



## **EXTENSION OF PUBLIC REVIEW**

### **PLANNING DEPARTMENT**

Date of Notice: **February 12, 2018**

PUBLIC NOTICE OF AVAILABILITY FOR

A DRAFT PROGRAM ENVIRONMENTAL IMPACT REPORT (PEIR)

Internal Order Number: 11001369

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The City of San Diego Planning Department has prepared a Draft Program Environmental Impact Report (PEIR) for the following project and is inviting your comments regarding the adequacy of the document. On February 6, 2018, the Old Town San Diego Community Planning Group requested a 14-calendar day extension of the public review period for this Draft PEIR which would end on March 1, 2018. Pursuant to the City's Municipal Code requirements, the Environment and Policy Analysis Division has granted the request, and extended the review period to **March 15, 2018**. In accordance with CEQA Section 15105, this 14-day extension will not affect the City's statutory requirements under CEQA for public review of a Draft EIR.

**PROJECT NAME: Old Town San Diego Community Plan Update**

**PROJECT No.: 561630 / SCH No.: Pending**

**COMMUNITY PLAN AREA: Old Town San Diego**

**COUNCIL DISTRICT: 3 (Ward)**

**APPLICANT: City of San Diego Planning Department**

Please send your written comments to the following address: **Susan Morrison, Environmental Planner, City of San Diego Planning Department, 9485 Aero Drive, MS 413, San Diego, CA 92123** or email your comments to [PlanningCEQA@sandiego.gov](mailto:PlanningCEQA@sandiego.gov) with the Project Name and Project Number in the subject line. Please note only written comments, received either via US Mail, hand-delivered, or via email, will be considered official comments in the Final PEIR.

#### **PROJECT DESCRIPTION:**

The proposed Old Town San Diego Community Plan Update ("proposed CPU" or "Project") provides detailed policy direction to implement the General Plan with respect to the distribution and arrangement of land uses (public and private), the local street and transit network, prioritization and provision of public facilities, community-wide and site-specific architectural and urban design guidelines, and recommendations to preserve and enhance natural open space and historic and cultural resources within the Old Town community.

Implementation requires City Council approval and adoption of the proposed Old Town Community Plan Update and other associated discretionary actions, including amendments to the General Plan to incorporate the proposed CPU as a component of the General Plan Land Use Element, rezoning of land within the community associated with the Old Town San Diego Planned District Ordinance to be consistent with the proposed CPU, and rescinding the Old San Diego Architectural and Site Development Standards and Criteria. The Project also requires adoption of amendments to the San Diego Municipal Code related to the Old Town San Diego Planned District Ordinance and tandem parking and sign requirements. A comprehensive update to the Impact Fee Study (formerly known as the Public Facilities Financing Plan) is also

proposed for adoption in a subsequent discretionary action. Collectively, these actions together with the proposed CPU, form the Project analyzed in the Program Environmental Impact Report (PEIR).

**PROJECT LOCATION:**

The project area encompasses roughly 275 acres and is centrally located to the northwest of Downtown San Diego and southeast of Mission Bay. Interstate 8 (I-8) functions as the northern boundary of the proposed Old Town CPU area, while Interstate 5 (I-5) provides the western boundary; and the Mission Hills/Uptown community hillsides form the southern and eastern boundaries of the proposed CPU area. The community lies between the Midway Pacific-Highway Community Plan area to the west and south, the Uptown Community Plan area to the east, and the Mission Valley Community Plan area to the north. The proposed CPU area is predominantly urbanized and is generally characterized by a mix of commercial, residential, park, and institutional uses. Commercial development in the Old Town community is generally tourist-oriented.

The proposed Old Town San Diego Community Plan Update (CPU) can be found on the Planning Department's website at:

<https://www.sandiego.gov/planning/community/cpu/oldtownmidway/oldtownupdate>

Alyssa Muto  
Interim Director  
Planning Department