

## NOTICE OF PUBLIC HEARING

**Project Title:** Change of Zone (ZONE 10882-2018), Conditional Use Permit (CUP 10881-2018)

**Project Applicant:** Cheng Shan Cheng

**Project Location:** 1531 & 1533 W. Orange Grove Avenue

**Project Description:** A request to change the zoning district from R-1-6,000, Single-family residential district to R-1-E Overlay, Single-family residential overlay district for a property located at 1531 & 1533 West Orange Grove Avenue. The request also includes the proposed construction of a new 1,652 square foot single family structure and two-car garage, a 704 square foot addition to an existing 800 square foot single family residence and new single-car garage, and a 339 square foot addition to an existing 1,163 square foot single family residence.

**Lead Agency:** City of Pomona, Development Services Department, Planning Division

**Public Hearing Date & Location/Time:** The public hearing is scheduled for **Wednesday, April 24, 2019 at 7:00 p.m.** in the City of Pomona City Council Chambers located at 505 S. Garey Avenue in the City of Pomona.

### Environmental Review

Upon submittal of the project, staff reviewed the proposed project in accordance with the California Environmental Quality Act (CEQA) guidelines. After examining the proposed project, staff has determined that the proposed project meets the criteria for two exemptions. First, the proposed zone change can be found exempt from environmental review pursuant to CEQA Guidelines Section 15061(b)(3) which exempts activities that can be seen with certainty to have no possibility for causing a significant effect on the environment. The change of zone from R-1-6,000, Single-family residential district to R-1-E Overlay, Single-family residential overlay district would not create any significant environmental impacts. The change of zone would not create any public health or safety hazards and would not have a significant impact on the resources or services within this area, such as water, sanitary services, surrounding roadways and intersections, and surrounding uses. Second, the proposed development of the site meets the criteria for a Class 3 Categorical Exemption pursuant to Section 15303, Class 3 – New Construction or conversion of Small Structures, in that the project is located in an urbanized area and consists of the construction of one new single family structure as well as additions to two existing single family structures. Therefore, no further environmental review is required. Both the General Rule Exemption and Categorical Exemption will be considered by the Planning Commission at the public hearing for this project scheduled for April 24, 2019.

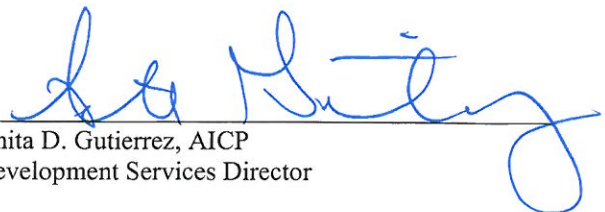
### Public Hearing Notice

Any interested individual may appear in person or by agent at the Planning Commission hearing and be heard on any matter relevant to such proceedings. The staff report on this matter will be available in the Planning Division on or about April 18, 2018. Please call the Planning Division at (909) 620-2191 with any questions you may have regarding this matter.

**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) 620-2191.**

Date: April 8, 2018

  
Anita D. Gutierrez, AICP  
Development Services Director

Publication Date: April 12, 2018

Rosalia Butler  
City Clerk, City of Pomona





DONNA'S RADIUS MAPS

DATE: 9/28/2018

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