



CITY of CALABASAS

Community Development Department
Planning Division
100 Civic Center Way
Calabasas, CA 91302
T: 818.224.1600
F: 818.225.7329

www.cityofcalabasas.com

Notice of Public Hearing

The application described below has been filed with the City of Calabasas Community Development Department. This notice is being mailed to you because your property is located near the proposed project, your agency may be directly or indirectly affected by the project, or because you have requested such notice.

File No.: 160003095

Project Location: 25261 Prado del Grandioso, in the City of Calabasas, County of Los Angeles.

Project Description: A request for an Administrative Plan Review to construct a 17,837 square-foot single-family residence, a 1,172 square-foot garage and a 4,516 square-foot swimming pool and spa and a request for an Oak Tree Permit to encroach more than 10% into the protected zone of an oak tree on a legal 50,868 square-foot graded lot located at 25261 Prado del Grandioso within the Residential, Single-Family (RS) zoning district. (APN: 2069-090-019)

Applicant: Sean Nguyen 7521 N. Owensmouth Ave #2, Canoga Park, CA 91303

Hearing Body: Planning Commission

Meeting Date & Time: August 17, 2017 at 7:00 PM

Meeting Location: Council Chambers, City Hall, 100 Civic Center Way, Calabasas, California

Environmental Review The City's staff has determined that the project is exempt from environmental review in accordance with Section 21084 of the California Environmental Quality Act (CEQA) and Section 15303 (Class 3, New Construction) of the CEQA Guidelines.

For questions, comments or concerns regarding the project, or if you wish to review the project file please contact:

Project Planner: Andrew Cohen-Cutler, Associate Planner
T: (818) 224-1600
F: (818) 225-7329

Or Visit Community Development Department offices located at:

Calabasas City Hall
100 Civic Center Way, Calabasas, CA 91302
Monday - Thursday: 7:30 a.m. to 5:30 p.m.
Friday: from 7:30 a.m. to 2:00 p.m.

Following the public hearing, the decision of the Planning Commission is final and conclusive unless the project is appealed within 10 days following the date of decision. Appeals must be filed with the City Clerk in writing on the approved application form, to include a statement of the reason for the appeal, and must be accompanied by the appropriate filing fee. If you challenge any of the foregoing actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing or in written correspondence delivered to the hearing body at, or prior to, the public hearing.

Date: _____ Signature: _____
Tom Bartlett, AICP, City Planner

Project Location Map:

