

PUBLIC NOTICE

Administrative Design Review Case No. PADR-004013-2024

The Director of Community Development will render a final decision on or after **February 6, 2025**, for the following project:

The applicant is requesting an Administrative Design Review approval to demolish an existing 1,023 square foot single family house with a 2-car detached garage and construct a new two-story multi-family development with three units and attached two-car garages on a 9,185 square foot lot. The subject property is located in R-3050 (Moderate Density Residential) Zone.

Project Address: **311 Irving Avenue**

Case Planner: **Shoghig Yepremian**

PLANS AND REPORT AVAILABLE FOR REVIEW: All files related to the case, the project plans, and a report with analysis of the project, including a staff recommendation, are available for review in the Planning Division Office, located at 633 E. Broadway, Room 103, Glendale, between the hours of 7:30 a.m. and 5 p.m.

The plans and report are also available online at:
<http://www.glendaleca.gov/planning/pending-decisions>

QUESTIONS OR COMMENTS: Please contact the case planner, Shoghig Yepremian, at (818) 937-8135, or send an email to syepremian@Glendaleca.gov.

Comments must be received prior to February 6, 2025 in order to be considered by the Director.

DECISION: A decision letter will be posted on or after the date listed above and may be accessed online at: <http://www.glendaleca.gov/planning/decisions>. You may also request notification of the decision when the decision is rendered. Should you wish to file an appeal of the decision, the appeal must be filed within 15 days of the date of the decision as shown on the decision letter. All appeals must be filed using the City's online permit portal: www.glendaleca.gov/Permits. Create an account, click "Apply," type "appeal" in the search bar, and apply for "Appeal of Planning Decision." Information regarding appeals and fees may be obtained by calling the Community Development Department staff at 818-548-2140, or contacting the case planner above.

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