

**Notice of Completion & Environmental Document Transmittal**

SCH # \_\_\_\_\_

Mail to: State Clearinghouse, P. O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

**Project Title:** City of Oceanside General Plan Update, including South Morro Hills Community Plan, Smart and Sustainable Corridors Specific Plan, update to the City's Climate Action Plan, Active Transportation Plan, and Trails Master Plan.

Lead Agency: City of Oceanside Contact Person: Robert Dmohowski  
Mailing Address: 300 North Coast Highway Phone: (760) 435-3563  
City: Oceanside Zip: 92054 County: San Diego

**Project Location:** County: San Diego City/Nearest Community: Oceanside  
Cross Streets: Citywide Zip Code: 92054  
Longitude/Latitude (degrees, minutes and seconds): 33° 13' 17" N/ 117° 20' 22" W Total Acres: 27,011 (includes SOI)  
Assessor's Parcel No. Multiple Section: Mult Twp. Mult Range: Mult Base: Mult  
Within 2 Miles: State Hwy #: Interstate 5, SR-78, SR-76 Waterways: San Luis Rey River, Loma Alta Creek, Buena Vista Creek  
Airports: N/A Railways: Sprinter, Coaster, Amtrak Schools: Multiple

**Document Type:**

- CEQA:  NOP  Draft EIR NEPA:  NOI Other:  Joint Document  
 Early Cons  Supplement/Subsequent EIR  EA  Final Document  
 Neg Dec (Prior SCH #) \_\_\_\_\_  Draft EIS  Other: \_\_\_\_\_  
 Mit Neg Dec  Other \_\_\_\_\_  FONSI \_\_\_\_\_

**Local Action Type:**

- General Plan Update  Specific Plan  Rezone  Annexation  
 General Plan Amendment  Master Plan  Prezone  Redevelopment  
 General Plan Element  Planned Unit Development  Use Permit  Coastal Permit  
 Community Plan  Site Plan  Land Division (Subdivision, etc.)  Other: \_\_\_\_\_

**Development Type:**

- Residential: Units \_\_\_\_\_ Acres \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Office: Sq. ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Mining: Mineral \_\_\_\_\_  
 Commercial: Sq. ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Power: Type \_\_\_\_\_ Watts \_\_\_\_\_  
 Industrial: Sq. ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Waste Treatment: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Educational: \_\_\_\_\_  Hazardous Waste: Type \_\_\_\_\_  
 Recreational: \_\_\_\_\_  Other: General Plan Update  
 Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_

**Project Issues Discussed In Document:**

- Aesthetic/Visual  Fiscal  Recreation/Parks  Vegetation  
 Agricultural Land  Floodplain/Flooding  Schools/Universities  Water Quality  
 Air Quality  Forest Land/Fire Hazard  Septic Systems  Water Supply/Groundwater  
 Archaeological/Historical  Geologic/Seismic  Sewer Capacity  Wetland/Riparian  
 Biological Resources  Minerals  Soil Erosion/Compaction/Grading  Growth Inducement  
 Coastal Zone  Noise  Solid Waste  Land Use  
 Drainage/Absorption  Population/Housing Balance  Toxic/Hazardous  Cumulative Effects  
 Economic/Jobs  Public Services/Facilities  Traffic/Circulation  Other \_\_\_\_\_

**Present Land Use/Zoning/General Plan Designation**

Multiple land use designations and zones throughout the City of Oceanside.

**Project Description:** (please use a separate page if necessary)  
See Attached.

**Reviewing Agencies Checklist**

**continued**

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X."

If you have already sent your document to the agency, please denote that with an "S."

<u>  X  </u> Air Resources Board	<u>          </u> Office of Historic Preservation
<u>          </u> Boating & Waterways, Department of	<u>          </u> Office of Public School Construction
<u>  X  </u> California Highway Patrol	<u>          </u> Parks & Recreation, Department of
<u>  X  </u> California Emergency Management Agency	<u>          </u> Pesticide Regulation, Department of
<u>  X  </u> Caltrans District # 11	<u>          </u> Public Utilities Commission
<u>          </u> Caltrans Division of Aeronautics	<u>  X  </u> Regional WQCB # 9
<u>          </u> Caltrans Planning	<u>  X  </u> Resources Agency
<u>          </u> Central Valley Food Protection Board	<u>          </u> Resources Recycling & Recovery, Department of
<u>          </u> Coachella Valley Mountains Conservancy	<u>          </u> S.F. Bay Conservation & Development Comm.
<u>          </u> Coastal Commission	<u>          </u> San Gabriel & Lower Los Angeles Rivers & Mtns Conservancy
<u>          </u> Colorado River Board	<u>          </u> San Joaquin River Conservancy
<u>          </u> Conservation, Department of	<u>          </u> Santa Monica Mountains Conservancy
<u>          </u> Corrections, Department of	<u>          </u> State Lands Commission
<u>          </u> Delta Protection Commission	<u>          </u> SWRCB: Clean Water Grants
<u>          </u> Education, Department of	<u>          </u> SWRCB: Water Quality
<u>  X  </u> Energy Commission	<u>          </u> SWRCB: Water Rights
<u>  X  </u> Fish & Game Region # 5	<u>          </u> Tahoe Regional Planning Agency
<u>          </u> Food & Agriculture, Department of	<u>          </u> Toxic Substances Control, Department of
<u>          </u> Forestry & Fire Protection, Department of	<u>          </u> Water Resources, Department of
<u>          </u> General Services, Department of	
<u>  X  </u> Health Services, Department of	<u>          </u> Other _____
<u>          </u> Housing & Community Development	<u>          </u> Other _____
<u>  X  </u> Native American Heritage Commission	

**Local Public Review Period** (to be filled in by lead agency)

Starting Date   May 24, 2021   Ending Date   June 23, 2021  

**Lead Agency** (complete if applicable):  
Consulting Firm:   RECON Environmental, Inc.    
Address:   3111 Camino del Rio, North, Suite 600    
City/State/Zip:   San Diego, CA 92108    
Contact:   Lori Spar    
Phone:   619-308-9333  

**Applicant:**   City of Oceanside    
Address:   300 North Coast Highway    
City/State/Zip:   Oceanside, CA 92054    
Phone: \_\_\_\_\_

**Signature of Lead Agency Representative:**   Lori Spar   Date   May 18, 2021  

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

**Project Description:**

The project includes a Comprehensive General Plan Update (GPU), development of a South Morro Hills Community Plan (SMHCP), creation of a Smart and Sustainable Corridors Specific Plan (SSCSP), an update to the City's Climate Action Plan (CAP), Active Transportation Plan (ATP), and Trails Master Plan (TMP), collectively referred to as the project.

The GPU includes updating all elements; the Economic Development and Energy and Climate Action elements were prepared in 2019 and may also be updated to be consistent with the other elements. The updated General Plan may also include new elements and existing elements may be renamed or combined (i.e., Circulation Element to be renamed Mobility Element). The GPU aims to address inconsistencies between the existing elements and to provide an updated focus to city planning efforts.

The SMHCP will contain policies and planning guidance specific to the City's only remaining agricultural area and will be focused on supporting the continued viability of farming through expanded agritourism opportunities. Agritourism can support agricultural uses by providing new revenues for farmers, increasing public education around farming, and improving community access to fresh, local food and farm products.

The goal of the SSCSP will be to channel future housing and employment growth into the City's commercial corridors while maintaining the integrity of adjacent residential neighborhoods. The SSCSP will identify ways to facilitate infill and redevelopment along Mission Avenue, Oceanside Boulevard, and Vista Way, while accommodating public transit and active transportation.

The CAP update may include new GHG reduction targets and reduction measures. The CAP will be developed consistent with CEQA Guidelines Section 15183.5 which would allow a streamlined GHG analysis for future development projects through implementation of a CAP consistency checklist.

The ATP will address pedestrian and bicycle movement throughout the City. While a broad level of pedestrian and bicycle policy effort is included as part of the GPU, the ATP will provide greater focus and level of detail.

The TMP will provide direction for trails development in the community, as well as enable coordination with pedestrian and bicycle planning.