

**NOTICE OF PLANNING HEARING OFFICER PUBLIC HEARING
VARIANCE CASE NO. PVAR 2118673**

LOCATION: 1844 BARA ROAD, 91208
APPLICANT: Arvin Shirinyans
ZONE: "R1R" - (Restricted Residential) Zone, Floor Area Ratio District II
LEGAL DESCRIPTION/APN: Lot 31, Tract No. 14960 / APN: 5653-020-001

PROJECT DESCRIPTION

The applicant is requesting to construct a new 1,175 square-foot second-story addition with an overall height of 26'-8" to an existing one-story house with an attached garage built in 1953. As proposed, the existing one-foot, seven-inch (1'-7") interior setback along the west side of the property will remain where the Code requires five feet (5'-0") on an 11,520 square-foot lot located in the "R1R-II" - (Restricted Residential, Floor Area Ratio District II) zone.

CODE REQUIRES

- (1) A 5'-0" interior setback is required for buildings or structures 20 feet and equal to or less than 30 feet in height (30.11.030 Table 30.11 B).

APPLICANT'S PROPOSAL

- (1) To construct a new second story addition to the existing one-story single-family house with an overall height of 26'-8", while maintaining the existing 1'-7" interior setback along the west side of the property.

ENVIRONMENTAL DETERMINATION

The project is exempt from environmental review as a Class 1 "Existing Facility" pursuant to Section 15301 of the State CEQA Guidelines because the proposed addition to the existing house will not result in an increase of more than 10,000 square feet and the project is in an area where all public services and facilities are available and is not located in an environmentally sensitive area.

HEARING INFORMATION

The Planning Hearing Officer will conduct a public hearing regarding the above project at **613 E. Broadway, 2nd floor (Council Chambers), Glendale, CA 91206**, on **AUGUST 24, 2022**, at 9:30 am or as soon thereafter as possible. The purpose of the hearing is to hear comments from the public with respect to zoning concerns. The hearing will be held in accordance with Glendale Municipal Code, Title 30, Chapter 30.36.

The meeting can be viewed on Charter Cable Channel 6 or streamed online at: <https://www.glendaleca.gov/government/departments/management-services/gtv6/live-video-stream>. For public comments and questions during the meeting call 818-937-8100. City staff will be submitting these questions and comments in real time to the appropriate person during the Planning Hearing Officer Hearing. You may also testify in person at the hearing if you wish to do so.

If the final decision is challenged in court, testimony may be limited to issues raised before or at the public hearing.

The staff report and case materials will be available a week before the hearing date at www.glendaleca.gov/agendas.

QUESTIONS OR COMMENTS: If you desire more information on the proposal, please contact the case planner Milca Toledo in the Planning Division at (818) 548-2140 or (818) 937- 8181 (email: mitoledo@glendaleca.gov).

Any person having an interest in the subject project may participate in the hearing, by phone as outlined above, 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.

When a final decision is rendered, a decision letter will be posted online at www.glendaleca.gov/planning/decisions. An appeal may be filed within 15 days of the final decision date appearing on the decision letter. Appeal forms are available at <https://www.glendaleca.gov/home/showdocument?id=11926>

The City Clerk of the City of Glendale