



County of San Diego

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PUBLIC DISCLOSURE NOTICE INTENT TO ADOPT FINDINGS PURSUANT TO SECTION 15183 OF THE CALIFORNIA ENVIRONMENTAL QUALITY ACT

July 29, 2021

NOTICE IS HEREBY GIVEN that the County of San Diego intends to adopt findings in accordance with the California Environmental Quality Act Section 15183 for the following project. The proposed findings and the associated analysis can be reviewed at https://www.sandiegocounty.gov/pds/ceqa_public_review.html or Planning & Development Services (PDS), Project Processing Counter, 5510 Overland Avenue, Suite 110, San Diego, California 92123. Under this process, public review is not required; however, any comments received will be accepted and taken into consideration. A FAQ sheet on the 15183 CEQA exemption process can be located at <https://www.sandiegocounty.gov/pds/zoning/formfields/PDS-202.pdf>. Comments on these findings must be sent to the PDS address listed above and should reference the project number and name.

GREENS STORAGE VALLEY CENTER EXPANSION: PDS2020-STP-03-026W1; PDS2020-ER-03-08-029A

The project is a request for a Site Plan (STP) modification for the expansion of an existing 88,253 square foot self-storage facility. The applicant is proposing to modify the existing Site Plan (STP 03-026) to encompass a 1.78-acre parcel (APN 188-250-15) to construct a new 2-story, 36,724 square foot self-storage facility for a total floor area of 124,977 square feet. The project is located at 28435 Lizard Rocks Road in the Valley Center Community Planning area, within the unincorporated County.

Access would be provided by an existing driveway at Lizard Rocks Road. The project would be served by onsite wastewater treatment systems and imported water from the Valley Center Municipal Water District. Proposed earthwork quantities for the project consist of 9,380 cubic yards of cut and 1,390 cubic yards of fill with 7,990 cubic yards of export. The project site is subject to the General Plan Regional Category Village, Land Use Designation Limited Impact Industrial and Medium Impact Industrial. Zoning for the site is M52 (Limited Industrial) with a "B" Special Area Designator for Community Design Review. The Project is consistent with the land use designations of the General Plan and Zoning Ordinance.

Public Meeting – The proposed project will be discussed at the Valley Center Community Planning Group meeting on Monday, August 9, 2021, at 7:00 pm in the Valley Center Community Hall, 28246 Lilac Road, Valley Center, CA 92082. The meeting is an opportunity for the public to be informed about the proposed project and provide comments. If you have any questions, please contact Tabina Tonekaboni at Tabina.Tonekaboni@sdcounty.ca.gov.

Comments on the proposed findings and associated analysis must be received no later than **Monday, August 30, 2021, at 4:00 p.m.** (a 32-day public disclosure notice period). For additional information, please contact Tabina Tonekaboni at 619-323-7299, or Tabina.Tonekaboni@sdcounty.ca.gov.