

NOTICE OF PUBLIC HEARING
CE#412

Project Location: 270 -282 North Los Robles Avenue, Pasadena, CA

Subject: The applicant, CDB Investments, LP, has submitted a Certificate of Exception application to allow a lot line adjustment to consolidate two adjacent parcels (APN's 5723-005-044 and 5723-005-029) into a single parcel. No demolition, new construction, or tree removal is proposed with this application. The properties are located within the CD-3 (Central District Specific Plan-Walnut Housing) zoning district.

Environmental Determination: In conjunction with the amendments to the Fuller Theological Seminary Master Plan and Development Agreement approved by City Council on January 30, 2023, it was determined that the project is Categorically Exempt from CEQA (Section 15305, Class 5, Minor Alterations in Land Use Limitations, and Section 15332, Class 32, In-fill Development Projects). It has further been determined that there are no changed circumstances or new information as part of the proposed Certificate of Exception application that necessitate further environmental review and there are no features that distinguish this project from others in the exempt class; therefore, there are no unusual circumstances.

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, October 4, 2023

Time: 6:00 pm

Place: Hale Building, Permit Center Hearing Room
175 N. 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 commentsHQ@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 or to send comments:

Contact Person: Ivan Galeazzi

Phone: (626) 744-7124

E-mail: igaleazzi@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: 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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