

From: cynthia furnberg <cfurnberg@yahoo.com>

Sent: Tuesday, April 5, 2022 10:04 PM

To: Rob Saemann <rsaemann@hermosabeach.gov>; Marie Rice <mrice@hermosabeach.gov>; David Pedersen <dpedersen@hermosabeach.gov>; Stephen Izant <sizant@hermosabeach.gov>; Peter Hoffman <phoffman@hermosabeach.gov>; Planning <Planning@hermosabeach.gov>; Mayor Michael Detoy <mdetoy@hermosabeach.gov>; Mayor Pro Tem Ray Jackson <rjackson@hermosabeach.gov>; Councilmember Mary Campbell <mcampbell@hermosabeach.gov>; Councilmember Justin Massey <jmassey@hermosabeach.gov>; Councilmember Stacey Armato <sarmato@hermosabeach.gov>

Subject: 4/6 PC Notice of Hearings to be put on the agenda

Honorable Commissioners and Council,

The CA Government Code Section 65091 (a) (1) requires at least 10 days notice of PC Hearings, but Hermosa **needs to go above and beyond this requirement** since Hermosa **cannot complete requests** for production of documents for **over 30 days** (per my prior email to you on this matter), which prohibits the right of the resident to properly defend their position before decisions are made that affect their property values and enjoyment of their property.

This code section was enacted in **1984, when none of the records were digitized**. I have been participating in PC hearings that affect my community since 2003. At that time, I could pull the chart, take notes, and get copies of what I needed. This is no longer feasible and the residents are at the mercy of the city providing these documents to us. Oddly, the project emails are never given to us until the evening before the hearing, so that we don't have time to properly use them in an opposition.

This code section in subsection (4) requires that the notice be sent to residents in a 300 foot radius, yet Hermosa sends the notice to the residents within a 500 foot radius, **going above and beyond** the State requirement, which is **also what needs to happen now** with extending the Notice of Hearing requirements to 60 days.

In the last hearing in March for 911 1st, the project was set up for 1/18 (see subject line of the email below), but was not heard until March, so the residents could have easily received 60 days Notice:

From: Melanie Hurtado <mhurtado@hermosabeach.gov>
Sent: Wednesday, December 8, 2021 11:25 AM
To: Melanie Hall <memas@hermosabeach.gov>
Subject: 1/18/22 PC Meeting: 911 1st St

Good Morning, Melanie:

For 911 1st Street, this is a public hearing, correct? Since it is a precise development plan, it should need a legal ad, mailers and poster(s). Please let me know how many posters.

I will send the mailing list request to Continental Mapping by Dec. 16th. It is actually due Dec 23rd, but I am off that week so I need to send the request the Thursday before.

The main information I need by the 16th is the apn(s), property owner/address, applicant name/address.

The legal ad and signed mailer I will send by Dec. 30th so we have time. The public posters will be ordered the last week of December so they can be picked up and posted by 1/6/21.

I just need the following to be completed when you can. Thank you!

This project was being planned for almost two years (see email sent date below), yet the residents are only supposed to get 10 days notice, which gives an undue advantage to the applicant.

This puts the resident at a disadvantage to try to gather all the details of the project to determine how it will affect the resident/community and what variances may be requested all in a matter of 10 days, yet production of document requests are not fulfilled even by 30 days. The law only requires that they give an estimate within 10 days of when in the future the documents might be produced, which lands past the 10 days, and then they follow it up with extensions, providing some info and then holding all the emails on the project until the night before the hearing (over 30 days later).

From: Melanie Emas <memas@hermosabeach.gov<<mailto:memas@hermosabeach.gov>>>
Sent: Tuesday, December 22, 2020 10:45 AM
To: Brandon Straus <brandon@esrou.com<<mailto:brandon@esrou.com>>>; Stacy Straus
<stacy@esrou.com<<mailto:stacy@esrou.com>>>
Cc: David Blumenthal
<dblumenthal@hermosabeach.gov<<mailto:dblumenthal@hermosabeach.gov>>>
Subject: 911 1st Street - Incomplete Application

Hello Brandon,

Thank you for submitting your application on November 24, 2020, requesting to build a 12-unit condominium project located at 911 1st Street. Pursuant to State law, the City of Hermosa Beach has completed the review of your request, within the prescribed 30-day period, on December 22, 2020.

Unfortunately, the City has determined that the application is currently incomplete and is not ready to be processed. The attached letter has a list of items that you need to include in order for the City to deem the application complete and schedule the matter for hearing.

Please let me know if you have any questions.

Best,
Melanie

Therefore, I request that this PC Notice Timing Issue be placed on the 5/17 or 6/7 PC agenda.

Respectfully,
Cynthia Furnberg