Form F

Sample Summary for Electronic Document Submittal

15 copies of this document may be included when a Lead Agency is submitting electronic copies of environmental impact reports, negative declarations, mitigated negative declarations, or notices of preparation to the SCH. The SCH will still accept other summaries, such as an EIR summary prepared pursuant to CEQA Guidelines Section 15123, attached to the electronic copies of the document.

SCH #		
Lead Agency:	City of Chula Vista	
E	Eastlake Self Storage	
Project Location	Chula Vista	San Diego
	City	County

Please provide a Project Decription (Proposed Actions, location, and/or consequences).

The 9.35-acre site would east would be developed with approximately 1,200 self-storage units split between two buildings, each at three stories. The remainder of the site would comprise a decomposed granite surface for recreational vehicle (RV)/ boat storage, parking areas, access roads, and drainage features. The project site is currently designated under the Chula Vista General Plan as Open Space. The project site is zoned Planned Community (PC4OS3), Eastlake II Planned Community, Open Space. The proposed project would also include amendments to the City of Chula Vista General Plan, Eastlake II General Development Plan (GDP), Sectional Plan Area (SPA), and Planned Community to reflect the land use designation from Open Space to a new land use, Business Center Warehouse-Storage District (BC-5). Under the GDP amendment, the new BC-5 land use district would be intended as an area for self-storage facilities which serve the surrounding neighborhoods and business districts. Building 1 is located on the northern portion of the site and would total 86,418 square feet across three stories. Building 2 is located south of Building 1, and north of the decomposed granite surface RV/ boat storage. Building 2 would total 76,968 square feet across three stories for a total of 163,386 square feet among the two buildings. The proposed project would employ a maximum of two employees.

Please identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The proposed project may have potential significant environmental impacts to biological resources, cultural resources, and noise; however, mitigation measures have been incorporated into the project to reduce these impacts to a less than significant level. Impacts to biological resources would be reduce through obtainment of permits from resource agencies and purchase of wetland mitigation credits; construction avoidance and minimization measures; preconstruction nesting bird surveys and avoidance; biological monitoring during construction; purchase of mitigation credit consistent with the MSCP Subarea Plan; and obtainment of an HLIT Permit per City code. Cultural resource impacts would be reduced through cultural resource monitoring during construction. Noise impacts would be reduced through implementation of construction noise reduction measures.

provide a list of the responsible or trustee agencies for the project. alifornia Department of Fish and Wildlife an Diego Regional Water Quality Control Board S. Army Corps of Engineers an Diego Air Pollution Control District	he project has re	ceived public comments related to	building elevations, impacts to	o views, traffic, and noise concerns.
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