



CITY OF TEMPLE CITY

NOTICE OF SITE PLAN REVIEW APPROVAL

The Community Development Director is preparing to approve a Site Plan Review for the project described below. The Temple City Zoning Code requires that all property owners within 300 feet be notified 14 days prior to approval. You are receiving this notice because your property is located near the project, the project may directly, or indirectly affect you, or because you have requested to be notified.

Project Location: 6012 Primrose Avenue, Assessor Parcel Number: 5385-013-014

Project: PL20-2412. A request for a major site plan review to construct two detached dwelling units on an R-2 zoned property. R-2 zoning is for medium-density, multiple-family developments.

Applicant: Eric Tsang, Project Designer

Environmental Review: The project is exempt from environmental review in accordance with Section 21084 of the California Environmental Quality Act (CEQA) and Section 15303 (New Construction or Conversion of Small Structures) and Section 15332 (In-Fill Development Projects) of the CEQA Guidelines.

The Community Development Director will approve the project on:

Approval Date: February 10, 2021

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

Project Planner: Hesty Liu, AICP, Associate Planner at (626) 656-7316, extension 4314
Or email hliu@templecity.us

Due to the COVID-19 pandemic, City Hall is temporarily closed to the public. To review the project, please send the request to the project planner via email or phone calls. Written comments may be sent to the Community Development Director at 9701 Las Tunas Drive, Temple City, CA 91780. Please mail written comments prior to the approval date and reference project as PL20-2412, 6012 Primrose Avenue.

The decision of the Community Development Director is final and conclusive unless the project is appealed by 5:00 P.M. on the 15th day following the date of decision. In the event the completion of the appeal period falls on a weekend or holiday, the decision will become effective after 5:00 pm on the first business day following the completion of the appeal period. Appeals must be filed 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: January 26, 2021

Signature:


Hesty Liu, AICP, Associate Planner



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300-FOOT RADIUS MAP



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