



NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on **Thursday, May 12, 2022**, at **6:30 p.m.** or soon thereafter as the matter shall be heard, a public hearing will be conducted in the Council Chambers at 100 Civic Center Drive, Newport Beach. The Planning Commission of the City of Newport Beach will consider the following application:

Amore for Dogs – A minor use permit request to establish a small-scale dog rescue operation (i.e., an “accessory commercial kennel”) in conjunction with an existing single-family residence. The scope of work would include the following: (1) Demolishing existing detached accessory kennels; (2) Installing seven 60-square-foot prefabricated kennels (totaling 420 square feet); (3) Remodeling an existing detached 504-square-foot dog wash and laundry building; and (4) Remodeling an existing 1,312-square-foot single-family residence and office area. Also included is a request to reduce the required off-street parking for both the residential and commercial uses.

The project is categorically exempt under Section 15303 under Class 3 (New Construction or Conversion of Small Structures) of the State CEQA (California Environmental Quality Act) Guidelines.

All interested parties may appear and present testimony regarding this application. If you challenge this project in court, you may be limited to raising only those issues you raised at the public hearing or in written correspondence delivered to the City, at, or prior to, the public hearing. Administrative procedures for appeals are provided in the Newport Beach Municipal Code Chapter 20.64. The application may be continued to a specific future meeting date, and if such an action occurs, additional public notice of the continuance will not be provided.

The agenda, staff report, and corresponding documents will be available by end of business day on the Friday preceding the public hearing, and may be reviewed at the Community Development Department Permit Center (Bay C-1st Floor), at 100 Civic Center Drive, Newport Beach, CA 92660 or at the City of Newport Beach website at www.newportbeachca.gov/planningcommission. Individuals not able to attend the meeting may contact the Planning Division or access the City’s website after the meeting to review the action on this application. All mail or written communications (including email) from the public, residents, or applicants regarding an agenda item must be submitted by 5:00 p.m. on the business day immediately prior to the meeting. This allows time for the Planning Commission to adequately consider the submitted correspondence.

For questions regarding this public hearing item please contact Patrick Achis, Assistant Planner, at pachis@newportbeachca.gov, 949-644-3237, 100 Civic Center Drive, Newport Beach, CA 92660.

Project File No.: PA2021-217

Activity No.: UP2021-034

Zone: Residential Kennel District of the Santa Ana Heights Specific Plan Area (SP-7/RK)

General Plan: Single-Unit Residential Detached (RS-D)

Location: 20332 Riverside Drive

Applicant: Amore for Dogs

Curtis Ellmore, Secretary, Planning Commission, City of Newport Beach