THE CITY OF SAN DIEGO

DATE OF NOTICE: NOVEMBER 4, 2026

NOTICE OF PUBLIC HEARING

PLANNING COMMISSION

DATE OF HEARING:	**NOVEMBER 19, 2026**
TIME OF HEARING:	**9:00 AM**
LOCATION OF HEARING:	**DEVELOPMENT SERVICES DEPARTMENT, 7650 MISSION VALLEY ROAD, SAN DIEGO, CA 92108**
PROJECT NUMBER:	**PRJ-1144693**
PROJECT TYPE:	**PLANNED DEVELOPMENT PERMIT,CEQA EXEMPT, PROCESS FOUR**
PROJECT NAME:	**VERIZON HOME AVE**
APPLICANT:	**SHELLY KILBOURN, PLANCOM INC. OBO Agent for Verizon**
COMMUNITY PLAN AREA:	**CITY HEIGHTS**
COUNCIL DISTRICT:	**4**
CITY PROJECT MANAGER:	**NILIA SAFI, Development Project Manager**
PHONE NUMBER/E-MAIL:	**(619) 446-5236 / nsafi@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 Planning Commission to consider an application for a Planned Development Permit to continue the use of an existing Verizon wireless communication facility (WCF) consisting of nine (9) antennas and twelve (12) Remote Radio Units (RRUs) concealed within the branches of an existing 33-foot tall monopine. The existing ancillary equipment is located inside a storage unit. The application is a request for the deviation from development standard of 3-feet for the height of the tree and 3-feet for the front setback. The site is located at 4773 Home Avenue in the Centralized Urban CUPD-CU-3-8 zone of the Mid-Cities Community planning area of City Heights.

This project was determined to be categorically exempt pursuant to Section 15301 (existing Facilities) of the California Environmental Quality Act on August 20,2026? and the opportunity to appeal that determination ended September 3, 2026.

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[1]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). The appeal must be made no later than ten (10) business days from 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 email**

Send an appeal application via email to Hearings1@sandiego.gov. The application must be sent by 5 p.m. on the last day of the appeal period; the email will be acknowledged within 24 hours. An application requires a complete form DS-3031 and, as attachments to the form, supporting documentation, if any, and a copy of the front of the check by which the appeal filing fee is being paid. The documents must be sent via email as a single PDF-formatted file.

- Submit the appeal filing fee by check mailed to: City Clerk/Appeal, MS 2A, 202 C Street, San Diego, CA 92101.
- The fee must be postmarked by the United States Postal Service (USPS) before or on the last day of the appeal period.
- Make the check payable to City Treasurer.
- 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. Please include a full copy of the appeal submitted by email with your check.

2. **Appeals filed in person**

Submit the fully completed appeal application DS-3031 (including grounds for appeal and supporting documentation) to the front counter of the City Administration Building—Office of the City Clerk Public Information Counter, 1st Floor Lobby, located at 202 C Street, San Diego, CA 92101, by 5 p.m. on the last day of the appeal period. City Clerk staff is available from 9:00am to 5:00pm and payments are processed the following business day.

- The completed appeal form shall include the required appeal fee, with a check payable to: City Treasurer.
- 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.

Timely submittal of both the application and the fee in accordance with these instructions is required for a valid appeal.

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/1604075570

To join by using Telephone:
Dial 1-669-254-5252 or (Toll Free) 1-833-568-8864. When prompted, input Webinar ID: 160 407 5570

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 the Development Services Department, 7650 Mission Valley Road, MS DSD-1A, San Diego, CA 92108. 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) 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 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.: 11003679

The City of SAN DIEGO
Development Services Department
Nilia Safi / Project No. PRJ-1144693
7650 Mission Valley Road, MS DSD-1A
San Diego, CA 92108-4423

RETURN SERVICE REQUESTED