



THE CITY OF SAN DIEGO

DATE OF NOTICE: December 5, 2024

# NOTICE OF PUBLIC HEARING

## PLANNING COMMISSION RECOMMENDATION

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**DATE OF HEARING:** THURSDAY, DECEMBER 19, 2024  
**TIME OF HEARING:** 9:00 A.M.  
**LOCATION OF HEARING:** COUNCIL CHAMBERS, 12<sup>th</sup> FLOOR, CITY ADMINISTRATION BUILDING,  
202 C STREET, SAN DIEGO, CALIFORNIA, 92101  
**PROJECT NUMBER:** N/A  
**PROJECT TYPE:** COMMUNITY PLAN UPDATE AND LOCAL COASTAL PROGRAM  
AMENDMENT, PROCESS 5  
**PROJECT NAME:** CALIFORNIA COASTAL COMMISSION MODIFICATIONS TO THE MIRA MESA  
COMMUNITY PLAN AND LOCAL COASTAL PROGRAM AMENDMENT  
**APPLICANT:** CITY OF SAN DIEGO  
**COMMUNITY PLAN AREA:** MIRA MESA  
**COUNCIL DISTRICT:** 6  
**CITY PROJECT MANAGER:** Selena Sanchez Bailon, Associate Planner  
**PROJECT NUMBER/E-MAIL:** (619) 533-4804 / [ssanchezbail@sandiego.gov](mailto:ssanchezbail@sandiego.gov)

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As a property owner, tenant, or person who has requested notice, please be advised that the Planning Commission will hold a public hearing to recommend approval, conditional approval, or denial to the City Council for the adoption of the California Coastal Commission's modifications to the Mira Mesa Community Plan and Local Coastal Program adopted by the City Council on December 5, 2022.

The Mira Mesa Community Plan provides a comprehensive policy framework for growth and development over the next 20 to 30 years. As a portion of the Mira Mesa Community Plan Area is within the Coastal Zone, updates to the Mira Mesa Community Plan constitute an amendment to the City's Local Coastal Program. State law requires the Coastal Commission certification of amendments to the Local Coastal Program before they can take effect in the Coastal Zone.

On September 12, 2024, the Coastal Commission approved the Mira Mesa Community Plan and Local Coastal Program Amendment with modifications. The City Council must adopt the Coastal Commission suggested modifications to the Mira Mesa Community Plan for it to take effect in the Coastal Overlay Zone.

The decision to approve, conditionally approve, modify, or deny the modifications from the Coastal Commission to the Mira Mesa Community Plan and Local Coastal Program will be made by the City Council at a future public hearing. You will also receive a notice of the City Council public hearing.

The Environmental Review Section of the City Planning Department has reviewed the Coastal Commission modifications to the Mira Mesa Community Plan and Local Coastal Program Amendment and has determined that the proposed Coastal Commission modifications are consistent with and covered in the Final Program Environmental Impact Report for the Mira Mesa Community Plan Update (SCH No. 2022090061) which was adopted by the San Diego City Council on December 5, 2022 (Resolution R-314478). This activity is a subsequent discretionary action and is not considered to be a separate project for the purposes of California Environmental Quality Act (CEQA) review pursuant to CEQA Guidelines Sections 15378(c) and 15060(c)(3). Pursuant to Public Resources Code Section 21166 and CEQA Guidelines Section 15162 there is no change in circumstance, additional information, or project changes to warrant additional environmental review for this action.

**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/j/1607586412>

To join by using Telephone:

Dial 1-669-254-5252 or (Toll Free) 1-833-568-8864. When prompted, input Webinar ID: 160 758 641 2.

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 921 01. 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 an 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](mailto:planningcommission@sandiego.gov) at least five (5) business days prior to the meeting to ensure availability. Assistive Listening Devices (ALD's) are also available for the meeting upon request.

Internal Order No.: 21005496