THE CITY OF SAN DIEGO

DATE OF NOTICE: NOVEMBER 17, 2026

NOTICE OF PUBLIC HEARING

HEARING OFFICER

DATE OF HEARING:	**DECEMBER 2, 2026**
TIME OF HEARING:	**9:00 AM**
LOCATION OF HEARING:	**DEVELOPMENT SERVICES DEPARTMENT, 7650 MISSION VALLEY ROAD, SAN DIEGO, CA 92108**
PROJECT NUMBER:	**PRJ-1109252**
PROJECT NAME:	**PRINCESS STREET COASTAL ACCESS**
PROJECT TYPE:	**SITE DEVELOPMENT PERMIT, ADDENDUM TO PEIR 92-0199, PROCESS THREE**
APPLICANT:	**ENVIRONMENTAL CENTER OF SAN DIEGO**
COMMUNITY PLAN AREA:	**LA JOLLA**
COUNCIL DISTRICT:	**1**
CITY PROJECT MANAGER:	**Karen Bucey, Development Project Manager**
PHONE NUMBER/E-MAIL:	**(619) 446-5049 / kbucey@sandiego.gov**

As a property owner, tenant, or person who has requested notice, you should know that a public hearing will be held by the Hearing Officer to consider an application for a Site Development Permit to construct a five-foot wide, raised timber trail structure, staircases, and landings within an existing ten-foot wide Public Access Easement. The trail runs along the southeastern property line of the residential development located at 7957 Princess Street, down the coastal bluff to a viewing platform with a ship ladder connection to the shore.

The 0.027-acre Public Access Easement area is within the RS-1-7 (Residential Single Dwelling Unit) Base Zone, the Coastal Overlay Zone (Appealable), the Geological Hazard Overlay Zone, the Coastal First Public Roadway Overlay Zone, the Parking Impact Overlay zone, the Sensitive Coastal Overlay Zone, the Transit Area Overlay Zone, the Parking Standards Transit Priority Area, the Transit Priority Area, the La Jolla Shores Archaeological Study Area, the Paleontological Area, the Sensitive Vegetation, and the Flood Designation (VE), within the La Jolla Community Plan and Local Land Use Plan Area and the application was filed on February 22, 2024. The Coastal Development Permit is being processed separately by the California Coastal Commission and is not part of the City permitting process.

Addendum No. 1109252 to Program Environmental Impact Report No. 92-0199/SCH No. 1992071032 as addended, was prepared pursuant to the California Environmental Quality Act Statute and Guidelines sections 15162, 15164 and 15168. This activity is within the scope of the program approved earlier, and the program EIR as addended adequately describes the activity for the purposes of CEQA. A Mitigation Monitoring and Reporting Program will be adopted.

APPEAL OF THE HEARING OFFICER DECISION: The decision of the Hearing Officer is final unless appealed to the Planning Commission. The decision made by the Planning Commission is the final decision by the City. In order to appeal the decision, you must be registered as a speaker at the public hearing regarding the application or have expressed interest by writing to the Hearing Officer, HearingOfficer@sandiego.gov 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). Appeals to the Planning Commission can be filed by email/mail or in person:

1. **Appeals filed via email**
   Send the fully completed appeal application DS-3031 (including grounds for appeal and supporting documentation in pdf format) to PlanningCommission@sandiego.gov by 4 p.m. on the last day of the appeal period. When received by the City, the appellant will be invoiced for payment of the required appeal fee. Timely payment of this invoice is required to complete the processing of the appeal. Failure to pay the invoice within five business days of invoice issuance will invalidate the appeal application.

2. **Appeals filed in person**
   Place the fully completed appeal application DS-3031 (including grounds for appeal and supporting documentation) in the drop box in the first-floor lobby of the Development Services Center located at 7650 Mission Valley Road, San Diego, CA 92108-4423 by 4 p.m. on the last day of the appeal period.
   - The completed appeal package must be clearly marked on the outside as "Appeal" and must include the required appeal fee per this bulletin in the form of a check payable to the City Treasurer. This drop box is checked daily, and payments are processed the following business day.
   - On the memo line of the check, write the project number and the appellant's name exactly as it is stated on the associated form DS-3031.
   - Cash payments are only accepted by appointment.

COMMUNICATIONS:
To join using the Zoom platform use this link: https://sandiego.zoomgov.com/j/1611914200

To join by using Telephone: Dial 1-669-254-5252 or (Toll Free) 1-833-568-8864. When prompted, input Webinar ID: 161 191 4200

In lieu of in-person attendance, members of the public may submit their comments on agenda items using the public comment webform found on the Hearing Officer webpage: (https://www.sandiego.gov/development-services/hearing-officer/agenda-comment-form). If you have an attachment to your comment, you may send it to HearingOfficer@sandiego.gov and it will be distributed to the Hearing Officer.

The public is encouraged to subscribe to receive meeting agendas.

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 hearingofficer@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: 24009846

The City of SAN DIEGO

Development Services Department

Karen Bucey / Project No. 1109252 Princess Coastal Access
7650 Mission Valley Road, MS DSD-1A
San Diego, CA 92108-4423

RETURN SERVICE REQUESTED