

March 25, 2021

NOTICE OF PUBLIC HEARING

Case Number: Hillside Development Permit (HILL-2020-0019)
Second-Floor Review (DEV-2020-0052)
Setback Modification (EXCP-2020-0011)

Applicant/Property Owner: Jay Johnson AIA & Associates, Inc. / Haig Dudukjian

Project Location: 1459 Sugar Loaf Drive (AIN: 5657-022-004)

NOTICE IS HEREBY GIVEN that on Thursday, April 8, 2021, at 6:00 p.m., the Planning Commission of the City of La Cañada Flintridge will hold a public hearing to consider a request for a Hillside Development Permit, Second-Floor Review, and Setback Modification at 1459 Sugar Loaf Drive (AIN: 5657-022-004), to permit remodeling and expansion of an existing 3,160 square-foot residence, including construction of a new 1,809 square-foot second-floor, on a 20,547 square-foot hillside lot with an average slope of 34 percent. A Setback Modification is requested to allow the north end of the residence to encroach three feet into the required 10'-4" north side yard setback. A compliant inward-facing retaining wall up to five feet in height is also proposed within the required front yard setback.

In accordance with Executive Order N-29-20, the City of La Cañada Flintridge is authorized to hold public meetings via teleconferencing and allows members of the public to observe and address the meeting telephonically or electronically to promote social distancing due to the state and local State of Emergency resulting from the threat of the Novel Coronavirus (COVID-19). If you are interested in addressing the Planning Commission regarding a public hearing item, you may participate telephonically and speak during the public hearing or submit your comment via email to pcpubliccomment@lcf.ca.gov. You can access the meeting by logging into the Zoom meeting or dialing the following telephone number and you will be placed on listen only mode, muted until it is your turn to speak:

Phone No.: 1 (301) 715-8592
Zoom Meeting ID: 938 7805 0302

The Planning Commission meeting may be viewed via the City website, livestream (URL: <https://cityoflcf.org/city-clerk/agenda-minutes/>) or on Charter Spectrum (channel 3 or 16). Remote public comment for an item listed on the agenda is available via email to pcpubliccomment@lcf.ca.gov. E-mails will be accepted beginning at the time the meeting agenda is posted on the City's website and/or bulletin board, up through and until the close of the "public comments" period for that particular agenda item.

Staff has determined that the proposed project is Categorical Exempt from the California Environmental Quality Act (CEQA), under Section 15303 (New Construction) of the CEQA Guidelines.

If you challenge the Hillside Development Permit, Second-floor Review, Setback Modification and/or the environmental determination in court, you may be limited to raising only those issues raised at the public hearing described in this notice, or in correspondence delivered to the Planning Commission at, or prior to, the public hearing. (Case Planner: Chris Gjolme)

Susan Koleda, AICP
Director of Community Development
Ad# 10604-063