



**SPECIAL MEETING  
HEARING OFFICER AGENDA  
Wednesday, January 6, 2021  
5:30 P.M.**

**HEARING OFFICER**

Paul Novak

**STAFF**

Beilin Yu, Senior Planner  
Jennifer Driver, Planner  
Natsue Sheppard, Planner  
Katherine Moran, Associate Planner  
Tess Varsh, Recording Secretary

Hearing Officer meetings are held on the 1<sup>st</sup> and 3<sup>rd</sup> Wednesday of each month.

Agendas and related documents are available for public review on the City website at:  
[www.cityofpasadena.net/commissions/hearing-officer/](http://www.cityofpasadena.net/commissions/hearing-officer/)

*To request meeting materials in alternative formats or other disability-related modifications or accommodations necessary to facilitate meeting participation, please contact the Planning and Community Development Department as soon as possible at (626) 744-7374 or [tmolinar@cityofpasadena.net](mailto:tmolinar@cityofpasadena.net). Providing at least 72-hour advance notice will help ensure availability.*

*Language translation services may also be requested with 72-hour advance notice by calling (626) 744-7374. Habrá servicio de interpretación disponible para éstas juntas llamando (626) 744-7374 al por lo menos con 24 horas de anticipación.*

## **PUBLIC PARTICIPATION**

PURSUANT TO EXECUTIVE ORDER N-29-20 ISSUED BY GOVERNOR GAVIN NEWSOM ON MARCH 17, 2020, THE FOLLOWING MEETING WILL TAKE PLACE ***SOLELY BY TELECONFERENCE/VIDEOCONFERENCE***.

MEMBERS OF THE PUBLIC MAY PARTICIPATE ELECTRONICALLY IN THE OPEN SESSION PORTION OF THE MEETING.

ACCESS TO THE MEETING IS AS FOLLOWS:

**Video Conference:** <https://us02web.zoom.us/j/88604533489>

**OR**

**Phone: 1 (669) 900-6833 - Webinar ID: 886 0453 3489**

## **PUBLIC COMMENT INSTRUCTIONS**

If you wish to provide comment, you may do so as follows:

**1. ADVANCE CORRESPONDENCE, TO BECOME PART OF THE RECORD:**

Submit public comment of any length to [tmolinar@cityofpasadena.net](mailto:tmolinar@cityofpasadena.net) prior to the meeting day. Please be aware that, while these comments will be provided to the members of the body and will become part of the meeting record, they will not be read aloud.

**2. COMMENTS TO BE READ ALOUD AT THE MEETING:**

At the start of the meeting, you may submit public comment of up to 200 words regarding items on the agenda to: [www.cityofpasadena.net/planning/public-comment](http://www.cityofpasadena.net/planning/public-comment). The body reserves the right to summarize comments if necessary for the orderly and timely flow of the meeting. All comments in their entirety will become part of the meeting record. Comments will not be accepted after the public comment period has closed.

Public comments will be limited to matters on this agenda.

If you need a reasonable modification or accommodation pursuant to the Americans with Disabilities Act because you are unable to participate electronically as set forth above, please contact the Planning and Community Development as soon as possible at (626) 744-7374 or [tmolinar@cityofpasadena.net](mailto:tmolinar@cityofpasadena.net).



**AGENDA  
SPECIAL MEETING  
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Wednesday, January 6, 2020  
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1. **READING OF PROCEDURES**
2. **PUBLIC HEARINGS**

**CONTINUED CASES**

**A. HDP #6837: 801 S. SAN RAFAEL AVENUE – COUNCIL DISTRICT #6**

Hillside Development Permit: To allow the construction of two, new 600 square-foot detached accessory structures and the conversion of a playroom that is currently attached to the main house by a breezeway into a 262 square-foot detached accessory structure. The breezeway attachment will be removed and the existing playroom will be converted into a partially open cabana. The site is currently developed with a two-story, 4,760 square-foot dwelling with a detached 600 square-foot, three-car garage in the RS-4-HD (Single-Family Residential, Hillside Overlay District) zoning district.

**Staff Recommendation:**

- 1) Find that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15303, (Class 3, New Construction or Conversion of Small Structures); and
  - 2) Approve the Hillside Development Permit with conditions.
- Case Manager: Jennifer Driver

**REGULAR CASES**

**B. CUP #6850: 650 S. WILSON AVENUE (CALIFORNIA INSTITUTE OF TECHNOLOGY) – COUNCIL DISTRICT #7**

Conditional Use Permit: To allow the demolition and reconstruction of existing cooling towers and enclosure for the Central Plant on the Caltech campus. The proposed cooling towers and enclosure would be located at the same location as the existing. A Conditional Use Permit is required for minor changes that are inconsistent with an approved Master Plan.

**Staff Recommendation:**

- 1) Find that the project is exempt from the California Environmental Quality Act (“CEQA”) pursuant to State CEQA Guidelines Section 15301, Class 1 (Existing Facilities and Section 15302, Class 2 (Replacement and Reconstruction);
  - 2) Approve the Conditional Use Permit with conditions.
- Case Manager: Natsue Sheppard

**C. HDP #6838: 1820 LINDA VISTA AVENUE – COUNCIL DISTRICT #6**

Hillside Development Permit: To allow the construction of a 2,208 square-foot, two-story addition to the existing 2,452 square-foot, single-story single-family residence, with an attached 366 square-foot garage, and attached 439 square-foot carport. The application includes a 1,401 square-foot addition to the same level as the existing residence and a new 807 square-foot lower-story addition. The combined additions result in a 4,660 square-foot residence with an attached 754 square-foot garage. A Hillside Development Permit is required for any new square footage above the first story. No protected trees are proposed to be removed as part of the project. The subject site is located within the RS-4-HD (Single-Family Residential, Hillside Overlay District) zoning district.

**Staff Recommendation:**

- 1) Find that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15301 (Class 1, Existing Facilities); and
- 2) Approve the Hillside Development Permit with conditions.

Case Manager: Katherine Moran

**D. MOD TO CUP #6222: 3420 AND 3500 N. ARROYO BLVD. – COUNCIL DISTRICT #1**

Modification to Conditional Use Permit #6222: To allow the repair and replacement of City's water infrastructure facilities within the Upper Arroyo Seco that were damaged by debris flows caused by storms following the 2009 Station Fire. Damage to these structures has greatly reduced the City's capacity to divert water from the Arroyo Seco for spreading and pumping credits. The proposed improvements would allow for increased utilization of the City's pre-1914 surface water rights from the Arroyo Seco. A Conditional Use Permit is required for any improvements within the Open Space (OS) Zoning District.

**Recommendation:**

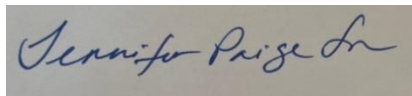
- 1) Adopt a resolution certifying the Final Environmental Impact Report (SCH No. 2014101022) adopting findings, and adopting the Mitigation Monitoring Reporting Program;
- 2) Adopt a resolution adopting a Statement of Overriding Consideration for the project; and
- 3) Approve the Modification to Conditional Use Permit #6222 with conditions.

Case Manager: Beilin Yu

**3. ADJOURNMENT**

POSTING STATEMENT: I HEREBY CERTIFY that this Agenda, in its entirety was posted on the City Council Chamber Bulletin Board S249, and the bulletin board in the rotunda area at City Hall, 100 North Garfield Avenue on or before the 31<sup>st</sup> day of December 2020, by 5:30 p.m. The agenda will also be posted at the Hale Building, 175 N. Garfield Avenue, and the agenda may be viewed at the City's website at:

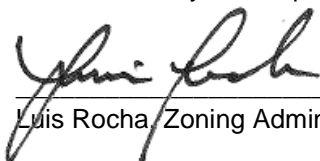
[www.cityofpasadena.net/commissions/hearing-officer/](http://www.cityofpasadena.net/commissions/hearing-officer/).



David M. Reyes, Director of Planning and Community Development



Tess Varsh, Recording Secretary



Luis Rocha, Zoning Administrator