

PUBLIC NOTICE

DESIGN REVIEW BOARD MEETING

Design Review Board will conduct a public meeting in accord with Glendale Municipal Code, Chapter 30.47.090, regarding the following application requesting:

The applicant is proposing to demolish the existing, 1,243 SF single-family house (built in 1923) and construct a new two-story, 3,018 SF single-family dwelling with an attached, two-car garage on a 10,180 SF lot, located in the R1-I (Low Density Residential, Floor Area Ratio District I) Zone. The existing 400 SF, detached garage will remain at the rear, and shall be converted to an accessory dwelling unit (ADU). This is a second submittal for final review; on April 22, 2021, the Design Review Board reviewed and returned the project for redesign with conditions.

Case No.: **PDR2012538 B**

Project Address: **1246 Justin Avenue, Glendale 91201**

Case Planner: **Milca Toledo**

Planner Phone Number: **(818) 937-8181**

Planner Email Address: MiToledo@glendaleca.gov

ENVIRONMENTAL DETERMINATION:

The project is exempt from CEQA review as a Class 3 "New Construction or conversion of Small Structures" (Sec.15303), because the project involves the construction of a new single-family residence.

PUBLIC MEETING/HEARING

The Design Review Board will conduct a public hearing regarding the above project on **Thursday, December 8, 2022**, at 5:00 pm or as soon thereafter as possible, in the City Council Chambers, 613 East Broadway, Glendale.

For public comments and questions during the DRB meeting, call **818-937-8100**. City staff will be submitting these questions and comments in real time to the appropriate person during the meeting.

Anyone interested in the above case may appear at the meeting and voice an opinion (either in person or by counsel, or both) or submit written comments prior to the meeting to the case planner, Milca Toledo, at MiToledo@glendaleca.gov

The meeting can be viewed on Charter Cable Channel 6 or by streaming online at: <https://www.glendaleca.gov/government/departments/management-services/gtv6/live-video-stream>

For more information, please call (818) 548-2115. You may also visit our web site at: www.glendaleca.gov/agendas. *Staff reports are accessible prior to the meeting through*

hyperlinks in the "Agendas and Minutes" section. Environmental related issues/information may be discussed at this meeting.

Any person having any interest in the project described above may appear at the public meeting listed above either in person or by counsel of 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 meetings. "Acknowledged" shall mean a declaration of property ownership (or occupant if not owner) under penalty or 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 meetings described in this notice, or in written correspondence delivered to the City of Glendale at, or prior to, the public meetings. In compliance with the Americans with Disabilities Act (ADA) of 1990, please notify the Community Development Department at least 48 hours (two business days) for requests regarding sign language translation and Braille transcription services

City of Glendale
Community Development Department
633 East Broadway, Room 103
Glendale, CA 91206