The Planning Commission is pleased to invite your participation in a Public Hearing concerning
(PLEASE NOTE THAT THE HEARING DATE HAS CHANGED FROM MAY 25TH TO JUNE 8th)

WHO: David Boyd (Applicant) / Rob Schultz, R and D Development LLC (Property Owner)

WHAT: Comprehensive Plan, Planned Development/Zoning Code Map Amendment, General Plan Map Amendment, and Tentative Tract Map for the development on a current 4.35 acre R1 Zoned lot, into ten (10) new land lots, 9 of which will be R1 style single family parcels and the tenth lot which will be a 98,108 square foot parcel containing a 90 unit/110 bed senior citizen residential care facility for assisted living and memory care. The single family parcels will have 2 to 3 car garages and the residential care facility will have a 52 space surface parking area. The project will include an 18,265 square foot public right-of-way dedication for a new 225 foot long Cul de Sac and a 15 foot widening of Lenawee Avenue.

Project Location: 3814 Lenawee Avenue, Culver City, CA 90232
Case No.: Comprehensive Plan (CP) - P2015054
Planned Development (PD 12) Zoning Code Map Amendment (ZCMA) - P2015055
General Plan Map Amendment (GPMA) – 2015056
Tentative Tract Map (TTM) - 2015057
Mitigated Negative Declaration (MND) – P2015058

Zoning: Residential Single Family (R1)
General Plan: Low Density Singe Family

WHERE: City Hall – Mike Balkman Council Chambers
9770 Culver Boulevard, Culver City, CA 90232

WHEN: Wednesday, JUNE 8, 2016, at 7:00 PM (REVISED DATE)

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 May 4, 2016, through June 8, 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 June 1, 2016, at www.culvercity.org/agendas, or at City Hall in the Planning Division. Persons unable to attend the meeting but wish to submit comments may do so to the attention of Jose Mendivil, Associate Planner by any of the following means BEFORE 5:30 PM on June 8, 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 jose.mendivil@culvercity.org
4. By Phone, at (310) 253-5757

You may sign up for the City’s E-Mail Notification System by logging on to 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 May 18, 2016.
9 Single Family Lots & Assisted Living Facility
3814 Lenawee Avenue

Source: CDD/Planning
Map Created: 05/02/2016
Meeting Date: 06/08/16

THE CITY OF CULVER CITY
INFORMATION TECHNOLOGY DEPARTMENT
GEOGRAPHIC INFORMATION SYSTEMS
9770 CULVER BLVD
CULVER CITY, CA 90232
TEL: 310-253-5976