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## NOTICE OF PUBLIC HEARING

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### CONDITIONAL USE PERMIT NO. 992 PRECISE DEVELOPMENT PLAN NO. 1978 NOTICE OF CATEGORICAL EXEMPTION (CLASS 32)

**Date:** Wednesday, April 26, 2017  
**Time:** 7:30 p.m. or as soon thereafter as the matter may be heard  
**Place:** City Council Chambers, Norwalk City Hall, 12700 Norwalk Boulevard, Norwalk, CA 90650

**Project Description:** For the Planning Commission to consider the following application initiated by Terry Odle, with MGC, on behalf of Costco Wholesale; a request to construct an approximately 3,675 square foot car wash in conjunction with an existing Costco Warehouse and gasoline station. The subject property is generally known as 12500 Hoxie Avenue, located at the northeast corner of Hoxie Avenue and Imperial Highway (Assessor's Parcel Number 8021-029-904).

**Environmental Review Information:** Pursuant to the California Environmental Quality Act (CEQA) and the local CEQA Guidelines of the City of Norwalk, this project will not have a significant effect on the environment and is listed as a Class 32 Categorical Exemption. Class 32 consists of in-fill development projects on sites no more than 5-acres substantially surrounded by urban areas. A Notice of Categorical Exemption (Class 32) has been prepared for this project.

**Public Comment:** Interested persons are invited to attend this meeting and be heard regarding this matter. Copies of the agenda report for the above-described project will be available for public review at the Community Development Department, Planning Division, Norwalk City Hall, 12700 Norwalk Boulevard, Norwalk. Written comments may be submitted to the Community Development Department prior to the time set for the hearing. Address written comments: Attention: Community Development Department at the address noted above. Written comments and requests for electronic copies of the agenda report may also be submitted via email to: [jserrano@norwalkca.gov](mailto:jserrano@norwalkca.gov). If you challenge the proposed project, you may be limited to only those issues raised at the public hearing described in this notice, or in written correspondence delivered prior to the public hearing.

**More Information:** Should you have any questions regarding this matter, please contact Jessica Serrano, Senior Planner, at (562) 929-5741 or [jserrano@norwalkca.gov](mailto:jserrano@norwalkca.gov).

**Accessibility:** In compliance with the Americans with Disabilities Act, if you need special assistance to participate in a City meeting or other services offered by this City, please contact the Community Development Department at (562) 929-5744. Notification at least 48 hours prior to the meeting or time when services are needed will assist the City staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting or service. Assisted hearing devices will be available at this hearing without prior notification.

Dated this 14th day of April, 2017

Kurt H. Anderson  
Director of Community Development