



CITY OF ESCONDIDO
 PLANNING DIVISION
 201 NORTH BROADWAY
 ESCONDIDO, CA 92025-2798
 (760) 839-4671

NOTICE OF PUBLIC HEARING

The Escondido Planning Commission will hold a public hearing in the City Council Chambers, Escondido City Hall, 201 N. Broadway, Escondido, California at 7 p.m., on Tuesday, March 28, 2023, to consider the item listed below:

MASTER PLAN MODIFICATION, PRECISE PLAN AND CONDITIONAL USE PERMIT - PL22-0512:

REQUEST: The Project includes a modification to the Montiel Road Master Development Plan to allow construction services and outdoor storage, including fleet and construction equipment storage as a conditionally permitted use. The request also includes a Precise Development Plan for the remodel of the exterior and interior of the existing 1,595 square foot building and proposed 3,965 square foot building additions, site improvements and landscaping. A Conditional Use Permit also is requested to allow the proposed use in conformance with the requested Master Plan modification.

PROPERTY SIZE AND LOCATION: The 1.3-acre project site is located on the south side of Montiel Road, north of State Route 78, west of Interstate 15, address at 1359 Montiel Road (APN 228-290-54-00).

ENVIRONMENTAL STATUS: The Project qualifies for an exemption under CEQA Guidelines section 15301 (Existing Facilities) and section 15332 (In-fill Development Projects).

If you challenge this item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

The City of Escondido recognizes its obligation to provide equal access to public services for individuals with disabilities. Please contact the American Disabilities Act (A.D.A.) coordinator (760) 839-4643 with any requests for reasonable accommodations at least 24 hours prior to the meeting. The City of Escondido does not discriminate against any person with a handicapped status. All interested persons are invited to attend the meeting.

The staff report will be available at the Escondido Planning Division, 201 N. Broadway, and on the City's website at <https://escondido-ca.municodemeetings.com/> after Thursday, March 23, 2023. **For additional information, please contact Jay Paul, Senior Planner, at (760) 839-4537 or via email at jpaul@escondido.org, and refer to Case No. PL22-0512.**

Adam Finestone
 City Planner

DATED: March 13, 2023

