

**NOTICE OF PLANNING COMMISSION PUBLIC HEARING
VARIANCE CASE NUMBER PVAR 1806410**

LOCATION: 401 WEST DORAN STREET
APPLICANT: Sarmen Barsegian
ZONE: "R-1650" - (Medium-High Density Residential Residential)
LEGAL DESCRIPTION: Southeast portion of Lot 11, Oliver's West Glendale Tract, in the City of Glendale, County of Los Angeles, as per map recorded in Book 9, Page 58 of Maps in the Office of County Recorder of the County of Los Angeles.

PROJECT DESCRIPTION

Application for a Use and Standards Variance for the subject lot, located in the "R-1650" - (Medium-High Density Residential) Zone, to allow the continuance of certain types of commercial uses and signs permitted in the C1 (Neighborhood Commercial) Zone. No on-site parking is provided for the building.

CODE REQUIRES

1) Approval of a variance for commercial uses and signs not permitted in the "R-1650" zone.

APPLICANT'S PROPOSAL

1) Approval of a Use and Standards Variance to allow, on a lot located in the "R-1650" - (Medium-High Density Residential Zone) the continuance of certain types of commercial uses and signs permitted in the C1 (Neighborhood Commercial) Zone. No on-site parking is provided for the building.

ENVIRONMENTAL DETERMINATION: The project is exempt from CEQA review as a Class 1 "Existing Facilities" exemption pursuant to State CEQA Guidelines Section 15301 because the project involves no expansion of an existing use.

HEARING INFORMATION:

The Planning Commission will conduct a public hearing in Room 105 of the Municipal Services Building, 633 East Broadway, Glendale, on **NOVEMBER 6, 2019, AT 5:00 PM** or as soon thereafter as possible.

The hearing will be in accord with Glendale Municipal Code, Title 30, Chapter 30.43. The purpose of the hearing is to hear comments from the public with respect to zoning concerns.

If you desire more information on the proposal, please contact the case planner **Cassandra Pruett** in the Planning Division at (818) 548-2140 or (818) 937-8186 (email: cpruett@glendaleca.gov). The files are available in the Planning Division. You may also visit our web site at: <http://www.glendaleca.gov/agendas>. Staff reports are accessible prior to the meeting through hyperlinks in the "Agendas and Minutes" section.

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 his/her opinion. Any person protesting may file a duly signed and acknowledged written protest with the Director of Community Development not later than the hour set for public hearing before the Hearing Officer.

"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. In compliance with the Americans with Disabilities Act (ADA) of 1990, please notify the Community Development Department at least 48 hours (or two business days) for requests regarding sign language translation and Braille transcription services.