



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, October 24, 2023, to consider the item listed below:

### Zone Map Amendment, Zone Text Amendment, and Major Plot Plan – PL22-0603/PL23-0239/PL22-0604

**REQUEST:** A request for a Zone Map Amendment to re-zone the subject property from Planned Development – Industrial (“PD-I”) to General Industrial (“M-2”). A request for a Zone Text Amendment to amend the zoning ordinance to allow for an increase in fence height on a case-by-case basis for properties in the industrial and commercial zones subject to an administrative adjustment application, unless associated with a discretionary action that requires a public hearing. A Major Plot Plan to permit the construction of a lithium-ion battery energy storage utility capable of delivering up to 50 MW of energy storage. The Project includes associated on-site and off-site right-of-way improvements including but not limited to: demolition of a portion of the existing building, construction of screening walls, and landscaping. The proposal also includes the adoption of an Initial Study/Mitigated Negative Declaration prepared for the project.

**PROPERTY SIZE AND LOCATION:** The approximately 6.32-acre project site is located directly south and west of Tulip Street, east of Interstate 15 (“I-15”), and north of the Escondido Creek. The project site is addressed at 555 N. Tulip Street (Assessor Parcel Number 232-131-25-00).

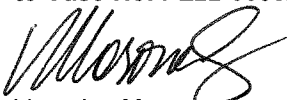
**ENVIRONMENTAL STATUS:** In accordance with the California Environmental Quality Act (“CEQA”) Section 15073, an Initial Study/Mitigated Negative Declaration (“IS/MND”) was circulated for public review from July 13, 2023 to August 14, 2023. The Initial Study identified impacts to Biological Resources, Cultural Resources, Geology and Soils, and Tribal Cultural Resources. The Final Initial Study/Mitigated Negative Declaration is available for review at <https://escondido.org/goal-line-battery-storage>

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.

**PUBLIC COMMENT:** To submit comments in writing, please do so at the following link: <https://escondido-ca.municodemeetings.com/bc-citycouncil/webform/public-comment>. All comments received from the public will be made a part of the record of the meeting.

The City of Escondido remains committed to complying with the Americans with Disabilities Act (ADA). Qualified individuals with disabilities who wish to participate in City programs, services, or activities and who need accommodations are invited to present their requests to the City by filing out a Request for Accommodations Form or an Inclusion Support Request Form for Minors, or by calling 760-839-4643, preferably at least 72 hours in advance of the event or activity. Forms can be found on the City’s website at: <https://www.escondido.org/americans-with-disabilities-act>.

The staff report will be available on the City’s website at <https://escondido-ca.municodemeetings.com/> after Thursday, October 19, 2023. For additional information, please contact Ivan Flores, Senior Planner, at 760-839-4529, or via email at [iflores@escondido.org](mailto:iflores@escondido.org), and refer to Case No. PL22-0603/PL23-0239/PL22-0604.

  
 Veronica Morones  
 City Planner

DATED: October 9, 2023

