

**NOTICE OF PUBLIC HEARING
V #11944**

Project Location: 1411 Edgehill Place, Pasadena, CA

Subject: The property owner, Marley Majcher, has submitted the following three entitlement requests to allow a 6'-0" high solid gate and fence within the front yard setback:

1. **Variance:** To allow a driveway gate and fence to be constructed across an access easement that serves more than one property, where the Zoning Code states that fences, gates or walls shall not be constructed within or across private or public streets or easements that serve more than one property. A Variance is required to deviate from this requirement;
2. **Variance:** To allow a solid front yard driveway gate and fence, where the Zoning Code requires walls, fences, and gates located within the front yard setback to be at least 50 percent open. A Variance is required to deviate from the design standards for fences; and
3. **Minor Variance:** To allow a six-foot high front yard driveway gate and fence, where the maximum height permitted by the Zoning Code is four feet. A Minor Variance is required to deviate from the height standards for fences.

There are no protected trees proposed for removal as part of this project. The subject property is located within the RS-2-HD (Single-Family Residential, Hillside Overlay) 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 Variance #11944, 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(e), Class 3, (New Construction or Conversion of Small Structures) and there are no features that distinguish this project from others in the exempt class; therefore, there are no unusual circumstances. Class 3 exempts accessory structures including garages, carports, patios, swimming pools, and fences.

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

THE HEARING IS SCHEDULED ON:

Date: Wednesday, September 21, 2022

Time: 5:30 pm

Place: Permit Center Hearing Room, 175 N. Garfield Avenue, Pasadena CA, unless State emergency/local social distancing measures are in effect; please refer to agenda when posted as to whether hearing will be held electronically and/or in person. The meeting agenda will be posted on September 16, 2022 at www.cityofpasadena.net/commissions/hearing-officer/.

Public Information: All interested persons may submit correspondence to kmoran@cityofpasadena.net prior to the start of the meeting. For information on how to provide live public comment, please refer to the meeting agenda when posted for additional details and instructions. 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: Katherine Moran

Phone: (626) 744-6740

E-mail: kmoran@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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