

PLEASE TAKE NOTICE THAT THIS HEARING WILL TAKE PLACE AT A MEETING HELD PURSUANT TO GOVERNOR GAVIN NEWSOM'S EXECUTIVE ORDER N-29-20 SOLELY BY ELECTRONIC MEANS

**NOTICE OF PUBLIC HEARING
NDP #6842**

Project Location: 3860 Mayfair Drive, Pasadena, CA

Subject: The applicant, Franciz Bragg, has submitted a Neighborhood Development Permit application to allow one-story additions totaling 898 square-feet to an existing 1,426 square-foot one-story, single-family residence. The proposed additions consist of 465 square feet to the front of the house, 305 square feet to the rear, and a 128 square feet to the existing 400 square-foot two-car attached garage. As proposed, the total floor area including the garage would be 2,724 square feet. Also included in the proposed project are a 45 square-foot covered front porch and a 180 square-foot rear patio cover. The existing house is 15 feet 8 inches in height, and after the additions the proposed height of residence would be 19 feet 10 inches. The subject site is located within the RS-6-ND (Single-Family Residential, Neighborhood Overlay District) zoning district. A Neighborhood Development Permit is required for a proposed addition that would be visible from a public right-of-way.

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, §15301, Class 1, (Existing Facilities), and there are no features that distinguish this project from others in the exempt class; therefore, there are no unusual circumstances. Section 15301 exempts projects from environmental review where additions to existing structures will not result in an increase of more than 10,000 square feet if the project is located in an area where all public services and facilities are available to allow for maximum development permissible by the General Plan, and is not located within an environmentally sensitive area.

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

THE HEARING IS SCHEDULED ON:

Date: Wednesday, November 18, 2020

Time: 5:30 pm

Place: Please see the Hearing Officer agenda for instructions on how to access the meeting via webcast. The meeting agenda will be posted on November 13, 2020 at www.cityofpasadena.net/commissions/hearing-officer/.

Public Information: All interested persons are invited to participate electronically by submitting comments by 9:00 a.m. on the day of the meeting for the Hearing Officer's consideration. Comments must be sent via email to klin@cityofpasadena.net. Also, during the meeting and prior to the close of the public hearing, members of the public may submit comments of up to 200 words through the City's public comment portal which will be published on the Hearing Officer Agenda. 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 sent to the Hearing Officer or the case planner at, or prior to, the public hearing.

For more information about the project or to send comments:

Contact Person: Kent Lin

Phone: (626) 744-6817

E-mail: klin@cityofpasadena.net

Website: www.cityofpasadena.net/planning/

Mailing address:

Planning & Community Development Department

Planning Division, Current Planning Section

175 North Garfield Avenue, Pasadena, CA 91101

ADA: To request a disability-related modification or accommodation necessary to facilitate meeting participation, please contact the Planning & Community Development Department as soon as possible at (626) 744-4009 or (626) 744-4371 (TDD). Providing at least 72 hours advance notice will help ensure availability. Language translation services may also be requested with 72-hour advance notice by calling (626) 744-4009.



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