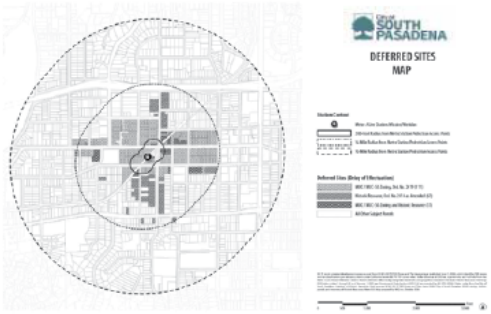
CITY OF SOUTH PASADENA
PLANNING COMMISSION
PUBLIC HEARING NOTICE

NOTICE IS HEREBY GIVEN that the City of South Pasadena Planning Commission will hold a Public Hearing at a Special Meeting on **Tuesday, October 20, 2025, at 6:30 p.m.** to consider the following project:

Planning Commission recommendation on proposed amendment to Ordinance No. 2414- An Uncodified Ordinance of the City Council of the City of South Pasadena Deferring Applications of California Assembly Bill 79 on Sites with a Historic Resource Designated as of January 1, 2025, on a Local Register Until One Year Following Adoption of the City's seventh Cycle Housing Element Pursuant to State Law and the South Pasadena Zoning Map to add properties that are a contributing site within a historic district and parcels individually listed as a historic resource included on the State Historic Resources Inventory, as defined in Section 5020.1 of the Public Resources Code; pursuant to California Assembly Bill 2576 with an effective date of January 1, 2027, and making a determination of exemption under the California Environmental Quality Act (CEQA).

Senate Bill 79 ("SB 79") (Government Code Sections 65912.155 through 65912.162, inclusive) is a state bill adopted on October 10, 2025, and which went into effect July 1, 2026, that increases the allowable density, floor area, and height for housing development projects located on parcels zoned residential, mixed used, or commercial within proximity to certain transit-oriented development stops. SB 79 zoning provisions apply to parcels located within ¼ mile radius from the Metro A Line Station. Pursuant to SB 79, sites with a historic resource designated as of January 1, 2025, on a local register, may be deferred until one year after the adoption of the seventh cycle housing element and in such cases the provisions of SB 79 related to housing development projects shall not apply to those sites. The City Council adopted Ordinance No. 2414 on July 30, 2026, deferring SB 79 on sites with a historic resource as described above and amending the City's Zoning Map. On September 14, 2026, Governor Newsome signed AB 2576, effective January 1, 2027, which adds historical resources included in the State Historic Resources Inventory (both contributing sites within a historic district and individually listed parcels) as sites that may be deferred until one year after the adoption of the seventh cycle housing element. The Planning Commission will be considering a recommendation that the City Council amend Ordinance No. 2414 to add 63 sites located within ¼ miles of the Metro A Line Station that are included in the State Historic Resources Inventory, as defined in Section 5020.1 of the Public Resources Code, as either a contributing site within a historic district or parcels individually listed historical resources and further amending the City's Zoning Map to reflect the additional excluded historic sites as shown on the map below.



For questions and/or comments regarding this project, please contact Erika Ramirez, Community Development Director at eramirez@southpasadenaca.gov or (626) 403-7220.

Environmental Review- This project has been assessed in accordance with the authority and criteria contained in the California Environmental Quality Act (CEQA), and the State CEQA Guidelines. Accordingly, the Planning Commission will consider a recommendation to recommend that the City Council find the project statutorily exempt pursuant to Government Code Section 65912.160(c)(2).

Meeting Information - The meeting will be located at the Amedee O. "Dick" Richards, Jr., Council Chambers located at 1424 Mission Street, South Pasadena, CA 91030. Members of the public also have the option to participate in person or via Zoom using the following link:

https://us02web.zoom.us/j/83530439651

The agenda packet, which will include the staff report and associated documents for this project will be posted on the City's website at least 72 hours 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 9, 2026, *South Pasadena*

CITY OF SOUTH PASADENA
PLANNING COMMISSION
PUBLIC HEARING NOTICE

NOTICE IS HEREBY GIVEN that the City of South Pasadena Planning Commission will hold a Public Hearing at a Special Meeting on **Tuesday, October 20, 2025, at 6:30 p.m.** to consider the following project:

Planning Commission recommendation on proposed amendments to the Downtown Specific Plan (DTSP) to establish Objective Design Standards for multifamily and mixed-use development projects within the DTSP area and amendments to South Pasadena Municipal Code Chapter 36 (Zoning) Section 36.410.040 to apply the newly established DTSP Objective Design Standards to residential projects that qualify for ministerial design review and making a determination of exemption under the California Environmental Quality Act (CEQA).

The Planning Commission will consider a recommendation to the City Council to adopt a resolution to amend the Downtown Specific Plan (DTSP) to establish Objective Design Standards (ODS) that would be applicable to all new multifamily and mixed-use development projects within the DTSP area and make other amendments for consistency. Additionally, the Planning Commission will consider a recommendation to the City Council to adopt an ordinance to amend the South Pasadena Municipal Code (SPMC) Chapter 36 (Zoning) Section 36.410.040 Design Review to apply the ODS established for the DTSP area to residential projects that qualify for ministerial design review.

For questions and/or comments regarding this project, please contact Erika Ramirez, Community Development Director at **eramirez@southpasadenaca.gov** or (626) 403-7220.

Environmental Review- This project has been assessed in accordance with the authority and criteria contained in the California Environmental Quality Act (CEQA), and the State CEQA Guidelines. The proposed amendments to the DTSP and SPMC Chapter 36 (Zoning) are exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15061(b)(3), the common sense exemption. The amendments establish objective design standards for multifamily and mixed-use development and clarify their applicability. They do not change permitted land uses, increase allowable density or height, or authorize construction of any specific development project.

Meeting Information - The meeting will be located at the Amedee O. "Dick" Richards, Jr., Council Chambers located at 1424 Mission Street, South Pasadena, CA 91030. Members of the public also have the option to participate in person or via Zoom using the following link:
https://us02web.zoom.us/j/83530439651

The agenda packet, which will include the staff report and associated documents for this project will be posted on the City's website at least 72 hours 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 9, 2026, South Pasadena Review
October 9 2026, South Pasadena Review