



NOTICE OF PUBLIC HEARING
Planning Commission
(Held Electronically and Telephonically)
September 14, 2020 at 6:00 pm

GENERAL PLAN AMENDMENT AND ORDINANCE AMENDMENT FOR
5631 CALLE REAL
CASE NO. 20-0002-GPA, 20-0002-ORD
Located at 5631 Calle Real;
APNs 069-160-057, -058

ATTENTION: Pursuant to the Governor's Executive Order N-29-20 dated March 17, 2020 authorizing local jurisdictions subject to the Brown Act to hold public meetings electronically and telephonically in order to respond to the COVID-19 pandemic, the regular meeting of the (Planning Commission) for September 14, 2020 will be conducted telephonically and electronically. It will be broadcast live on the City's website and on Cable Goleta Channel 19. The Council Chambers will not be open to the public during the meeting. Planning Commissioners will be participating telephonically and will not be physically present in the Council Chambers.

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Goleta will conduct a **public hearing** on the date set forth below to consider the below described project. The public hearing is scheduled as follows:

HEARING LOCATION: **Goleta City Hall, Council Chambers**
 130 Cremona Drive, Suite B, Goleta, CA 93117
 (Held Electronically and Telephonically)

HEARING DATE/TIME: **Monday, September 14, 2020 at 6:00 pm**

Project Description: Sarah Bronstad of Vanguard Planning Inc., on behalf of The Sun Group LLC, property owner, has requested approval to change the subject property's General Plan land use and zoning designations. The applicant requests a General Plan Amendment to change the General Plan/Coastal Land Use Plan (GP/CLUP) Land Use Element Figure 2-1, the Land Use Plan Map, from Public/Quasi-Public (P-QP) to Community Commercial (C-C). Also requested is an Ordinance Amendment to change the zoning designation from Public/Quasi-Public to Community Commercial (P-QP to C-C), consistent with the proposed General Plan Amendment. No physical development is proposed and no modifications to the existing building are requested. The site is located in the Inland area.

The request is also to adopt a Notice of Exemption pursuant to 14 California Code of Regulations § 15090. The Planning Commission's action is advisory to the City Council. The City Council is the City decisionmaker for the project.

ENVIRONMENTAL REVIEW FINDINGS: Pursuant to the requirements of the California Environmental Quality Act (CEQA) (Public Resources Code, §§ 21000 et seq.), the regulations promulgated thereunder (14 Cal. Code of Regulations, §§ 15000, et seq.), and the City's Environmental Review Guidelines, the project has been found to be exempt from CEQA and a Notice of Exemption is proposed. The City of Goleta is acting as the Lead Agency for this project.

Specifically, the project is categorically exempt from environmental review pursuant to the following CEQA Guidelines:

- No possibility of significant effect [Section 15061(b)(3)]
- The activity will not result in a direct or reasonably foreseeable indirect physical change in the environment [Section 15060(c)(2)]

CORTESE LIST: Further, the site is not listed on any hazardous waste facilities or disposal sites as enumerated under Section 65962.5 of the California Government Code (the "Cortese list").

DOCUMENT AVAILABILITY: The hearing documents and all documents referenced therein may be obtained by contacting the Planner listed below (see the "For Further Information" section). The Planning Commission staff report and the draft Notice of Exemption will be posted on the City's website at least 72 hours prior to the hearing.

IN LIGHT OF THE CITY'S NEED TO HOLD PUBLIC MEETINGS ELECTRONICALLY AND TELEPHONICALLY DURING THE COVID-19 PANDEMIC, written comments may be submitted as instructed above or via email to Kim Dominguez, Management Assistant, e-mail: kdominguez@cityofgoleta.org or by electronic means during the Public Hearing (date and time noted above), provided they are received prior to the conclusion of the public comment portion of the Public Hearing. Instructions on how to submit written comments during the hearing will be available on the City's website: <https://www.cityofgoleta.org/i-want-to/news-and-updates/government-meeting-agendas-and-videos>.

FOR FURTHER INFORMATION: Additional information including the application and project file can be viewed by contacting Chris Noddings, Assistant Planner, at 805-961-7566 or at cnoddings@cityofgoleta.org.

REVIEW PROCESS: On March 3, 2020, the City Council agreed to initiate the General Plan Amendment for further study and the applicant submitted the necessary applications leading to this public hearing. The next step in the review process is a Planning Commission hearing, which is the subject of this notice, with a

recommendation to the City Council of the merits of the project. Lastly, City Council consideration of the request at a noticed public hearing and rendering of a decision on the merits of the project.

Note: In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this hearing, please contact the City Clerk's Office at (805) 961-7505 or cityclerkgroup@cityofgoleta.org. Notification at least 72 hours prior to the hearing will enable City staff to make reasonable arrangements.

Note: If you challenge the City's final action on this project in court, you may be limited to only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City on or before the date of the hearing (Government Code §65009[b][2]).

Note: The complete application and project file, including any environmental analysis prepared in connection with the application, are currently only available electronically due to the temporary closure of City Hall to the public in response to the COVID-19 pandemic. You may request a copy of these materials from the staff planner as instructed above.

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