

**CITY OF MALIBU
NOTICE OF PUBLIC HEARING
PLANNING COMMISSION**

The Malibu Planning Commission will hold a public hearing on **Monday, April 17, 2017, at 6:30 p.m. in the Council Chambers, Malibu City Hall, 23825 Stuart Ranch Road, Malibu, CA**, for the project identified below.

MALIBU MEMORIAL PARK PROJECT

Project Description

The Malibu Memorial Park Project (proposed project) consists of a chapel, 176 parking spaces, 47 freestanding mausoleum structures, approximately 28,265 in-ground burial plot spaces intermittently located throughout the property, 3,644 interments in above grade wall crypt structures and approximately 65,036 square feet of walking trails on approximately 21.0 acres of the 27.8 acre site. The 28-foot high chapel building consists of a 6,673 square foot main level and 9,348 square foot subterranean garage and basement located in the center of the project site. The mausoleums will average approximately 200 square feet each, and will be 12 to 14 feet high, and will primarily be located in the south and east portions of the site. Visitor access will be provided by a system of pedestrian and golf cart trails used to access the individual mausoleums and burial plots. Native landscaping will be used throughout the site. A sloping waterfall would mark the primary entrance from Malibu Canyon Road, with an additional water feature in the median of the entry driveway. Ongoing construction of burial sites is expected to occur throughout a 40 to 80 year sell-out period. The project is located in the Commercial Visitor Serving-2 zoning district, and the pathways, trails, lawns and contemplation areas will be open to the public. The complete project description is provided in the Initial Study.

Entitlements

The applicant is seeking the following entitlements as part of the proposed project:

- Coastal Development Permit No. 15-028
- Variance No. 16-016 for non-exempt grading in the amount of 16,985 cubic yards in excess of the maximum allowed. This is needed in order to cap the archaeologically sensitive area.
- Site Plan Review No. 16-009 for height over 18 feet but less than 28 feet for the chapel's pitched roof.
- Minor Modification No. 16-010 for the mausoleums to have a less than 50 percent reduction of the required front yard setback.
- Conditional Use Permit No. 15-011 to allow the memorial park and chapel use in the CV-2 zoning district.
- Lot Merger No. 16-001 for consolidating the three legal lots into one legal lot.

Project Information:

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| Location: | 4000 Malibu Canyon Road, located at the northeast corner of the intersection of Pacific Coast Highway and Malibu Canyon Road, not within the appealable coastal zone |
| APNs: | 4452-028-015, 4458-028-019, and 4458-030-007 |
| Zoning: | Commercial Visitor Serving-2 (CV-2) |

Owner:
Applicant:
Application Filed:
Case Planner:

Green Acres, LLC
Bruce McBride
April 28, 2015
Bonnie Blue
bblue@malibucity.org
(310) 456-2489, extension 258

California Environmental Quality Act (CEQA)

In accordance with CEQA and CEQA Guidelines, on November 10, 2016, an Initial Study and Mitigation Negative Declaration was circulated for a 30-day public review period, November 14, 2016 through December 14, 2016 (State Clearinghouse #2016111054).

Addresses Where Printed and Electronic Versions are Available for Review

City of Malibu City Hall
23825 Stuart Ranch Road
Malibu, CA 90265-4861

City of Malibu website
www.malibucity.org/cemetery

CDs of the initial study / mitigated negative declaration may be purchased upon request at City Hall. Documents referenced in the initial study are available for review upon request at City Hall.

Public Hearing Information

A written staff report will be available at or before the hearing. All persons wishing to address the Commission will be afforded an opportunity in accordance with the Commission's procedures. Written comments may be presented to the Planning Commission at any time prior to the beginning of the public hearing. Copies of all related documents are available for review at City Hall during regular business hours.

Local Appeal

A decision of the Planning Commission may be appealed to the City Council by an aggrieved person by written statement setting forth the grounds for appeal. An appeal shall be filed with the City Clerk within ten days following the date of action for which the appeal is made and shall be accompanied by an appeal form and filing fee, as specified by the City Council. Appeal forms may be found online at www.malibucity.org/planningforms or in person at City Hall, or by calling (310) 456-2489, extension 245.

IF YOU CHALLENGE THE CITY'S ACTION IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS NOTICE, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE CITY, AT OR PRIOR TO THE PUBLIC HEARING.

If there are any questions regarding this notice, please contact Bonnie Blue, Planning Director, at (310) 456-2489, extension 258.



BONNIE BLUE, Planning Director

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