



THE CITY OF SAN DIEGO

DATE OF NOTICE: July 16, 2020

NOTICE OF PUBLIC HEARING

Notice of Availability

PLANNING COMMISSION RECOMMENDATION

DATE OF HEARING: July 30, 2020
TIME OF HEARING: 9:00 a.m.
LOCATION OF HEARING: VIRTUAL HEARING
PROJECT NUMBER: 607857
PROJECT TYPE: Kearny Mesa Community Plan Update, General Plan Amendments, Municipal Code Amendments and Local Coastal Program Amendment, and Rezone. Program Environmental Impact Report. PROCESS FIVE

PROJECT NAME: KEARNY MESA COMMUNITY PLAN UPDATE
APPLICANT: City of San Diego
COMMUNITY PLAN AREA: Kearny Mesa
COUNCIL DISTRICT: 6,7

CITY PROJECT MANAGER: Lisa Lind, Senior Planner
PHONE NUMBER/E-MAIL: (619) 236-6531, llind@sandiego.gov

Until further notice, Planning Commission meetings will be conducted pursuant to the provisions of California [Executive Order 29-20](#), which suspends certain requirements of the Ralph M. Brown Act.

During the current State of Emergency and in the interest of public health and safety, all Planning Commissioners will be participating in Planning Commission meetings by teleconference and/or videoconference. In accordance with the Executive Order, there will be no members of the public in attendance at the Planning Commission Meetings. We are providing alternatives to in-person attendance for participating in Planning Commission meetings. Updated information is available on the Planning Commission webpage: <https://www.sandiego.gov/planning-commission>.

In lieu of in-person attendance, members of the public may submit their comments on agenda items using the public comment form found on the Planning Commission webpage: <https://www.sandiego.gov/planning-commission>. If you have an attachment to your comment, you may send it to planningcommission@sandiego.gov and it will be distributed to the Planning Commissioners.

Please note: Comments submitted using the public comment form (which will be read into the record) are **limited to 200 words**. Comments received after the start of the Planning Commission will not be read into the record, but will be distributed to the Commission for consideration and made part of the meeting record. If you submit more than one form, only one will be read into the record.

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 of a proposed update to the Kearny Mesa Community Plan, General Plan Amendments, and Municipal Code Amendments and Local Coastal Program Amendment.

The Kearny Mesa Community Plan Update consists of the following components: amending the 1992 Kearny Mesa Community Plan and incorporating the updated Kearny Mesa Community Plan (Community Plan) into the City's General Plan; repealing the StoneCrest Specific Plan; amending the Municipal Code and Local Coastal Program, which include amendments to the Land Development Code (Chapter 13 Article 1 Division 5 [Development Regulations Tables for Commercial Zones] and Chapter 13 Article 1 Division 6 [Development Regulations Table for Industrial Zones] for the Kearny Mesa Planning Area, Chapter 13 Article 2 Division 14 [Where the Community Plan Implementation Overlay Zone Applies] for areas within the Kearny Mesa Planning Area, and Chapter 13 Article 1 Division 6 [Purpose of the IS Zone] that would apply citywide); rezoning using Citywide zoning consistent with the updated Community Plan; and certifying a Program Environmental Impact Report.

The proposed Community Plan provides a long-range, comprehensive policy framework and zoning for growth and development of the approximately 4,400-acre Kearny Mesa Planning Area. The Community Plan further implements State of California goals and legislation, the City of San Diego General Plan and Climate Action Plan, and the vision developed by community participants. The Community Plan provides policies and proposals for the distribution and intensity of land uses; facilities for pedestrian, bicycle, transit; and vehicular mobility; enhancement of pedestrian-orientation and urban design; and public services and facilities needs, among other topics. Consistent with policy direction in the General Plan and the Climate Action Plan, the Community Plan proposes a land use strategy with additional capacity for employment and residential in Transit Priority Areas. Community Plan also proposes a multimodal transportation system to promote active transportation, increase transit use, and provide more connections in the community. To implement the proposed Community Plan, properties in the planning area would be rezoned. Additionally, some properties would be subject to the application of the Community Plan Implementation Overlay Zone for the purposes of requiring supplemental development regulations to ensure that development proposals meet both general and site-specific criteria.

The decision to approve, conditionally approve, modify or deny the project will be made by the City Council at a future public hearing. You will also receive a notice of the City Council public hearing.

Notice of Availability of Local Coastal Program Amendment:

The ordinance amending the Municipal Code is part of the City's Local Coastal Program; therefore, the City Council's decision requires amending the City's Local Coastal Program. The final decision by the City Council will occur no sooner than six weeks after the date of mailing of this notice. The final decision on these ordinances will be with the California Coastal Commission. The City of San Diego must submit the Local Coastal Program portion of these amendments for certification to the California Coastal Commission. The Local Coastal Program amendment is not effective in the Coastal Zone until the Coastal Commission unconditionally certifies the amendment.

If you wish to be noticed of the Coastal Commission hearing on this issue, you must submit a request in writing to the City of San Diego Planning Department, Attention: Renee Mezo, Development Project Manager III, 9485 Aero Drive, MS 413, San Diego, CA 92123 or rmezo@sandiego.gov before the close of the City Council public

hearing. 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.

A Program Environmental Impact Report No. 607857/SCH No. 2018111024 was prepared for the project in accordance with the California Environmental Quality Act (CEQA).

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 City Project Manager listed 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 at least five 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: 21003876



Planning Department

Lisa Lind / Project No. 607857 - Kearny Mesa Community Plan Update
9485 Aero Drive., MS 413 • San Diego, California 92123

RETURN SERVICE REQUESTED