



**SPECIAL MEETING
HEARING OFFICER AGENDA
Wednesday, July 6, 2022
5:30 P.M.**

HEARING OFFICER

Paul Novak

STAFF

Jason Van Patten, Senior Planner
Jennifer Driver, Planner
Katherine Moran, Associate Planner
Joseph Weaver, Assistant Planner
Hayman Tam, Recording Secretary

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

Agendas and related documents are available for public review on the City website at:
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) 744-7479 or htam@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) 744-7479. Habrá servicio de interpretación disponible para éstas juntas llamando (626) 744-7479 al por lo menos con 24 horas de anticipación.

PUBLIC PARTICIPATION

***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/81037065920>

OR

Phone: 1 (669) 900-6833 - Webinar ID: 810 3706 5920

Public Comment Instructions

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

1. CORRESPONDENCE, TO BECOME PART OF THE RECORD:

Members of the public may submit correspondence of any length up to the close of the public hearing. Comments must be sent to htam@cityofpasadena.net.

2. LIVE PUBLIC COMMENTS DURING THE MEETING

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. Public comments are limited to 3 minutes each.

Your live comments during the Hearing Officer meeting will be recorded as part of the meeting. By staying on the line and making public comment during the Hearing Officer meeting, you are agreeing to have your phone call recorded.

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 Department as soon as possible at (626) 744-7479 or htam@cityofpasadena.net.



**AGENDA
SPECIAL MEETING
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1. **READING OF PROCEDURES**
2. **PUBLIC HEARING**

MINOR CASES

A. MV #11948: 1026 LOCUST STREET – COUNCIL DISTRICT #5

Minor Variance: To allow a rear yard setback of 8'-6" where a minimum of 25 feet is required, in conjunction with additions totaling 126 square feet to an existing single-family residence. The site is located in the RM-32-PK (Multi-Family Residential, 0-32 units per acre, Parking Overlay) 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 Minor Variance with conditions.

Case Manager: Joseph Weaver

B. MCUP #6954: 1605 ELIZABETH STREET – COUNCIL DISTRICT #2

1. Minor Conditional Use Permit: To allow the alteration and conversion of a nonconforming dormitory use into a 63-unit multi-family residential project. Interior modifications, fencing, and parking lot improvements are included. No new square-footage is proposed. The project is located within the RM-12 (Multi-Family Residential, Two Units Per Lot) zoning district.
2. Private Tree Removal: To allow removal of two protected African Fern Pine trees (*Afrocarpus falcatus*) on private property.

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 Minor Conditional Use Permit and Private Tree Removal Permit with conditions.

Case Manager: Katherine Moran

C. MCUP #7002: 988-990 BUCKINGHAM PLACE – COUNCIL DISTRICT #6

Minor Conditional Use Permit: To allow the installation of a new standing seam copper roof on a proposed 800 square-foot accessory dwelling unit (ADU). A

Minor Conditional Use Permit is required for any metallic finish on a roof in the RS and RM-12 zoning districts. The site is located in the RS-2-HD (Residential Single-Family, 0-2 dwelling units per acre, Hillside District Overlay) 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 Minor Conditional Use Permit with conditions.

Case Manager: Jennifer Driver

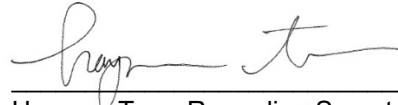
3. ADJOURNMENT

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 1st day of July 2022, 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:

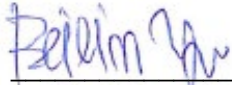
www.cityofpasadena.net/commissions/hearing-officer/.



Jennifer Paige, AICP, Acting Director of
Planning and Community Development



Hayman Tam, Recording Secretary



Beilin Yu, Zoning Administrator