



# City of Rancho Palos Verdes

March 21, 2024

## **PUBLIC NOTICE**

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Rancho Palos Verdes will conduct a public hearing on **Tuesday, April 23, 2024**, at 7:00 PM.

The meeting will take place in accordance with the requirements of the Ralph M. Brown Act, Section 54950 et seq. of the Government Code. Remote participation by any Committee/Commission member shall be in accordance with Subdivisions (b)(3) or (f) of Government Code Section 54953. The meetings are held at Hesse Park, McTaggart Hall, 29301 Hawthorne Boulevard and/or via teleconference for staff/consultants/participants using the Zoom platform and broadcast live on the City's website at [rpvca.gov/agendas](http://rpvca.gov/agendas) and on PVPTv channels Cox 35 and Frontier FiberOptic 39. Public participation will be in person and using the virtual platform. The Planning Commission will consider the following proposed project:

### **APPEAL OF A SITE PLAN REVIEW WITH NEIGHBORHOOD COMPATIBILITY, AND MAJOR GRADING PERMIT (CASE NO. PLHV2022-0001)**

On February 15, 2024, the Director of Community Development conditionally approved a Site Plan Review with Neighborhood Compatibility application to construct a 742 ft<sup>2</sup> single-story addition to an existing 2,533 ft<sup>2</sup> single-story residence (garage included) resulting in a new total structure size of 3,275 ft<sup>2</sup>; along with ancillary site improvements; and after-the-fact grading (39 yd<sup>3</sup> of cut). A timely appeal of the approved application was filed by an interested party.

**LOCATION: 2838 CALLE AVENTURA**

**APPLICANT: SINA KHAJAVI, SK ARCHITECTS**

**PROPERTY OWNER: SEAN BORJKHANI**

This project is categorically exempt pursuant to California Environmental Quality Act, Article 19, §15301(e)(1)(Additions).

All interested parties are invited to submit written comments and to attend and give testimony. If you have any comments or concerns about the appeal or proposed project, please communicate those thoughts in writing to Associate Planner, Robert Nemeth by noon on **Tuesday, April 16, 2024**. Any correspondence submitted after Tuesday, April 16, 2024, will be considered as late correspondence and will be given to the Planning Commission on the night of the meeting. Written materials, including emails, submitted to the City are public records and may be posted on the City's website. In addition, City meetings may be televised and may be accessed through the City's website. Accordingly, you may wish to omit personal information from your oral presentation or written materials as it may become part of the public record regarding an agenda item.

If you would like the opportunity to discuss or review the project plans and/or appeal filing, the information is on file in the Community Development Department at City Hall (30940 Hawthorne Boulevard) during regular business hours which are from 7:30 a.m. to 5:30 p.m. Monday through Thursday, and from 7:30 a.m. to 4:30 p.m., on Friday.

The final staff report will be available on the City's website, <https://www.rpvca.gov/772/City-Meeting-Video-and-Agendas>, on **Thursday, April 18, 2024**, under "Planning Commission Agenda". If you have any further questions, please contact Associate Planner, Robert Nemeth, at (310) 544-5288 or via email at [RNEMETH@RPVCA.GOV](mailto:RNEMETH@RPVCA.GOV).



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Brandy Forbes, AICP  
Director of Community Development

**NOTE: STATE GOVERNMENT CODE SECTION 65009 NOTICE: If you challenge this application in court, you may be limited to raising only those issues you or someone else raises in written correspondence delivered to the City of Rancho Palos Verdes during the public review period described in this notice.**

**PLEASE PUBLISH IN THE PENINSULA NEWS ON THURSDAY, MARCH 21, 2024.**