



# City of Whittier

## COMMUNITY DEVELOPMENT

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### NOTICE OF PUBLIC HEARING

Notice is hereby given that the Whittier City Planning Commission will conduct a public hearing on **Monday, December 4, 2023, at 6:00 p.m.**, in the Council Chamber, 13230 Penn Street, to consider Development Review Permit No. DRP21-0065, a proposal for a new, 295,959-square foot manufacturing building and associated site improvements, and Conditional Use Permit No. CUP22-0007, to authorize modification of orchard parking layout and open space requirements under the hardship provisions of the Whittier Boulevard Specific Plan, for the property located at 12352 Whittier Boulevard and more particularly described as Assessor Identification No's. AIN 8170-026-011 and 8170-026-015, in the City of Whittier (Applicant/Owner: Western Realco, LLC/PSIR WR Whittier, LLC).

A Draft Environmental Impact Report (DEIR) has been prepared for the project. The EIR will be considered for approval at the hearing. The DEIR indicates that after the application of identified mitigation, the project would result in significant unavoidable impacts to historic resources and greenhouse gas (GHG) emissions.

Please review the December 4, 2023, meeting agenda which will be available on the city's website <https://www.cityofwhittier.org/government/agendas-and-minutes> for the most up-to-date options for participating at Planning Commission meetings.

#### Public Comment options for **Planning Commission Meetings**:

- Email: [comdev@cityofwhittier.org](mailto:comdev@cityofwhittier.org) (must be submitted prior to 4:30 p.m. on December 4, 2023)

Any person wishing to comment on the proposed project may do so in writing between the date of this notice and the public hearing(s); or may be heard in person or via Zoom at the time noted above. All written comments must be received prior to, or at the time of the public hearing(s). All such comments will be submitted to the Planning Commission and the Planning Commission will consider such comments, in addition to any oral testimony, before making a decision on the proposed project.

If this project is challenged in court, the issues may be limited to those raised at the public hearing, described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing. Be advised that as a result of public hearings and comments, the Planning Commission may amend, in whole or in part, the proposed project. Accordingly, the designations, development standards, design or improvements, or any properties or lands within the boundaries of the proposed project, may be changed in a way other than specifically proposed.

For questions concerning this project, please contact **Ellen Fitzgerald** at (562) 567-9320.