednesday, August 7, 2019

**Time:** 6:00 pm

**Place:** Hale Building, Permit Center Hearing Room  
175 North Garfield Avenue (Enter at Ramona Street Side Entrance)

**Public Information:** Any interested party or their representative may appear at the meeting and comment on the project. Written comments may also be mailed or delivered to the Hearing Officer at the Current Planning Section address below. If you challenge the matter in Court, you may be limited to raising those issues you or someone else raised at the public hearing, or in written correspondence delivered to the Hearing Officer at, or prior to, the public hearing. The file can be reviewed at the Permit Center, 175 North Garfield Avenue by appointment only.

**For more information about the project and the related environmental documentation or to schedule an appointment, contact the planner below:**

**Contact Person:** Jason Van Patten  
**Phone:** (626) 744-6760  
**E-mail:** [jvanpatten@cityofpasadena.net](mailto:jvanpatten@cityofpasadena.net)  
**Website:** [www.cityofpasadena.net/planning](http://www.cityofpasadena.net/planning)

**Mailing address:**  
**Planning & Community Development Department**  
**Planning Division, Current Planning Section**  
**175 North Garfield Avenue, Pasadena, CA 91101**

**ADA:** In compliance with the Americans with Disabilities Act (ADA) of 1990, listening assistive devices are available with a 24-hour advance notice. Please call (626) 744-4009 or (626) 744-4371 (TDD) to request use of a listening device. Language translation services may be requested with 48-hour advance notice by calling (626) 744-4009.



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