

**NOTICE OF COMMUNITY DEVELOPMENT DIRECTOR DECISION  
ADMINISTRATIVE USE PERMIT CASE NO. PAUP 2203998**

**LOCATION:** 1219 LOS ANGELES STREET

**APPLICANT:** Nareg Khodadadi

**ZONE:** "IND" - (Industrial)

**LEGAL DESCRIPTION:** Lot 9 and portion of Lot 10 of Watt's Subdivision and portion of lot 19 of Breedloves Subdivision, in the City of Glendale, County of Los Angeles

**PROJECT DESCRIPTION**

**Application for an administrative use permit to continue the operation of a physical instruction ("Academy USA") at an existing 43,255 square-foot warehouse building located in IND (Industrial) Zone.**

**CODE REQUIRES**

1) The establishment of a physical instruction school requires an administrative use permit in the IND (Industrial) Zone.

**APPLICANT'S PROPOSAL**

1) To allow the continued operation of an existing physical instruction schools.

**ENVIRONMENTAL DETERMINATION:** The project is exempt from CEQA review as Class 1 "Existing Facilities" exemption pursuant to State CEQA Guidelines Section 15301 because the project consists of the continued operation of a physical instruction school without expansion of the building or use.

**PENDING DECISION AND COMMENTS**

Copies of plans, staff analysis, and proposed decision letter are available in the Planning Division office, located at 633 East Broadway, Room 103, and on the City's website at <http://www.glendaleca.gov/planning/pending-decisions>.

Comments may be submitted in writing to the above address or by email to Dennis Joe at [djoe@glendaleca.gov](mailto:djoe@glendaleca.gov). ***Comments must be received by JUNE 15, 2023*** To be considered in the final decision.

**DECISION**

On or after **June 15, 2023** the Community Development Director will make a written decision regarding the continued operation of an existing physical instruction school in the IND Zone.

**APPEAL**

After the Director has made a decision, any person may file an appeal within 15 days of the written decision. Appeal forms are available in the Permit Services Center located at 633 East Broadway, Room 101 or on the City's website at <http://www.glendaleca.gov/appeals>.

Dr. Suzie Abajian  
The City Clerk of the City of Glendale

