

# NOTICE OF CITY COUNCIL PUBLIC HEARING

## AC HOTEL – 120 West Colorado Street

- VARIANCE CASE NO. PVAR 1721927
- STAGE I/II DESIGN REVIEW CASE NO. PDR 1721930

### NOTICE IS HEREBY GIVEN

#### Project Location/Description

The proposed project site is approximately 29,500 square feet and currently developed with a Vagabond Inn motel. The site is located on the south side of West Colorado Street between Brand Boulevard and Central Avenue at 120 West Colorado Street, in the DSP/T (Downtown Specific Plan/Transition District) Zone, described as Lots 21 and 32, Grider and Hamiltons Lomita Park Tract.

The applicant is proposing to construct a new six-story (81 feet high), 88,400 square-foot, 130 room hotel with one level of subterranean parking.

#### Entitlements Requested

- Variance Case No. PVAR 1721927 – Standards variance to allow the construction of a hotel with 40% of the required off-street parking spaces in a tandem and/or vertically stacked arrangement, where the maximum number of required off-street parking spaces in a tandem and/or vertically stacked arrangement is 25%.
- Stage I/II Design Review Case No. PDR 1721930 - The Project's architectural design will be presented to the City Council for Stage I/II combined Design Review.

#### Environmental Review

The project is exempt from CEQA review as a Class 32 "In-Fill Development Project" pursuant to Section 15301 of the State CEQA Guidelines because the project is consistent with the general plan designation of the site, the development is proposed within the city limits of the City of Glendale on a project site of less than five acres and surrounded by urban development; the project site has no value as habitat for endangered, rare or threatened species; no significant effects relating to traffic, noise, air quality or water quality will result and the site can be adequately served by all required utilities and public services.

#### Public Hearing

The project described above will be considered by the Glendale City Council at a public hearing in the Council Chambers of the City Hall, 613 East Broadway, Glendale, on **TUESDAY, May 22, 2018, at or after the hour of 3:00 p.m.**

Copies of the draft materials will be available for review prior to the scheduled City Council hearing in the Community Development Department office, Room 103 of the Municipal Services Building, 633 East Broadway. Information on public hearings or meetings for the proposed project can be obtained from Roger Kiesel in the Community Development Department at 818-937-8152 or 818-548-2115 or email: [rkiesel@glendaleca.gov](mailto:rkiesel@glendaleca.gov).

Any person having any interest in the project described above may appear at the above hearing either in person or by counsel or both and may be heard in support of their opinion. Any person protesting may file a duly signed and acknowledged written protest with the City Clerk not later than the hour set for public hearing before the City Council. "Acknowledged" shall mean a declaration of property ownership (or occupant if not owner) under penalty of perjury. If you challenge the decision of this project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Glendale, at or prior to the public hearing. **Staff reports are accessible prior to the meeting through hyperlinks in the "Agenda and Minutes" section. Website internet address: <http://www.glendaleca.gov/agendas>.**

Ardashes Kassakhian, The City Clerk of City of Glendale