

**PLEASE TAKE NOTICE THAT THIS HEARING WILL TAKE PLACE AT A MEETING SOLELY BY ELECTRONIC MEANS**

**NOTICE OF PUBLIC HEARING  
MCUP #6942**

**Project Location:** 1833 Locust Street, Pasadena, CA

**Subject:** The applicant, Edgar Rojas, has submitted a Minor Conditional Use Permit application to allow for the enlargement of a nonconforming use, where a nonconforming use may not be altered or enlarged, unless a Minor Conditional Use Permit is first obtained. The project consists of an 875 square-foot addition to an existing 785 square-foot single-family dwelling. The project also includes the partial demolition of an existing 1-car garage for the construction of a new 370 square-foot garage. The subject site is located within the CG (Commercial General) zoning district, and is developed with a legally constructed single-family residential dwelling unit, where the Zoning Code currently does not allow single-family housing.

**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 additions to existing structures, provided the addition will not result in an increase of more than 50 percent of the floor area of the structure before the addition or 2,500 square feet, whichever is less.

**NOTICE IS HEREBY GIVEN** that the **Hearing Officer may hold a public hearing** to consider the application if a request for one is made on the proposed application subject to the conditions indicated in the Public Information paragraph below.

**THE HEARING IS SCHEDULED ON:**

**Date:** Wednesday, February 16, 2022

**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 February 10, 2022 at [www.cityofpasadena.net/commissions/hearing-officer/](http://www.cityofpasadena.net/commissions/hearing-officer/).

**Public Information:** Members of the public may submit correspondence of any length prior to the start of the meeting. Comments must be sent to [igaleazzi@cityofpasadena.net](mailto:igaleazzi@cityofpasadena.net). Also, during the meeting, members of the public may provide live public comment on an agenda item, at the time the Hearing Officer solicits public comment, by either (a) if using the Zoom application, selecting the “raise hand” function; or (b) if participating by telephone, pressing \*9 to raise your hand. 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:** Ivan Galeazzi  
**Phone:** (626) 744-7124  
**E-mail:** [igaleazzi@cityofpasadena.net](mailto:igaleazzi@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: 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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