



CITY OF POMONA PLANNING DIVISION

NOTICE OF PUBLIC HEARING

This is not a citation (Esta no es una citación).

If you are receiving this notice, your property is located within 400 feet of the proposed project.

PROPOSED PROJECT

The Planning Commission will conduct a public hearing to consider a request for a Tentative Parcel Map (PARCEL_019622-2022) to subdivide an existing parcel into two separate parcels located in the RND1 District of the Pomona Zoning Ordinance.

Applicant	Lily Xiao
Location	688 E. 11 th St.
Assessor's Parcel No(s).	8333-012-001
Hearing Body	Planning Commission
Case File(s)	PARCELMAP-019622-2022

Environmental Determination

The City of Pomona, as lead agency, has conducted an environmental review on the proposed project per the California Environmental Quality Act (CEQA). Pursuant to the provisions of CEQA (Public Resources Code, Section 21084 et seq.), the guidelines include a list of classes of projects which have been determined to have a significant effect on the environment and which shall, therefore, be exempt from the provisions of CEQA. The Planning Commission will consider adopting a Categorical Exemption in compliance with Article 19, Section 15315, Class 15 (Minor Land Divisions) in that the project consists of the division of property in urbanized areas zoned for residential, commercial, or industrial use into four or fewer parcels when the division is in conformance with the General Plan and zoning, no variances or exceptions are required, all services and access to the proposed parcels to local standards are available, the parcel was not involved in a division of a larger parcel within the previous two years, and the parcel does not have an average slope greater than twenty percent. The proposed project described above hereby meets the guidelines for a Categorical Exemption, therefore no further environmental review is required.

PUBLIC HEARING INFORMATION

Time & Date	Planning Commission Meeting, Wednesday, September 25, 2024, 7:00 p.m.
Location	City Council Chambers, 505 S. Garey, Pomona, CA 91766 (in-person meeting)
Questions	Carlos Molina, Assistant Planner Available to contact at (909) 620-3634 or Carlos.Molina@pomonaca.gov

Written Comments: Written comments may be submitted to DevServicesComments@pomonaca.gov, by 6:00 p.m. the day of the hearing. Please title your email "PC Public Comment 09-25-24". Comments received via email will be made a part of the official record of the meeting.

The staff report on this matter will be available no later than September 19, 2024 on the City of Pomona website, which may be accessed at <https://pomona.legistar.com/Calendar.aspx> or by emailing the case planner, Carlos Molina.

PLEASE NOTE: If you challenge this matter 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 Pomona, Planning Division at, or prior to, the public hearing.

Para Información en Español, llame (909) 620-3634.

The City of Pomona is noticing for a public hearing for a request of a Tentative Parcel Map to subdivide an existing parcel into two separate parcels. The Applicant is Lily Xiao. The address is 688 E. 11th Street, 91766-0122. The City case file is PARCELMAP-019622-2022. The public hearing will take place at the regular meeting of the Planning Commission on Wednesday, **September 25, 2024** at 7:00 p.m., in-person at the City Council Chambers located at 505 S. Garey Avenue, Pomona CA 91766. The agenda will be posted on the website at least six days prior to the meeting date and time. Written comments may be submitted to DevServicesComments@pomona.gov, by 5:30 p.m. the day of the hearing. Please title your email "Planning Commission Public Comment 09/25/2024." Please direct questions about this matter to Carlos Molina, Assistant Planner at carlos.molina@pomona.gov or at (909) 620-3634. Please note that if you challenge this matter 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 Pomona, Planning Division at, or prior to, the public hearing. Para información en Español, llame (909) 620-2191.
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