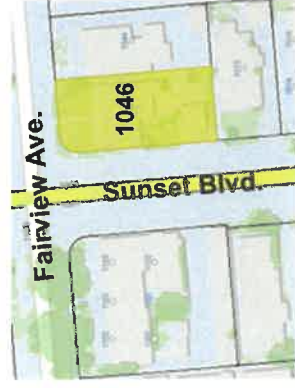




NOTICE OF PUBLIC HEARING-PLANNING COMMISSION

Project Location:
1046 Fairview Ave.
APN: 5783-003-020



NOTICE OF PENDING DECISION IS HEREBY GIVEN that the Planning Commission will hold a public hearing for the project described below. The project includes the following:

A. Categorical Exemption from CEQA Pursuant to Sections 15301(i)(2), 15303 (b), and 15305(a) of the CEQA Guidelines pertaining to the demolitions of existing facilities, new constructions of small structures, and minor alterations in land use limitations; and

B. Multi-Family Architectural Design Review No. MFADR 25-05, Planning Commission Administrative Modification No. PC AM 26-01, and Tentative Parcel Map No. TPM 26-01 (Map No. 84927)

Request : The Applicant is requesting approval to demolish the existing one-story duplex and detached two-car garage and construct a new four-unit, three-story condominium development. The project includes four approximately 1,748-square-foot residential units, with two enclosed parking spaces per unit and two additional guest parking spaces. The applicant is also requesting a Planning Commission Administrative Modification to reduce the required 25-foot street side setback along Sunset Boulevard to 10 feet. Tentative Parcel Map No. 84927 is proposed to subdivide the airspace of the four-unit development for condominium purposes, allowing each residential unit to be individually owned.

Contact Information

Project Planner:
Melissa Chipres
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(626) 574-5447

City of Arcadia
Planning Services
240 W. Huntington Drive
P.O. Box 60021
Arcadia, CA 91066

Applicant: Eric Tsang on behalf of Meridian Consulting, Property Owner

Hearing Date and Time: **Tuesday, October 27, 2026 at 6:30 PM**

Place of Hearing: **Arcadia City Council Chambers**
240 W. Huntington Drive, Arcadia, CA

Persons wishing to comment on the project and/or environmental documents may do so at the public hearing or by submitting written statements to Planning Services prior to the October 27, 2026 hearing. This notice was mailed and published on October 15, 2026. The staff report for this project will be available on the City's website at www.ArcadiaCA.gov after 4:30 p.m. on October 23, 2026. For more information, you may also visit the City's website at www.ArcadiaCA.gov/noticesanddecisions. City Hall will be closed on Friday, October 16, 2026.