



**COMMUNITY  
DEVELOPMENT**

April 7, 2025

**SENT VIA EMAIL to [Dave@rpnllp.com](mailto:Dave@rpnllp.com)**

Rand Paster & Nelson, LLP  
633 West Fifth Street  
64<sup>th</sup> Floor  
Los Angeles, CA 90071

**Subject:** 910 Mariposa Street – Withdrawal of SB 35 Application for Project No. 23-0002305

Dear Mr. Rand,

This letter formally acknowledges the City of Burbank's receipt of your notice, dated March 18, 2025, to formally withdraw the SB 35 Application for Project No. 23-0002305. Additionally, the City received a letter from the Applicant on April 2, 2025, confirming their intent to withdraw the application. As approved by the Community Development Director and affirmed by the City Council by Resolution 23-29,451 the project proposed the development of twenty-three (23) for-sale townhome units, including two (2) deed-restricted units designated for low-income households, pursuant to SB 35 (CA Government Code Section 65913.4). The project also included Vesting Tentative Tract Map No. 84060.

The City understands and acknowledges that by submitting the withdrawal notices, the applicant intends to voluntarily relinquish all associated entitlement rights and approvals granted under the City's previous approval of Project No. 23-0002305. The City will consider the project withdrawn and will take no further action on the application.

If you have any questions or require further clarification, please feel free to contact Joseph Onyebuchi, Associate Planner, at (818) 238-5250 or via email at [JOnyebuchi@BurbankCA.gov](mailto:JOnyebuchi@BurbankCA.gov).

Sincerely,

Joseph Onyebuchi  
Associate Planner

CC: Patrick Prescott, Community Development Director  
Fred Ramirez, Assistant Community Development Director – Planning  
Scott Plambaeck, Planning Manager  
Leonard Bechet, Principal Planner  
Joseph H. McDougall, City Attorney  
Lisa Kurihara, Senior Assistant City Attorney

Attachments: March 18, 2025 Withdraw Notice  
April 2, 2025 Applicant Letter