

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
MODIFICATION TO CUP #1813**

Project Location: 175 East Holly Drive, Pasadena, CA

Subject: The applicant, Eden Bar and Grill, has submitted a Modification to Conditional Use Permit #1813 to modify two conditions of approval: Condition #2 to allow amplified live entertainment outdoors and to increase the hours allowed for outdoor entertainment; and Condition #3 to allow amplified live entertainment indoors. In addition, an Expressive Use Permit is being requested to permit the addition of 140 square-feet of live performance area and dance floor. These improvements would reclassify the business as a Nightclub land use, and an Expressive Use Permit is required to establish a Nightclub land use. The property is located within the CD-2 (Central District, Civic Center – Midtown subdistrict) and an Expressive Use Permit is required for the establishment of a Nightclub within the CD-2 zoning 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)(5); Administrative Code, Title 14, Chapter 3, §15270(a), Projects Which are Disapproved. This Statutory Exemption states that CEQA does not apply to projects which a public agency rejects or disapproves. In the event the Hearing Officer decides to approve the Conditional Use Permit, the project could qualify for an exemption 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. Class 1 exempts the operation, permitting, licensing or minor alteration of existing structures where there is negligible or no expansion of the use. The addition of live entertainment and dance floor to an existing restaurant land use is considered a negligible expansion to an existing commercial structure.

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

THE HEARING IS SCHEDULED ON:

Date: Wednesday, October 6, 2021

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 October 1, 2021 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 to jdriver@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: Jennifer Driver
Phone: (626) 744-6756
E-mail: jdriver@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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