

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

**NOTICE OF PUBLIC HEARING  
TPM #83638**

**Project Location:** 63 N. Sierra Bonita Avenue, Pasadena, CA

**Subject:** The applicant, Sheila Harjanto, EGL Associates, Inc., has submitted a Tentative Parcel Map application to allow the creation of four air parcels on one land lot for the establishment of residential condominiums. Construction of four new residential units is planned for the site. This application only concerns the creation of air parcels that would allow the sale of each dwelling unit. This application does not address the design or construction of the four-unit project. The site is located within the RM-16 (Multi-Family Residential, 0-16 dwelling units per acre) zoning district.

**Environmental Determination:** In conjunction with the Concept Design Review approval on May 13, 2021, 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, §15301, Class 1, Existing Facilities and §15303, New Construction or Conversion of Small Structures, and there are no features that distinguish this project from others in the exempt classes; therefore, there are no unusual circumstances. Class 1, Existing Facilities, exempts the demolition of up to six dwelling units in an urbanized area and Class 3, New Construction or Conversion of Small Structures, exempts the construction of not more than six dwelling units in an urbanized area. 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, April 20, 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 April 15, 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.

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**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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