THE CITY OF SAN DIEGO

DATE OF NOTICE: August 31, 2022

NOTICE OF AVAILABILITY
DRAFT ENVIRONMENTAL IMPACT REPORT

DEVELOPMENT SERVICES DEPARTMENT

SAP No.: 24008189

The City of San Diego (City), as Lead Agency, has prepared a draft Environmental Impact Report for the following proposed project and is inviting your comments regarding the adequacy of the document. The draft Environmental Impact Report and associated technical appendices have been placed on the City's California Environmental Quality Act (CEQA) web-site at http://www.sandiego.gov/ceqa/draft.

HOW TO SUBMIT COMMENTS: Comments on this draft Environmental Impact Report must be received by close of business on October 16, 2022 to be included in the final document considered by the decision-making authorities. When submitting comments, please reference the project name and number (All Peoples Church/No. 636444). The City requests that all comments be provided electronically via email at: DSDEAS@Sandiego.gov. However, if a hard copy submittal is necessary, it may be submitted to: **Courtney Holowach, City of San Diego Development Services Center, 1222 First Avenue, MS 501, San Diego, CA 92101**.

GENERAL PROJECT INFORMATION:

- Project Name: All Peoples Church
- Project No. 636444
- SCH No. 2021100394
- Community Plan Area: Navajo
- Council District: 7

PROJECT DESCRIPTION: The project consists of the construction and operation of a 54,476-square-foot (SF) church/sanctuary building and a 71,010 SF, two-level parking garage and surface parking areas on an approximately 6-acre vacant site. The proposed project would include a 900-seat sanctuary space with accessory uses (i.e., Sunday school classrooms, offices, and a multi-purpose room/gym), and various site improvements, such as circulation, landscaping, and utility connections which are described below. Of the 900 seats, 587 seats would be fixed in place and 3,690 SF would accommodate the remaining non-fixed seats. Congregation gatherings would primarily occur on Sundays; small group activities may occur during the weekdays or on Saturdays. No primary educational school spaces are proposed as part of the project. The project would require City approval of a Community Plan Amendment (CPA) to modify the Navajo Community Plan, Planned Development Permit (PDP), Site Development Permit (SDP) and various easement vacations. (LEGAL DESCRIPTION: Portion of Lot 67 of Rancho Mission of San Diego, County of San Diego, State of California, as described in grant deed November 3, 1975 at document 76-306249) **The site is not included on any Government Code listing of hazardous waste sites**.

APPLICANT: Kendall Laughlin, All Peoples Church

RECOMMENDED FINDING: The draft Environmental Impact Report determined the proposed project would result in significant environmental effects in the following areas**: BIOLOGICAL RESOURCES, HISTORICAL RESOURCES, NOISE, TRIBAL CULTURAL RESOURCES**

AVAILABILITY IN ALTERNATIVE FORMAT: To request this Notice, the draft Environmental Impact Report, and/or supporting documents in alternative format, please email the Development Services Department at DSDEASNoticing@sandiego.gov. Your request should include the suggested recommended format that will assist with the review of documents.

Additional Information: For environmental review information, contact Courtney Holowach at (619) 446-5187. For information regarding public meetings/hearings on this project, contact Development Project Manager, Martha Blake, at (619) 446-5375. This Notice was published in the SAN DIEGO DAILY TRANSCRIPT and distributed on August 31, 2022.

Raynard Abalos
Deputy Director
Development Services Department