



PUBLIC HEARING NOTICE – Planning Commission

Project Location:

Citywide

Contact Information:

Project Planner:

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(626) 574-5423

City of Arcadia
Planning Services
240 W. Huntington Drive
P.O. Box 60021
Arcadia, CA 91066

NOTICE IS HEREBY GIVEN that the Planning Commission will hold a public hearing and forward a recommendation to the City Council on a Citywide rezoning effort related to the approved Housing Element Update.

General Plan Amendment GPA 23-02, Zone Change 23-03, and Text Amendment 23-02 (Citywide Rezones for the Housing Element Update) –The City of Arcadia adopted revisions to its Housing Element on February 15, 2022. This Update was for the State-required planning period of 2021-2029, often referred to as the 6th housing cycle. The proposed action includes changes to the City's General Plan, Zoning Map, and Development Code to implement the approved Housing Element. The changes are summarized below and maps and information can be viewed at www.arcadiaca.gov/housing:

1. Expand the Downtown Mixed-Use Zone to properties east of 2nd Ave. and west of 5th Ave. and along Rolyn Place.
2. Add a Downtown Mixed Use Overlay zone over commercial-manufacturing properties along St. Joseph and La Porte Streets.
3. Increase the residential density allowed in the Mixed Use (MU) zone from 30 dwelling units/acre to 50 dwelling units/acre.
4. Add a "Residential Flex" Overlay Zone over portions of Live Oak Avenue, Las Tunas Drive, and the General Commercial (CG) zoned areas of the City to allow residential projects in these locations with up to 50 dwelling units/acre, if affordable housing units are proposed.
5. Increase the residential density allowed in the Multi-Family Residential (R3) zone from 30 dwelling units/acre to 40 dwelling units/acre.

Environmental Determination – Pursuant to the provisions of the California Environmental Quality Act (CEQA), an Addendum to the adopted Negative Declaration has been prepared for the Housing Element Update, and it was determined that the proposed rezones will not have a significant effect on the environment as previously analyzed, per CEQA Guideline 15164. The 30-day public review period for the environmental document is from **December 21, 2023 to January 22, 2024. Written comments must be received no later than January 22, 2024.**

The Zoning Map, General Plan Land Use Map and Environmental Document are available for public review at:

1. www.arcadiaca.gov/housing
2. City Hall Development Services Department, 240 W. Huntington Dr., Arcadia
3. Arcadia Library at 20 W. Duarte Road, Arcadia

Applicant: City of Arcadia

Hearing Date and Time: Tuesday, January 23, 2024, at 7:00 p.m.

Place of Hearing: Arcadia City Council Chambers

240 W. Huntington Drive, Arcadia, CA

Persons wishing to comment on the project and/or environmental documents may do so at the public hearing or by submitting written statements to Planning Services prior to the January 23, 2024 hearing. This notice was published on December 21, 2023 in the Pasadena Star News and Arcadia Weekly, and posted on the City's website and at the City Council Chambers. The staff report for this project will be available on the City's website at www.ArcadiaCA.gov after 4:30 PM on Friday, January 19, 2024. City Hall will be closed on December 25 and 29, 2023 and January 1, 12 and 15, 2024.

Per Government Code Section 65009 – If you challenge this project in court or in administrative hearing, 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 Arcadia, or prior to the public hearing.

In compliance with the American with Disabilities Act, if you need special assistance to participate in this meeting, please contact Planning Services at (626) 574-5423. Notification of three business days prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to this meeting.

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请致电 (626) 574-5455，向市书记官办公室了解详情。