

NOTICE OF PUBLIC HEARING
TPM #83241

Project Location: 440 North Oak Avenue, Pasadena, CA

Subject: The applicant, Camilo Gomez, has submitted a Tentative Parcel Map application to allow the creation of three air parcels on one 9,396 square-foot land lot for residential condominium purposes. The three-unit project received Final Design Review approval on March 28, 2023. This application is for the creation of air parcels only that would allow the sale of each unit. This application does not address the design or construction of the residential project and does not include any changes to the Design Review approval. The property is zoned RM-16 (Multi-Family Residential, City of Gardens, 0-16 dwelling units per acre).

Environmental Determination: In conjunction with Minor Variance #11919 adopted by the Hearing Officer on June 17, 2020, and Concept Design Review approval on October 17, 2022, it was determined that the project is 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, §15303, 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. It has further been determined that there are no changed circumstances or new information as part of the proposed Tentative Parcel Map application that necessitate further environmental review.

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

THE HEARING IS SCHEDULED ON:

Date: Wednesday, August 16, 2023

Time: 6:00 pm

Place: Hale Building, Permit Center Hearing Room
175 North Garfield Avenue (Enter at Ramona Street Side Entrance)

Public Information: Any interested party or their representative may appear at the meeting and comment on the project. Prior to the start of the meeting, written correspondence may be emailed to commentsHO@cityofpasadena.net or mailed to the address below (note that this email address will not be checked once the meeting starts). 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 at or prior to the public hearing. The file can be reviewed at the Permit Center, 175 North Garfield Avenue by appointment only.

For more information about the project:

Contact Person: Amy Wong
Phone: (626) 744-7527
E-mail: awong@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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