



THE CITY OF SAN DIEGO

DATE OF NOTICE: June 12, 2024

NOTICE OF PUBLIC HEARING

PLANNING COMMISSION

DATE OF HEARING: June 27, 2024
TIME OF HEARING: 9:00 AM
LOCATION OF HEARING: COUNCIL CHAMBERS, 12th FLOOR, CITY ADMINISTRATION BUILDING
202 C STREET, SAN DIEGO, CA 92101
PROJECT NUMBER: PRJ 1095646
PROJECT TYPE: PLANNED DEVELOPMENT PERMIT/NEIGHBORHOOD USE PERMIT, PROCESS FOUR
PROJECT NAME: American Tower Corporation (ATC) & AT&T Mobility Oaks North Community Center
APPLICANT: PlanCom LLC., Shelly Kilbourn, Agent for ATC & AT&T Mobility
COMMUNITY PLAN AREA: Rancho Bernardo
COUNCIL DISTRICT: 5
CITY PROJECT MANAGER: Nilia Safi
PHONE NUMBER/E-MAIL: (619) 446-5236/nsafi@sandiego.gov

As a property owner, tenant, or person who has requested notice, please be advised that the Planning Commission will hold a public hearing to approve, conditionally approve, or deny an application to modify and obtain a new permit for the continued use of an existing Wireless Communications Facility (WCF). The project proposes to retain twelve antennas and six Radio Remote Units (RRUs) and to rebranch the existing 45-foot tall monopine with the equipment to remain in the same location inside an existing enclosure. The site is located at 12578 Oaks North Drive in the RS-1-14 Zone of Rancho Bernardo Community Plan.

This project was determined to be categorically exempt from the California Environmental Quality Act (CEQA) Section 15301 (Existing Facilities) on April 29, 2024, and the opportunity to appeal that determination ended May 13, 2024.

APPEALS:

The decision of the Planning Commission is final unless appealed to the City Council. In order to appeal the decision of the Planning Commission, you must register as a speaker at the public hearing concerning the application or have expressed interest in webform or in writing to the Planning Commission, (<https://www.sandiego.gov/planning-commission>), before the close of the public hearing. Appeal procedures are described in [Information Bulletin 505](https://www.sandiego.gov/development-services/forms-publications/information-bulletins/505) (<https://www.sandiego.gov/development-services/forms-publications/information-bulletins/505>). The appeal must

be made no later than ten (10) business days after the date of the Planning Commission's decision. If you wish to challenge the City's action on the above proceedings in court, you may be limited to addressing only those issues you or someone else have raised at the public hearing described in this notice, or written in correspondence to the City at or before the public hearing. The decision of the City Council is final. Appeals to the City Clerk may be filed by e-mail or in person as follows:

- 1) Appeals filed via e-mail/mail: Send the fully completed appeal application [DS-3031](#) (<https://www.sandiego.gov/sites/default/files/legacy/development-services/pdf/industry/forms/ds3031.pdf>) (including grounds for appeal and supporting documentation in pdf format) via e-mail to Hearings1@sandiego.gov by 5:00 PM on or before the last day of the appeal period; your e-mail appeal will be acknowledged within 24 hours. You must separately mail the appeal fee by check payable to the City Treasurer to: City Clerk/Appeal, MS 2A, 202 C Street, San Diego, CA 92101. The appeal filing fee must be United States Postal Service (USPS) postmarked within 5 business days of the date the appeal is filed.
- 2) Appeals filed in person: Bring the fully completed appeal application [DS-3031](#) (<https://www.sandiego.gov/sites/default/files/legacy/development-services/pdf/industry/forms/ds3031.pdf>) (including grounds for appeal and supporting documentation) to the City Administration Building—Public Information Counter, 1st Floor Lobby, (Open 8:00 AM to 5:00 PM Monday through Friday – excluding City-approved holidays) located at 202 C Street, San Diego, CA 92101, by 5:00 PM on the last day of the appeal period. The completed appeal form shall include the required appeal fee, with a check payable to: City Treasurer.

COMMUNICATIONS:

In lieu of in-person attendance, members of the public may participate virtually:

To join using the Zoom platform use this link:

<https://sandiego.zoomgov.com/join/1612210047>

To join by using Telephone:

Dial 1-669-254-5252 or (Toll Free) 1-833-568-8864. When prompted, input Webinar ID: 161 221 0047.

The public is encouraged to [subscribe](#) to receive meeting agendas.

This item may begin at any time after the time specified. Any interested person may address the Planning Commission to express support or opposition to this issue. Time allotted to each speaker is determined in the discretion of the Chair and, in general, is limited to three (3) minutes. Public comments can be in person, via the webform, written testimony or through teleconference and video conference options.

In lieu of in-person attendance, members of the public may also participate and provide comment via telephone, ZOOM, using the Planning Commission webform, or via U.S. Mail of written materials, as follows:

Comments may be submitted electronically using the Planning Commission webform, <https://www.sandiego.gov/planning-commission/agenda-comment-form> and indicate the agenda item number for your comment. Comments submitted using this form will be distributed to the Planning Commission and made a part of the record but will not be read into the record. Please note that electronic comments submitted using this form are limited to 500 words, but attachments are allowed.

Additionally, you can submit comments via U.S. Mail to the Planning Commission's attention at 1222 First Avenue, Mail Station 501, San Diego, CA 92101. Materials submitted via U.S. Mail will need to be received the business day prior for it to be distributed to the Planning Commission.

In accordance with the Brown Act, the agenda will be posted 72 hours in advance of the Planning Commission meeting. Please refer to the Planning Commission's [website](https://www.sandiego.gov/planning-commission) (<https://www.sandiego.gov/planning-commission>) to view the agenda, and for further instruction and applicable deadlines for submitting public comment or written materials.

If you wish to challenge the City's action on the above proceedings in court, you may be limited to addressing only those issues you or someone else have raised at the public hearing described in this notice or written in correspondence to the City at or before the public hearing. If you have any questions after reviewing this notice, you can call the Development Project Manager listed above.

REQUESTS FOR ACCESSIBILITY MODIFICATIONS OR ACCOMMODATIONS:

As required by the Americans with Disabilities Act (ADA), requests for agenda information to be made available in alternative formats, and any requests for disability-related modifications or accommodations required to facilitate meeting participation, including requests for alternatives to observing meetings and offering public comment as noted above. This information will be made available in alternative formats upon request.

To request an agenda in alternative format or to request a sign language or oral interpreter for the meeting, call Support Services at (619) 321-3208 or via e-mail to planningcommission@sandiego.gov at least five (5) business days prior to the meeting to insure availability. Assistive Listening Devices (ALD's) are also available for the meeting upon request.

Internal Order No.: 11004545



Development Services Department

Nilia Safi / Project No. PRJ 1095646

1222 First Avenue, MS 501

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RETURN SERVICE REQUESTED