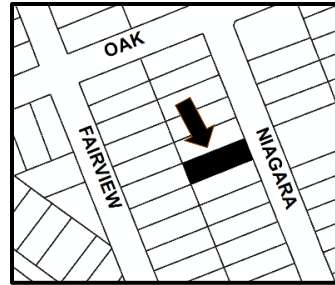


## Public Notice

Request to construct a 2,430 sq. ft. 2-story single family residential dwelling with a 361 sq. ft. garage at 231 N. Niagara Street



### What is this?

This notice is to let you know that the City of Burbank Community Development Director will be making a decision to approve or deny an application for a Single-Family Special Development Permit. A request to construct a new 2,430 square foot single family dwelling consisting of 1,279 square feet on the first story and 1,151 square feet on the second story, and a 400 square foot garage attached in the front of the dwelling. The proposed project also includes a 59 square foot porch located on the South side of the structure. The proposed height is 22' – 0" to the top of roof. The subject property is in the R-1, Single Family Residential, zone. The proposed project is exempt from the California Environmental Quality Act (CEQA) in accordance with CEQA Guidelines Section 15303(a) for the new construction of one single-family residence in a residential zone.

### Why am I getting this?

You are getting this notice because the proposed project is located near where you live or own property. This notice was mailed to all residents and property owners within 300 feet of the project to solicit input prior to the final decision. Because you have the right to appeal the decision of the Director to the Planning Board, whether the project is approved or denied, we wanted you to know about both options for participating: call or write to tell us what you think about the project, and/or appeal the Director's decision if you disagree.

The Community Development Director will make a decision to approve or deny this project on or after July 22, 2021. You may provide input prior to this decision. You also have a right to appeal the decision after the decision is made (any appeal must be filed with the applicable appeal fee *no later than 5:00 p.m. on the 15<sup>th</sup> day after the decision day*).

### How do I find out more or participate?

- ☎ Call the project planner, Xjvirr Thomas, at 818-238-5250
- ✉ E-mail the project planner at: [xathomas@burbankca.gov](mailto:xathomas@burbankca.gov)
- 📖 View documents related to this project online at:

[www.burbankca.gov/pendingprojects](http://www.burbankca.gov/pendingprojects)

Date: July 7, 2021

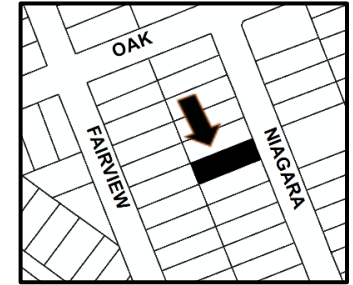
Project: Planning Permit No. 20-0004852

Burbank Planning Division - [www.burbankca.gov/planning](http://www.burbankca.gov/planning)



## Public Notice

Request to construct a 2,430 sq. ft. 2-story single family residential dwelling with a 361 sq. ft. garage at 231 N. Niagara Street



### What is this?

This notice is to let you know that the City of Burbank Community Development Director will be making a decision to approve or deny an application for a Single-Family Special Development Permit. A request to construct a new 2,430 square foot single family dwelling consisting of 1,279 square feet on the first story and 1,151 square feet on the second story, and a 400 square foot garage attached in the front of the dwelling. The proposed project also includes a 59 square foot porch located on the South side of the structure. The proposed height is 22' – 0" to the top of roof. The subject property is in the R-1, Single Family Residential, zone. The proposed project is exempt from the California Environmental Quality Act (CEQA) in accordance with CEQA Guidelines Section 15303(a) for the new construction of one single-family residence in a residential zone.

### Why am I getting this?

You are getting this notice because the proposed project is located near where you live or own property. This notice was mailed to all residents and property owners within 300 feet of the project to solicit input prior to the final decision. Because you have the right to appeal the decision of the Director to the Planning Board, whether the project is approved or denied, we wanted you to know about both options for participating: call or write to tell us what you think about the project, and/or appeal the Director's decision if you disagree.

The Community Development Director will make a decision to approve or deny this project on or after July 22, 2021. You may provide input prior to this decision. You also have a right to appeal the decision after the decision is made (any appeal must be filed with the applicable appeal fee *no later than 5:00 p.m. on the 15<sup>th</sup> day after the decision day*).

### How do I find out more or participate?

- ☎ Call the project planner, Xjvirr Thomas, at 818-238-5250
- ✉ E-mail the project planner at: [xathomas@burbankca.gov](mailto:xathomas@burbankca.gov)
- 📖 View documents related to this project online at:

[www.burbankca.gov/pendingprojects](http://www.burbankca.gov/pendingprojects)

Date: July 7, 2021

Project: Planning Permit No. 20-0004852

Burbank Planning Division - [www.burbankca.gov/planning](http://www.burbankca.gov/planning)



