

CITY OF SAN MARINO
HOUSING ELEMENT and CEQA NOTICE OF INTENT TO ADOPT AN INITIAL
STUDY/NEGATIVE DECLARATION

NOTICE IS HEREBY GIVEN that the City of San Marino (City) has prepared an Initial Study and Negative Declaration (IS-ND) pursuant to the California Environmental Quality Act (CEQA) (Public Resources Code, §§ 21000, et seq.), for consideration during public hearings for the adoption of the City of San Marino Housing Element Update project described below. The IS-ND has reviewed the Housing Element Update and comments discussed below and determined that the project will have either a less than significant, or no impact to environmental resources requiring mitigation measures consistent with CEQA. This notice invites comments on the adequacy and completeness of the environmental analysis in the IS-ND.

Project Description and Background

The incorporated City of San Marino is 3.77 square miles of approximately 12,513 people located in North Central Los Angeles County, California. The Draft Housing Element is an element of the City's General Plan that establishes housing land use policy, and programs applicable within the incorporated City boundaries for the 2021-2029 planning period. The California legislature has placed a priority on the provision of housing for Californians at all economic levels and has established an eight-year update cycle for all city and county General Plan Housing Elements which also undergo review by the State of California Department of Housing and Community Development (HCD). This project consists of the 6th Cycle of Housing Element update and revisions to address comments received from HCD.

On December 7, 2020, the City began outreach for the Housing Element Update by holding a Town Hall Meeting. Opinion surveys were conducted in Chinese, English, and Spanish and a website was established to provide an information clearinghouse for the Housing Element Update. The City held stakeholder interviews, a public workshop by the Planning Commission, and a series of town hall meetings, public workshops, and hearings were held by the City Council. The Draft Housing Element was approved by the City Council on October 29, 2021, for delivery to HCD, and after extensive public outreach and refinements.

IS-ND Comment Period

The 20-day public comment period on the IS-ND for the Housing Element Update project begins on January 19, 2022, and will end on February 7, 2022, at 5:00 PM. All interested persons are encouraged to review the IS-ND and submit written comments that are focused on the adequacy and completeness of the IS-ND document environmental analysis. All comments on the IS-ND should be addressed to the attention of **Alex Hamilton, Interim Community Development Director, City Hall, 2200 Huntington Drive, San Marino, CA 91108, or ahamilton@cityofsanmoreno.org.**

**FINAL HOUSING ELEMENT: UPCOMING PUBLIC HEARINGS AND
OPPORTUNITIES TO COMMENT**

On December 31, 2021, HCD provided comments to the City regarding the Draft Housing Element's consistency with State Housing regulations. The Final Housing Element will consist of the Draft Housing Element with State HCD comments addressed and will be considered by the City of San Marino Planning Commission and City Counsel at the Housing Element adoption hearings in late January and early February. The City is currently finalizing the Housing Element to address the comments in HCD's letter.

- ❖ **Planning Commission Hearing: January 26, 2022, at 7:00 PM in the City Hall Council Chambers**

❖ **City Council Hearing: February 9, 2022, at 6:00 PM in the City Hall Council Chambers**

Notices and agendas for the Planning Commission and City Council hearings on the Final Housing Element Update will be sent out 10 days prior to the hearings to the To comment on the Final Housing Element and HCD letter please submit comments to the City of San Marino Community Development Department at City Hall, **2200 Huntington Drive, San Marino, CA 91108, or ahamilton@cityofsanmoreno.org.**

The IS-ND, Housing Element Update documents, and details about the Housing Element Update process can be reviewed on the City website at,

https://www.cityofsanmarino.org/government/departments/community_development/2021-2029_housing_element.php

A copy of all relevant material is on file in the offices of the San Marino City Clerk. All interested persons are invited and present comments at the public hearing. Should you have any questions prior to the hearings or to schedule an appointment to view the documents, please contact the Community Development Department (626) 300-0700.

CORONAVIRUS DISEASE (COVID-19) ADVISORY

In addition to attending the meeting in person, members of the public also may observe and offer comments at this meeting electronically via Zoom. Participation instructions can be found on the agenda when it is posted. Public comments will also be accepted by email to cityclerk@cityofsanmarino.org before or during the meetings, and prior to the close of public comment period on an item, to be read by the City Clerk during public comment period. Lengthy public comments may be summarized in the interest of time. If your comment is not submitted prior to the close of the public hearing for the particular item, your comment will be reflected as having been submitted during the Council Meeting but will not be part of the record of the public hearing.

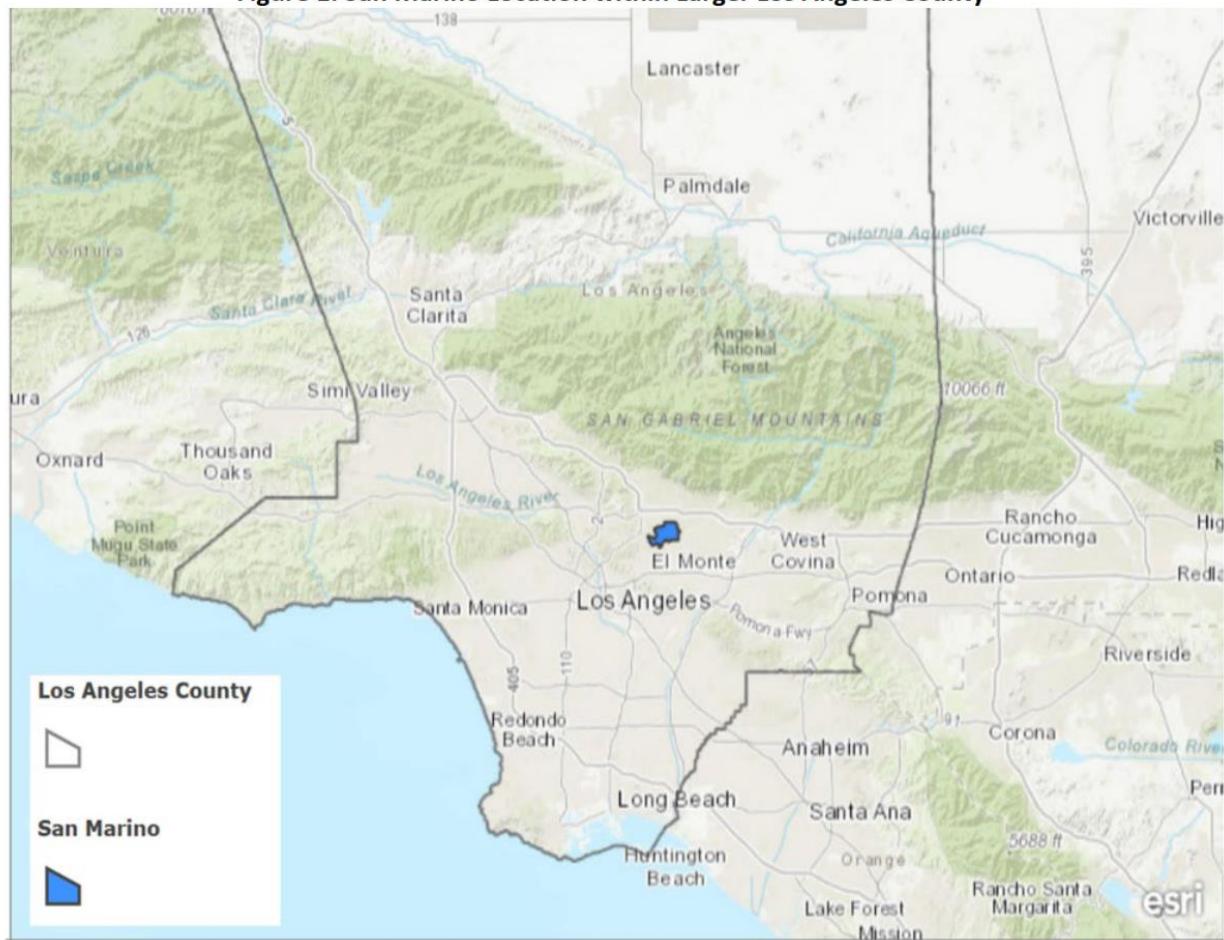
By: Christina Baker
City Clerk

Date: January 3, 2022

Publish: January 10, 2021

Notice No.: N-22-01

Figure 1: San Marino Location within Larger Los Angeles County



Esri, HERE, Garmin, FAO, USGS, NGA, EPA, NPS