The Planning Commission is pleased to invite your participation in a Public Hearing concerning:

**WHO:** Gruen Associates (Applicant) / 9919 Jefferson Blvd LLC (Property Owner)

**WHAT:** A Site Plan Review, Administrative Use Permit, and Administrative Modification for a proposed three-story office/laboratory building and detached five-level parking structure.

**Project Location:** 9919 Jefferson Boulevard, along the “north” side of Jefferson Boulevard, west of Duquesne Avenue and east of Leahy Street (see attached Project Site Map)

**Case No’s:** Site Plan Review, P2016-0139-SPR; Administrative Use Permit, P2016-0139-AUP; and Administrative Modification P2016-0139-AM

**Zoning:** Industrial General (IG)

**General Plan Designation:** Light Industrial

**WHERE:** City Hall – Mike Balkman Council Chambers

9770 Culver Boulevard, Culver City, CA 90232

**WHEN:** Wednesday, October 26, 2016, at 7:00 PM

**WHY:** The purpose of the Public Hearing is for the Planning Commission to review and to receive public input on the proposed project. All members of the public are welcome to attend and participate in the public hearing.

**CEQA:** Pursuant to the California Environmental Quality Act (CEQA) guidelines, an Initial Study prepared for the project determined that the project will not have a significant adverse impact on the environment and that a Mitigated Negative Declaration (MND) finding is appropriate. A copy of the proposed MND, as well as other documents concerning the project, is available for public review from **October 5, 2016 through October 26, 2016**, at the Planning Counter in City Hall.

**More Info:** The Planning Commission Staff Report will be available for viewing on the City’s website on or after October 19, 2016 at www.culvercity.org/agendas, or at the City Hall Planning Division in the Planning Division. Persons unable to attend the meeting but wish to submit comments may do so to the attention of Gabriela Silva by any of the following means **BEFORE 5:30 PM on October 26, 2016**.

1. By LETTER to Planning Division at Culver City City Hall, Planning Division, 9770 Culver Blvd., Culver City, CA 90232
2. By FAX at 310-253-5721
3. By E-MAIL to gabriela.silva@culvercity.org
4. By Phone, at (310) 253-5736

You may sign up for the City’s E-Mail Notification System by logging on to [www.culvercity.org](http://www.culvercity.org) or calling the City Clerk’s Office at 310-253-5851. A USPS notification system is also available. They are both FREE!

Notice Mailed on October 5, 2016