

Notice of Completion & Environmental Document Transmittal

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

SCH# 2019079064

Project Title: City of Pismo Beach 2014-2019 Housing Element Update

Lead Agency: City of Pismo Beach Contact Person: Brian Schwartz  
Mailing Address: 760 Mattie Road Phone: 805-773-7043  
City: Pismo Beach Zip: 93449 County: San Luis Obispo

Project Location: County: San Luis Obispo City/Nearest Community: Pismo Beach  
Cross Streets: Citywide Zip Code: 93449  
Longitude/Latitude (degrees, minutes and seconds): ° ' " N / ° ' " W Total Acres: N/A  
Assessor's Parcel No.: N/A Section: N/A Twp.: 32S Range: 12E Base: MDBM  
Within 2 Miles: State Hwy #: CA-1/U.S. 101 Waterways: Pacific Ocean / Pismo Creek  
Airports: N/A Railways: UPRR Schools: Several

Document Type:  
CEQA: ☐ NOP ☐ Draft EIR NEPA: ☐ NOI Other: ☐ Joint Document  
☐ Early Cons ☐ Supplement/Subsequent EIR ☐ EA ☐ Final Document  
☐ Neg Dec (Prior SCH No.) ☐ Draft EIS ☐ Other:  
☒ Mit Neg Dec Other: FONSI  
Governor's Office of Planning & Research

Local Action Type:  
☒ General Plan Update ☐ Specific Plan ☒ Rezone JUL 18 2019 ☐ 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:  
STATE CLEARINGHOUSE

Development Type:  
☒ Residential: Units Acres ☐ Transportation: Type  
☐ Office: Sq.ft. Acres Employees ☐ Mining: Mineral  
☐ Commercial: Sq.ft. Acres Employees ☐ Power: Type MW  
☐ Industrial: Sq.ft. Acres Employees ☐ Waste Treatment: Type MGD  
☐ Educational: ☐ Hazardous Waste: Type  
☐ Recreational: ☐ Other:  
☐ Water Facilities: Type MGD

Project Issues Discussed in Document:  
☒ Aesthetic/Visual ☐ Fiscal ☒ Recreation/Parks ☒ Vegetation  
☒ Agricultural Land ☒ Flood Plain/Flooding ☒ Schools/Universities ☒ Water Quality  
☒ Air Quality ☒ Forest Land/Fire Hazard ☒ Septic Systems ☒ Water Supply/Groundwater  
☒ Archeological/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:  
Various

Project Description: (please use a separate page if necessary)

The City of Pismo Beach proposes to update the Housing Element of the City's General Plan. The City's 2014 - 2019 General Plan Housing Element Update (GPHEU) policies will provide the overall direction to meet the requirements of the State of California Housing and Community Development (HCD) agency. The project includes four components: 1) adoption of the 2014-2019 Housing Element; 2) adoption of revisions to the General Plan (GP) Land Use Element text and General Plan Map; and 3) adoption of revisions to the Zoning Ordinance text and Zoning Map. 4) Adoption of a Very High Density Residential Overlay Zone. Two 'opportunity' sites totaling 2.2 acres are identified for land use and zoning changes from commercial to very high density residential.

State Clearinghouse Contact: (916) 445-0613 A.H.

State Review Began: 7 - 18 - 2019

SCH COMPLIANCE 8 - 16 - 2019

Please note State Clearinghouse Number (SCH#) on all Comments

SCH#: 2019079064

Please forward late comments directly to the Lead Agency

AQMD/APCD 29

(Resources: 7 / 20)

Project Sent to the following State Agencies

<input checked="" type="checkbox"/> Resources	<input type="checkbox"/> Cal EPA
<input type="checkbox"/> Boating & Waterways	<input type="checkbox"/> ARB: Airport & Freight
<input type="checkbox"/> Central Valley Flood Prot.	<input type="checkbox"/> ARB: Transportation Projects
<input checked="" type="checkbox"/> Coastal Comm	<input type="checkbox"/> ARB: Major Industrial/Energy
<input type="checkbox"/> Colorado Rvr Bd	<input type="checkbox"/> Resources, Recycl. & Recovery
<input type="checkbox"/> Conservation	<input type="checkbox"/> SWRCB: Div. of Drinking Water
<input checked="" type="checkbox"/> CDFW # 4, M	<input type="checkbox"/> SWRCB: Div. Drinking Wtr #
<input type="checkbox"/> Cal Fire	<input type="checkbox"/> SWRCB: Div. Financial Assist.
<input type="checkbox"/> Historic Preservation	<input checked="" type="checkbox"/> SWRCB: Wtr Quality
<input checked="" type="checkbox"/> Parks & Rec	<input type="checkbox"/> SWRCB: Wtr Rights
<input type="checkbox"/> Bay Cons & Dev Comm.	<input checked="" type="checkbox"/> Reg. WQCB # 3
<input checked="" type="checkbox"/> DWR	<input type="checkbox"/> Toxic Sub Ctrl-CTC
<input type="checkbox"/> CalSTA	<input type="checkbox"/> Yth/Adlt Corrections
<input type="checkbox"/> Aeronautics	<input type="checkbox"/> Independent Comm
<input checked="" type="checkbox"/> CHP	<input type="checkbox"/> Delta Protection Comm
<input checked="" type="checkbox"/> Caltrans# 5	<input type="checkbox"/> Delta Stewardship Council
<input type="checkbox"/> Trans Planning	<input type="checkbox"/> Energy Commission
<input type="checkbox"/> Other	<input checked="" type="checkbox"/> NAHC
<input type="checkbox"/> Education	<input checked="" type="checkbox"/> Public Utilities Comm
<input type="checkbox"/> Food & Agriculture	<input type="checkbox"/> Santa Monica Bay Restoration
<input checked="" type="checkbox"/> HCD	<input checked="" type="checkbox"/> State Lands Comm
<input checked="" type="checkbox"/> OES	<input type="checkbox"/> Tahoe Rgl Plan Agency
<input type="checkbox"/> State/Consumer Svcs	<input type="checkbox"/> Conservancy
<input type="checkbox"/> General Services	<input type="checkbox"/> Other:

## Reviewing Agencies Checklist

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".

<input type="checkbox"/> Air Resources Board	<input type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input checked="" type="checkbox"/> Caltrans District # 5	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # 3
<input type="checkbox"/> Caltrans Planning	<input checked="" type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input checked="" type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input checked="" type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input checked="" type="checkbox"/> Fish & Game Region # 4	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input checked="" type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	<input checked="" type="checkbox"/> Other: <u>US Fish and Wildlife Services</u>
<input type="checkbox"/> Health Services, Department of	<input checked="" type="checkbox"/> Other: <u>SLO APCD</u>
<input type="checkbox"/> Housing & Community Development	
<input checked="" type="checkbox"/> Native American Heritage Commission	

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

Starting Date July 18, 2019 Ending Date August 16, 2019

### Lead Agency (Complete if applicable):

Consulting Firm: _____	Applicant: _____
Address: _____	Address: _____
City/State/Zip: _____	City/State/Zip: _____
Contact: _____	Phone: _____
Phone: _____	

Signature of Lead Agency Representative: Brian Schwartz

Brian Schwartz  
2019.07.12 13:19:31 -0700

Date: 7/12/19

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