



Public Notice of Environmental Decision

Date Posted: October 28, 2022

Date to be Removed: December 1, 2022

Project No. 22-0003178 – Conditional Use Permit

Project Title

1521 E. Alameda Ave.

Project Location (Address)

A Conditional Use Permit (CUP) request to allow the overall height of a proposed two-story single-family residence to be measured from the average grade of the lot, rather than from the natural grade of the lot. Due to the slope of the lot, there is an approximate 4'-0" grade difference between the lowest and highest portions of the lot as measured between the east and west (side) property lines. By measuring height from the average grade of the lot, the proposed residence would have an overall height of 24'-8". The project site is located in the R-1, Single-Family Residential Zone, and the General Plan land use designation is Low Density Residential.

Project Description

James Coane

Project Applicant

Maciel Medina, Associate Planner

(818) 238-5250

Project Planner

Phone

Director's Environmental Decision:

 X **Categorically Exempt**

This project has been determined to be exempt from the California Environmental Quality Act (CEQA) per Section 15303(a) of the CEQA Guidelines that exempts new construction of a single-family residence.

Reasons why the project poses no environmental impact

10/28/22

Federico Ramirez

Date

Assistant Community Development Director-Planning