

NOTICE OF SPECIAL CITY COUNCIL PUBLIC HEARING
216-236 NORTH CENTRAL AVENUE, 212 WEST CALIFORNIA AVENUE, 201
WEST CALIFORNIA AVENUE, AND 301-315 NORTH ORANGE STREET
STAGE I PRELIMINARY DESIGN REVIEW CASE NO. PDR 2212056

NOTICE IS HEREBY GIVEN:

Project Location/Description

The proposed project is an eight-story, 95-foot tall, 682-unit multi-family residential building with 17 live/work units on a 4.57-acre project site located in the Downtown Specific Plan (DSP) Orange Central District. The project includes 935 parking spaces for the residential use in one level of above-ground parking and two levels of subterranean parking. The project also includes publicly-accessible open space featuring four courtyard plazas, a 38,113 SF mini-park, and a mid-block pedestrian paseo. Development of the project will require the demolition of the existing retail building (formerly Sears) located at 216 - 236 N. Central Avenue, the existing three-level parking structure located at 212 W. California Avenue, and the existing vehicle repair buildings (formerly Sears Auto Center) located at 201 W. California Avenue and 309-315 N. Orange Street.

Entitlements Requested

Stage I Preliminary Design Review Case No. PDR 2212056: The Project's architectural design will be presented to the City Council for Stage I Design Review approval.

Environmental Review

Environmental review is not required for Stage I Preliminary Design Review. The environmental review will be prepared and presented to City Council as part of the Stage II Final Design Review.

Public Hearing

The Project described above will be considered by the Glendale City Council at a special public hearing in the City Council Chambers, 613 East Broadway, Glendale, CA 91206 on **TUESDAY, DECEMBER 6, 2022, AT OR AFTER THE HOUR OF 3:00 p.m.**

The hearing will be open to the public. For public comments and questions during the meeting, the public may call 818-937-8100. City staff will be submitting these questions and comments in real time to the appropriate person during the meeting. You may also testify in person at the hearing if you wish to do so.

The meeting can be viewed on Charter Cable Channel 6 or by streaming online at:

<https://www.glendaleca.gov/government/departments/management-services/qtv6/live-videostream>

If you desire more information on the proposal, please contact the case planner, Vista Ezzati, at vezzati@glendaleca.gov or (818) 937-8180. The files are available in the Community Development Department, Planning Division Office, Room 103 of the Municipal Services Building, 633 East Broadway, and in the City Clerk Office. **Staff reports are accessible prior to the meeting through hyperlinks in the "Agendas and Minutes" section. Website Internet Address:**

<http://glendaleca.gov/agendas>

Any person having any interest in the Project described above may appear at the public hearing listed above 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 at, or prior to the public hearings. "Acknowledged" shall mean a declaration of property ownership (or occupant if not owner) under penalty of perjury. If you challenge the Project described above, per Government Code Section 65009, you may be limited to raising only those issues you or someone else raised at the public

hearings described in this notice, or in written correspondence delivered to the City of Glendale at, or prior to, the public hearings. 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.

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