

**CITY OF SOUTH PASADENA  
PLANNING COMMISSION  
PUBLIC HEARING NOTICE  
PROJECT NO. 2218-HDP/DRX/VAR/TRP  
619 INDIANA TERRACE, SOUTH PASADENA, CA 91030**

**NOTICE IS HEREBY GIVEN** that the City of South Pasadena Planning Commission will hold a Regular Public Hearing on **Tuesday, October 12, 2021 at 6:30 p.m.** to consider a request for a **Hillside Development Permit, Design Review, Variances, and Tree Removal Permit (Project No. 2218-HDP/DRX/VAR/TRP)** for a proposed single-family residence with an attached garage located at 619 Indiana Terrace (APN: 5314-005-021). The project applicant is Sun Baek. The project consists of the following applications:

1. **Hillside Development Permit** to allow construction of a 4,234-square-foot, multi-level single-family home on a vacant 14,057-square-foot lot; and
2. **Design Review** for the proposed home; and
3. **Two Variances** to deviate from development standards to allow the project to provide the following:
  - a. Reduction of the site to be remediated to its natural slope and vegetation as required by SPMC Section 36.340.050 (F);
  - b. To allow the height of retaining walls to exceed the 6 foot height limitation established in SPMC Section 36.340.040 (I); and
4. **Tree Removal Permit** to remove nine trees from the site, conditionally approved by the Public Works Department.

In accordance with the California Environmental Quality Act (CEQA), the project qualifies for a Categorical Exemption under Section 15303, Class 3 for new construction of small structures including “up to three single-family residences” in “urban areas” and the proposed project is one single-family detached home and Section 15332 for in-fill development projects. The project site a vacant lot with no historic resources or known habitat for endangered, rare or threatened species, is less than five acres, and is surrounded by urban development. The proposed project can be served by all required utilities and public services.

The meeting will be located at the Amedee O. “Dick” Richards, Jr., Council Chambers located at 1424 Mission Street, South Pasadena, CA 91030. Copies of all relevant material, including the project specifications are on file in the office of the Planning and Building Department located at 1414 Mission Street, South Pasadena, CA 91030, and are available for review from 7:30 a.m. to 6:00 p.m., Monday through Thursday.

The City of South Pasadena strongly encourages your participation. Participants can provide public comment live, in person or via written public comments. Written comments can be submitted in advance to [PlanningComments@southpasadenaca.gov](mailto:PlanningComments@southpasadenaca.gov) by **12:00 p.m. on Tuesday, October 12, 2021** to ensure adequate time to compile and post. Please provide the agenda item for the comments/questions. All comments/questions received will be distributed to the Commission for consideration and will also be posted on the City’s website prior to the meeting

**STATE GOVERNMENT CODE SECTION 65009 NOTICE:** If you challenge this application in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of South Pasadena at, or prior to, the public hearing.

Publish Date: October 1, 2021, *South Pasadena Review*