

Public Notice

Proposed DA Extension at 3000 W Alameda Avenue

What is this?

This notice is to let you know that on December 11, 2023, the City of Burbank Planning Commission will be holding a public hearing to consider Project No. 23-0001343, an application for a Second Amendment to the Development Agreement related to Planned Development No. 96-1 at 3000 West Alameda Avenue. In 1997, the City Council entered into a Development Agreement (DA) with the National Broadcasting Company, Inc (NBC) for their Main Lot (3000 West Alameda) and their Secondary Lot (2900 West Alameda Avenue), with a term through 2017. In 2013, the City Council approved a request to extend the DA by seven additional years, through March 2024. The applicant, Worthe Real Estate Group, is now requesting an additional three-year extension of the DA through March 2027. The project will remain in substantial conformance with the one approved by the City Council in 1997. The Planning Commission will be making a recommendation on whether to approve or deny the request to the City Council.

An Environmental Impact Report (EIR) for the project was approved and certified by the City Council on March 11, 1997. A Supplemental EIR was certified with for First Amendment to the DA in 2013. Pursuant to the provisions of the California Environmental Quality Act, an Addendum to the EIR has been prepared per Section [15162](#) and [15164](#) of the State CEQA Guidelines.

Why am I receiving this notice?

You are getting this notice because the proposed project is located near where you live or own property. This notice was mailed to all residents and property owners within 1,000 feet of the project and all property owners within the Media District Overlay area north of SR-134 (per BMC Section 10-1-2101) to solicit input prior to the final decision.

How do I find out more or participate?

☎ Call the project planner, Greg Mirza-Avakyan, at 818-238-5250

✉ E-mail the project planner at: gmirzaavakyan@burbankca.gov

📖 View documents related to this project online at:

<https://www.burbankca.gov/pendingprojects>

🕒 Participate in **Planning Commission public hearing on Monday, December 11 at 6:00 p.m.** The meeting will be held in the **City Council Chambers in City Hall, located at 275 E. Olive Avenue** in Burbank.

Notice: Pursuant to Section 65009 of the California Government Code, if you challenge the proposed project in court, you may be limited to raising only those issues that you or someone else raised at the Planning Commission public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

Date: November 22, 2023

Project: Planning Permit No. 23-0001343

Burbank Planning Division - www.burbankca.gov/planning



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Notes

Maps: Need to have dark parcel lines and large street names (must be legible), not less than 9 or 10 font size.

These lines/names can be adjusted using ArcMap properties (right-click on the feature you to adjust, listed on the left side column); to increase the street name size for printing @ 10 font, you'll probably need to select font size 36 or 40 on the ArcMap properties. The subject property(ies) may also be selected & darkened to clearly identify the project site. Include an arrow or star to label the site.

Text: City Manager wants to update the format to be clearer and have more project description/details, and processing requirements.

The header at the top (underneath 'Public Notice') must include a few words to describe the project (2nd floor addition or whatever).

The project description must be easy to read (for the general public) and not so much technical language (more conversational tone).

Square footages and heights must be accurate. If there are story poles installed on the project site, then state that in the notice.

The Director's decision date should be firm, so that the ending date for the appeal period can be stated in the notice.