

NOTICE OF PUBLIC PLANNING HEARING OFFICER HEARING **CONDITIONAL USE PERMIT NO. PCUP 1725121**

LOCATION: 1116 EAST BROADWAY
Glendale, CA 91204

APPLICANT: Xiaohong Bin

BUSINESS NAME: Garden Spa

ZONE: "C3" - Commercial Services Zone

LEGAL DESCRIPTION: Por Lot 1, Block 24, Glendale Tract & por Lot 1 and Por lot 2,
Tract No. 611

PROJECT DESCRIPTION

An application for a Conditional Use Permit to allow the operation of a new massage establishment in a C3 – Commercial Services zone, subject to the standards listed in GMC 5.64.

CODE REQUIRES

- (1) A conditional use permit application is required for a massage establishment in the C3 zone (G.M.C. 30.12.020.B, Table 30.12 – A).

APPLICANT'S PROPOSAL

- (1) To operate a massage establishment.

ENVIRONMENTAL DETERMINATION

The project is exempt from CEQA review as a Class 1 "Existing Facilities" exemption pursuant to State CEQA Guidelines Section 15301 as this is new business in an existing commercial tenant space proposing to offer massage services with no added floor area or modification to the façade.

HEARING INFORMATION: The Planning Hearing Officer will conduct a public hearing in Room 105 of the Municipal Services Building, 633 East Broadway, Room 105, Glendale, on **December 13, 2017** at 9:30 a.m. or as soon thereafter as possible.

The hearing will be in accord with Glendale Municipal Code, Title 30, Chapter 30.61. The purpose of the hearing is to hear comments from the public with respect to zoning concerns.

If you desire more information on the proposal, please contact the case planner, **Bradley Collin**, in the Planning Division at (818) 548-3210, or at bcollin@glendaleca.gov. The files are available in the Community Development Department, Room 103 of the Municipal Services Building, 633 East Broadway. You may also visit: <http://www.glendaleca.gov/agendas>. Staff reports are accessible prior to the hearing through hyperlinks in the "Agendas and Minutes" section.

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.

Website Internet Address: <http://www.ci.glendale.ca.us/government/agenda.asp> - Staff reports are accessible a week prior to the meeting through hyperlinks in the "Agendas and Minutes" section.