

**NOTICE OF PUBLIC HEARING**  
**CUP #6709**

**Project Location:** 1336 E. Colorado Boulevard, Pasadena, CA

**Subject:** The Board of Zoning Appeals will consider a Call For Review of a Hearing Officer's decision on Conditional Use Permit (CUP) #6709. CUP #6709 was approved by the Hearing Officer at the September 4, 2019 public hearing. The applicant Jason Chen, has submitted a CUP application to establish a Lodging – Hotels, Motels land use (hotel) with associated retail sales and services uses. The proposed hotel would provide 150 guest rooms and occupy a five-story, approximately 90,000 square-foot building. On September 16, 2019, the City Council voted to Call for Review the Hearing Officer's approval.

**Environmental Determination:** The City Council adopted a resolution certifying an Environmental Impact Report (EIR) (SCH #2013101060), adopted a Mitigation Monitoring and Reporting Program (MMRP), and adopted a Water Supply Assessment pursuant to the California Environmental Quality Act (CEQA) on September 12, 2016. This environmental determination was in conjunction with the creation of a Planned Development Plan, and amendments to the zoning map and zoning code that affected properties located at 1347-1355 East Colorado Boulevard, 39 North Hill Avenue (north parcel), and 1336 East Colorado Boulevard (south parcel). The environmental analysis considered the development of two hotels (one on each of the north and south parcels), comprising up to 525 guest rooms and 26,400 square feet of commercial space. Specific to the south parcel, the analysis considered the construction and operation of an approximate 90,000 square-foot hotel and commercial use building. The EIR identified potentially significant effects related to the following topics: Air Quality, Cultural Resources, Hazards and Hazardous Materials, Noise and Vibration; and Traffic and Transportation. With the incorporation of mitigation measures in the MMRP, the EIR determined that all potentially significant effects would be reduced to a less than significant level. On August 29, 2018, the Planning Commission approved revisions to the PD Plan. The Planning Commission determined that the proposed changes were minor in nature and would not require major revisions of the previously certified EIR. This application for a Conditional Use Permit does not involve any changed circumstances or new information that would require further environmental review.

**NOTICE IS HEREBY GIVEN** that the **Board of Zoning Appeals** will hold a public hearing to consider the application.

**THE HEARING IS SCHEDULED ON:**

**Date:** Wednesday, November 6, 2019 **SPECIAL MEETING**

**Time:** 6:30 pm

**Place:** Council Chambers, Pasadena City Hall  
100 North Garfield Avenue, Room S249

**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 Board of Zoning Appeals 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 Board of Zoning Appeals 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:** [ww5.cityofpasadena.net/planning/](http://ww5.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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