

Public Notice

Conditional Use Permit to allow a pet shop with grooming services in a vacant retail tenant space at 325 N First Street.

What is this?

This notice is to let you know that the City of Burbank Planning Commission will be making a decision to approve or deny an application for a Conditional Use Permit (CUP) to allow a pet shop with grooming services in a vacant retail tenant space located at 325 North First Street (Hollywood Grooming). The Project will include minor interior alterations to include partition walls to separate the grooming service from the retail area. No changes are being proposed to the existing square footage and exterior façade of the building. The Project site is located within the First Street Village Project (Planned Development 14-01). The Planning Commission will also determine if the Project is Categorically Exempt from the California Environmental Quality Act (CEQA) under CEQA Guidelines Section 15301(a) (Existing Facilities) for minor alteration of existing structures.

Why am I getting this?

You are getting this notice because the 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 to solicit input prior to the final decision. The Planning Commission will make a decision to approve or deny the Project on **Monday, March 25, 2024**. You have a right to appeal the Planning Commission's decision to the City Council within 15 days of the date that the decision is made. Any appeal must be filed with the applicable fee *no later than 5:00 p.m. on April 9, 2024*. To file an appeal, please contact the Project Planner listed below.

How do I find out more or participate?

☎ Call the project planner, Fatima Benitez, at 818-238-5250

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

📖 View documents related to this project online at:

www.burbankca.gov/pendingprojects

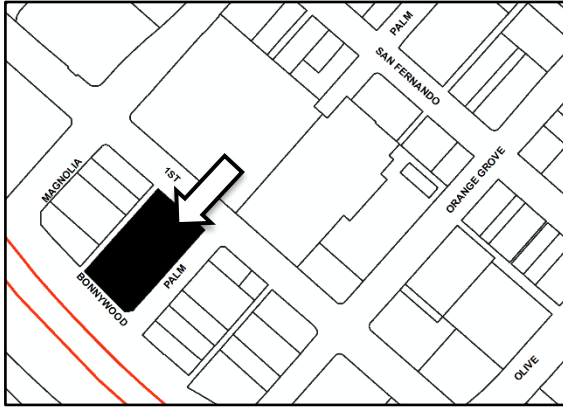
🗓 Attend the **Planning Commission public hearing on Monday, March 25, 2024, at 6:00 p.m.** The meeting will be held in the **City Council Chambers in City Hall, located at 275 E. Olive Avenue, Burbank.**

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: March 8, 2024

Project: Planning Permit No. 23-0005187

Burbank Planning Division - www.burbankca.gov/planning



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