

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 #**Project Title:** GENERAL PLAN UPDATE AND SHARP PARK SPECIFIC PLAN

Lead Agency: CITY OF PACIFICA

Contact Person: CHRISTIAN MURDOCK

Mailing Address: 170 SANTA MARIA AVE.

Phone: (650) 738-7341

City: PACIFICA

Zip: 94044

County: SAN MATEO

Project Location: County: SAN MATEO

City/Nearest Community: PACIFICA

Cross Streets: CITYWIDE

Zip Code: 94044

Longitude/Latitude (degrees, minutes and seconds): 37 ° 38 ' 6.623 " N / 122 ° 29 ' 25.277 " W Total Acres: 8625

Assessor's Parcel No.: CITYWIDE

Section: N/A

Twp.: N/A

Range: N/A

Base: N/A

Within 2 Miles: State Hwy #: 1, 35, 82, 280, 380

Waterways: PACIFIC OCEAN

Airports: N/A

Railways: BART

Schools: SEE ATTACHED

Document Type:CEQA: ☒ NOP☐ Draft EIRNEPA: ☐ NOIOther: ☐ Joint Document☐ Early Cons☐ Supplement/Subsequent EIR☐ EA☐ Final Document☐ Neg Dec

(Prior SCH No.)

☐ 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

☐ Office: Sq.ft.

Acres

Employees

☐ Transportation: Type☐ Commercial: Sq.ft.

Acres

Employees

☐ Mining: Mineral☐ Industrial: Sq.ft.

Acres

Employees

☐ Power: Type

MW

☐ Educational:☐ Waste Treatment: Type

MGD

☐ Recreational:☐ Hazardous Waste: Type☐ Water Facilities: Type

MGD

☐ Other:**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:**

SEE ATTACHED MAPS FROM 1980 GENERAL PLAN LAND USE ELEMENT

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

SEE ATTACHED PROJECT DESCRIPTION

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".
If you have already sent your document to the agency please denote that with an "S".

<input checked="" type="checkbox"/> Air Resources Board	<input checked="" type="checkbox"/> Office of Historic Preservation
<input checked="" type="checkbox"/> Boating & Waterways, Department of	<input checked="" type="checkbox"/> Office of Public School Construction
<input checked="" type="checkbox"/> California Emergency Management Agency	<input checked="" type="checkbox"/> Parks & Recreation, Department of
<input checked="" type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input checked="" type="checkbox"/> Caltrans District # 4	<input checked="" type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # 2
<input checked="" type="checkbox"/> Caltrans Planning	<input checked="" type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input checked="" 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 checked="" type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input checked="" type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input checked="" type="checkbox"/> SWRCB: Clean Water Grants
<input checked="" type="checkbox"/> Education, Department of	<input checked="" type="checkbox"/> SWRCB: Water Quality
<input checked="" type="checkbox"/> Energy Commission	<input checked="" type="checkbox"/> SWRCB: Water Rights
<input checked="" type="checkbox"/> Fish & Game Region # 3	<input type="checkbox"/> Tahoe Regional Planning Agency
<input checked="" type="checkbox"/> Food & Agriculture, Department of	<input checked="" type="checkbox"/> Toxic Substances Control, Department of
<input checked="" type="checkbox"/> Forestry and Fire Protection, Department of	<input checked="" type="checkbox"/> Water Resources, Department of
<input checked="" type="checkbox"/> General Services, Department of	
<input checked="" type="checkbox"/> Health Services, Department of	Other: _____
<input checked="" type="checkbox"/> Housing & Community Development	Other: _____
<input checked="" type="checkbox"/> Native American Heritage Commission	

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

Starting Date 8/5/2020 Ending Date 9/14/2020

Lead Agency (Complete if applicable):

Consulting Firm: _____	Applicant: <u>CITY OF PACIFICA (ATTN: SENIOR PLANNER CHRISTIAN MURDOCK)</u>
Address: _____	Address: <u>170 SANTA MARIA AVE</u>
City/State/Zip: _____	City/State/Zip: <u>PACIFICA CA 94044</u>
Contact: _____	Phone: <u>(650) 738-7341</u>
Phone: _____	

Signature of Lead Agency Representative: Christian Murdock

Digitally signed by Christian Murdock
Date: 2020.08.05 19:00:29 -07'00'

Date: 8/5/2020

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

NOTICE OF COMPLETION & ENVIRONMENTAL DOCUMENT TRANSMITTAL (ADDITIONAL PAGES)

PROJECT TITLE: GENERAL PLAN UPDATE AND SHARP PARK SPECIFIC PLAN

LEAD AGENCY: CITY OF PACIFICA

CONTACT PERSON: CHRISTIAN MURDOCK | MURDOCKC@CI.PACIFICA.CA.US | (650) 738-7341

LIST OF SCHOOLS LOCATED WITHIN TWO MILES OF PACIFICA

Within Pacifica

Cabrillo Elementary School

Good Shepherd Elementary and Middle School
(Private)

Ingrid B. Lacey Middle School

Ocean Shore School

Oceana High School

Ortega Elementary School

Pacific Bay Christian School (Private)

Sunset Ridge Elementary School

Terra Nova High School

Valleamar Elementary School

Outside Pacifica

Alta Loma Middle School

Benjamin Franklin Intermediate

Buri Buri Elementary School

Crestmoor Elementary School

Daniel Webster Elementary School

El Camino High School

Fernando Rivera Intermediate School

Franklin D. Roosevelt Elementary School

Garden Village Elementary

Highlands Christian School (Private)

Holy Angels Elementary School (Private)

John Muir Elementary School

Junipero Serra Elementary School

Margaret Pauline Brown Elementary School

Marjorie Tobias Elementary School

Meadows Elementary School

Monte Verde Elementary School

Parkside Intermediate School

Peninsula High School

Portola Elementary School

Rollingwood Elementary School

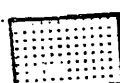
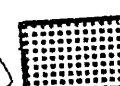



Skyline College

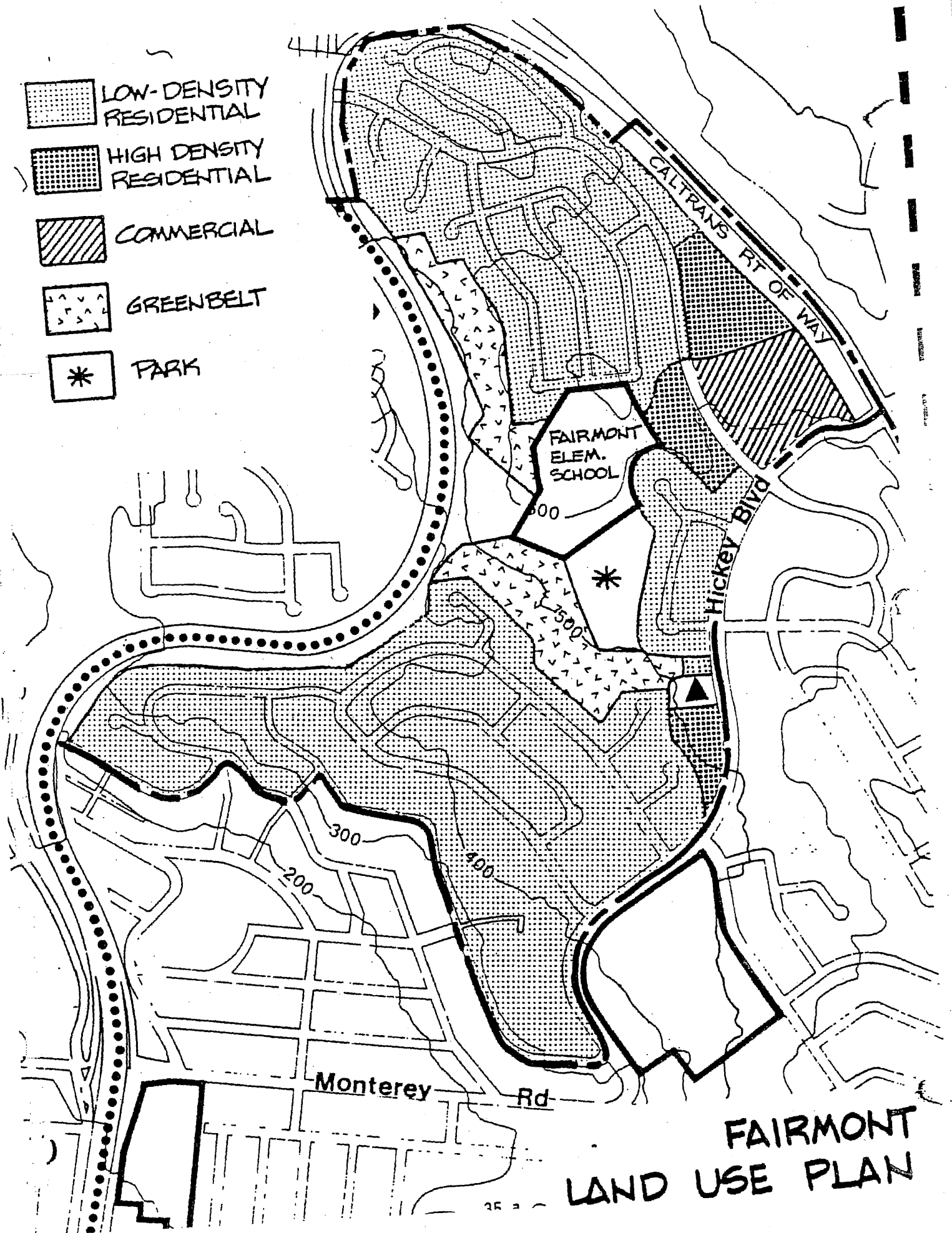
Skyline Elementary School

Thomas Edison Elementary School

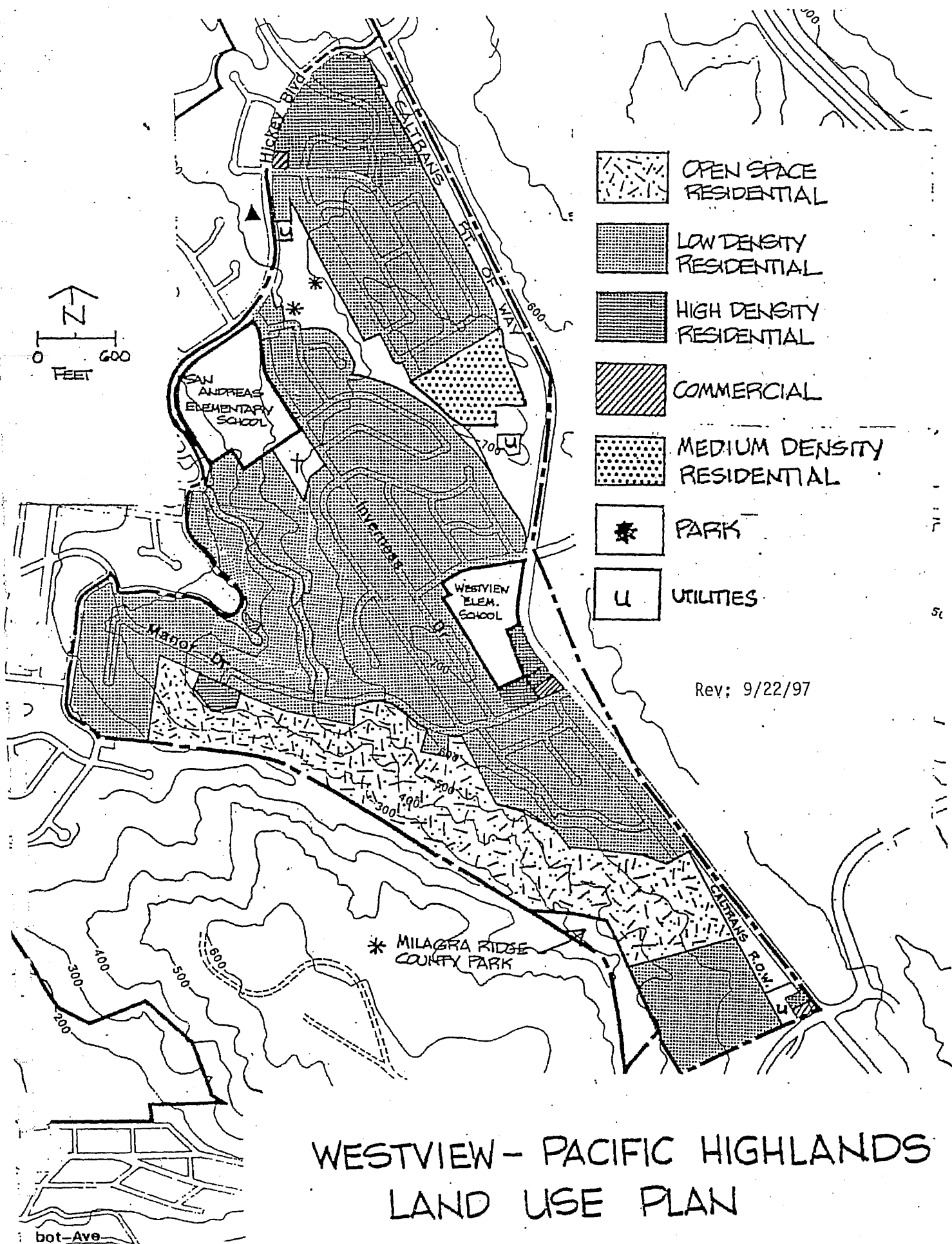
Westborough Middle School

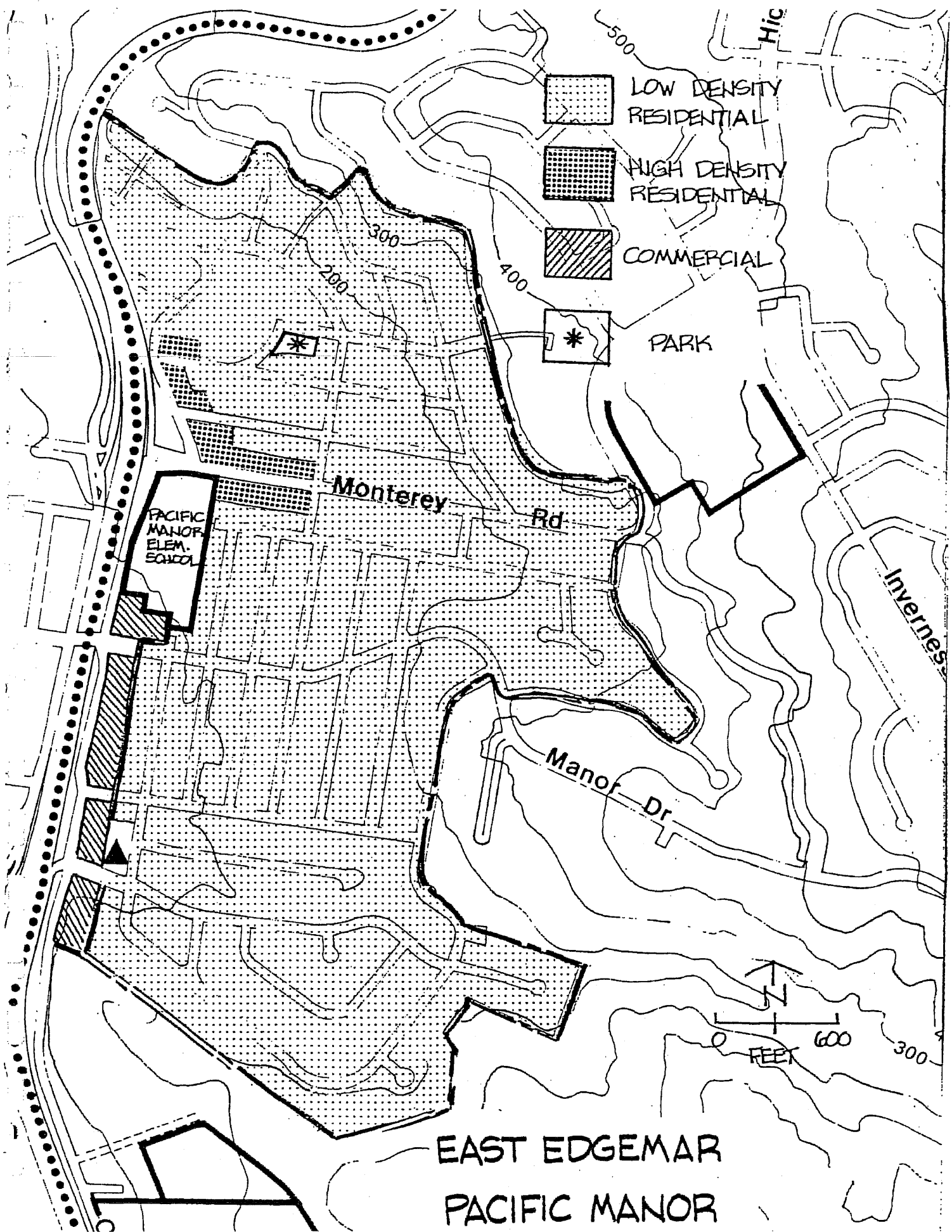
Westmoor High School

-  LOW-DENSITY RESIDENTIAL
-  HIGH DENSITY RESIDENTIAL
-  COMMERCIAL
-  GREENBELT
-  PARK



FAIRMONT LAND USE PLAN





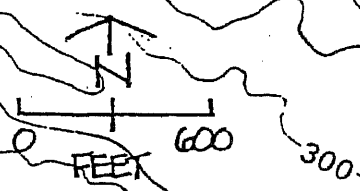
- LOW DENSITY RESIDENTIAL
- HIGH DENSITY RESIDENTIAL
- COMMERCIAL
- PARK

PACIFIC MANOR ELEM. SCHOOL

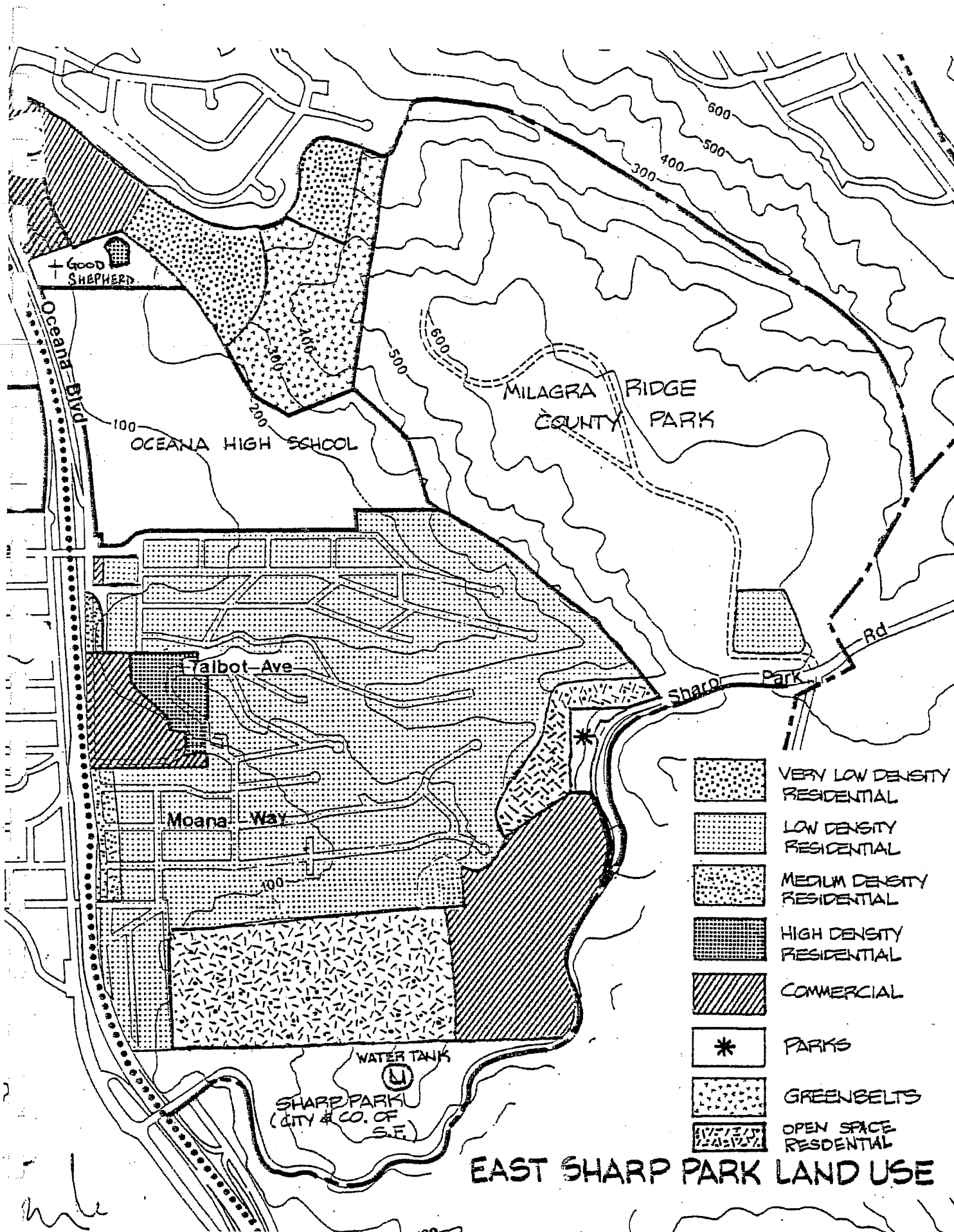
Monterey Rd

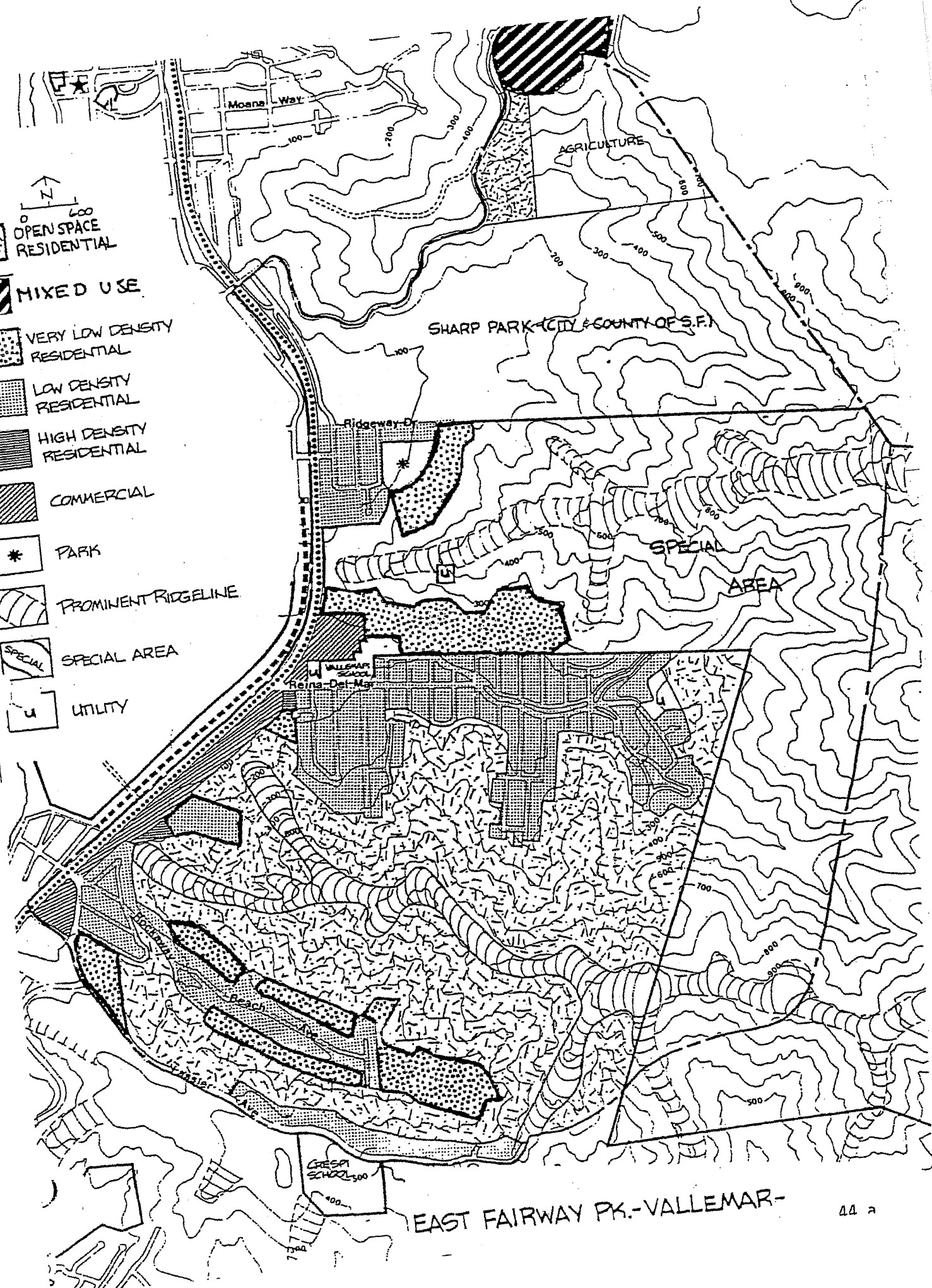
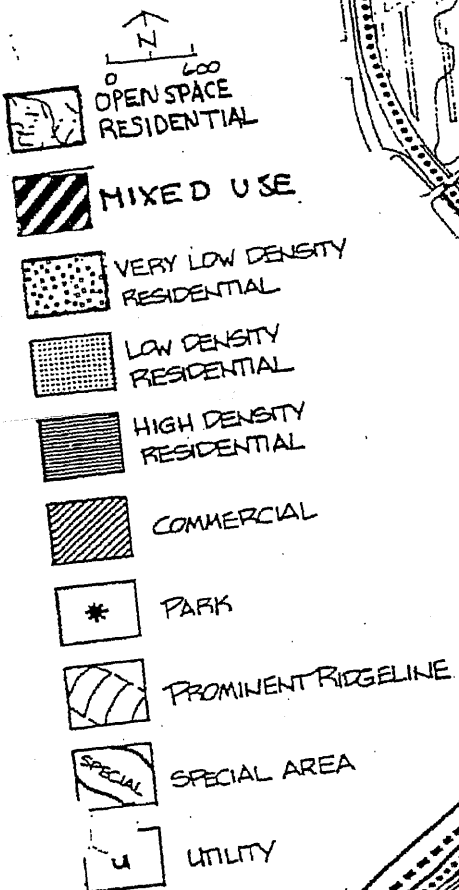
Manor Dr

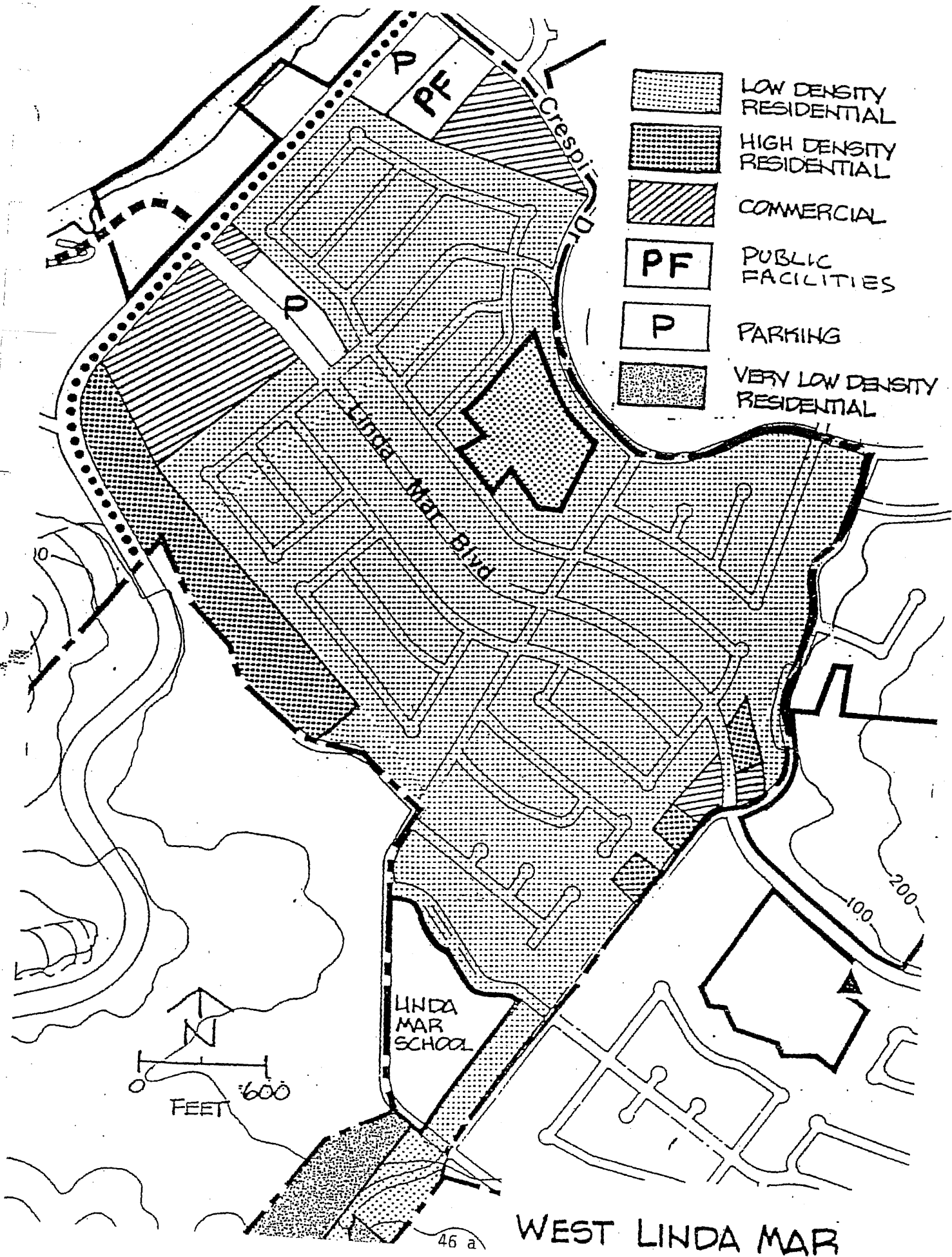
Inverness



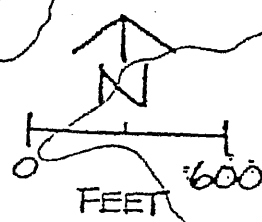
EAST EDGEMAR
PACIFIC MANOR







- LOW DENSITY RESIDENTIAL
- HIGH DENSITY RESIDENTIAL
- COMMERCIAL
- PF PUBLIC FACILITIES
- P PARKING
- VERY LOW DENSITY RESIDENTIAL

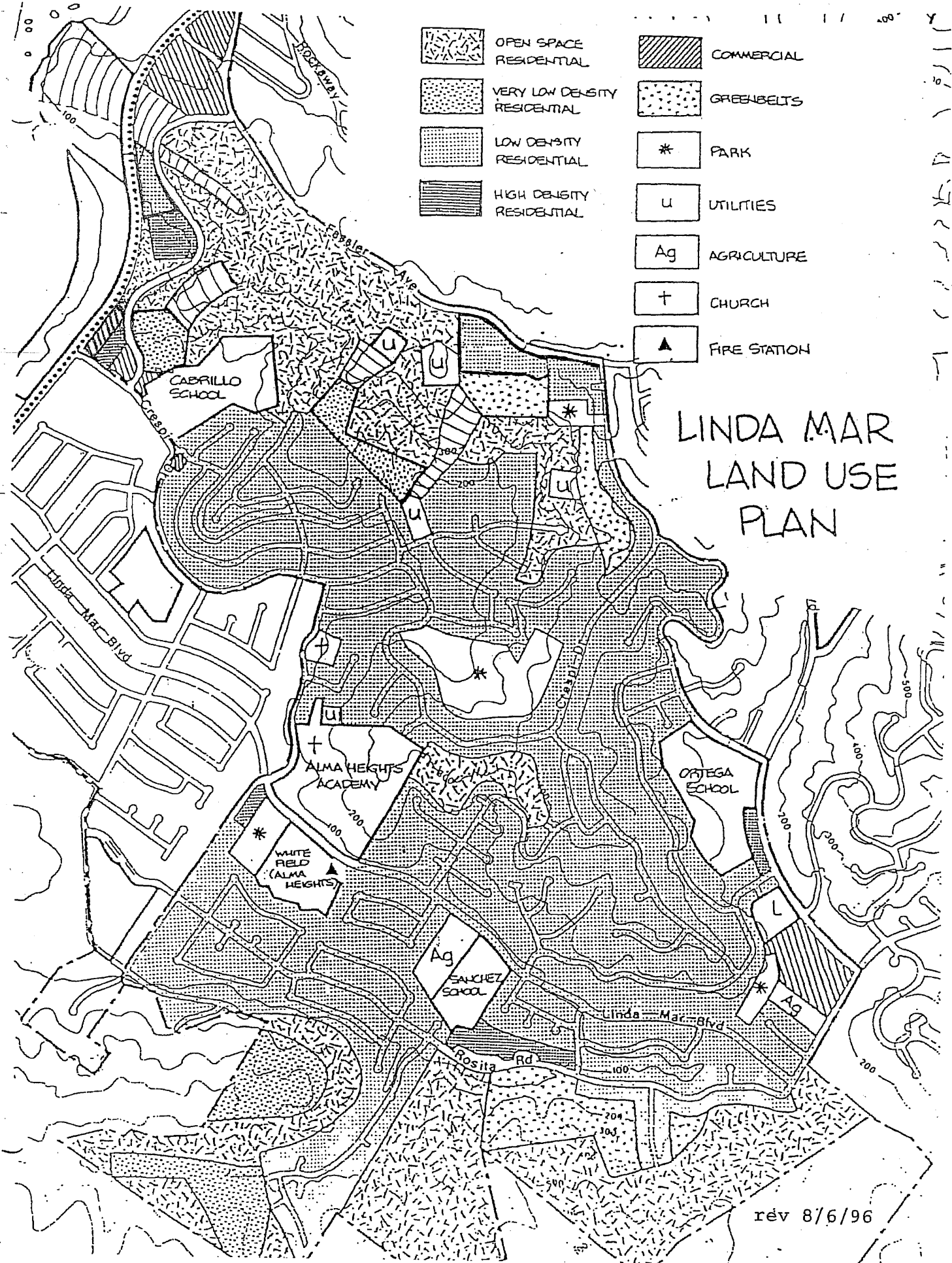


46 a

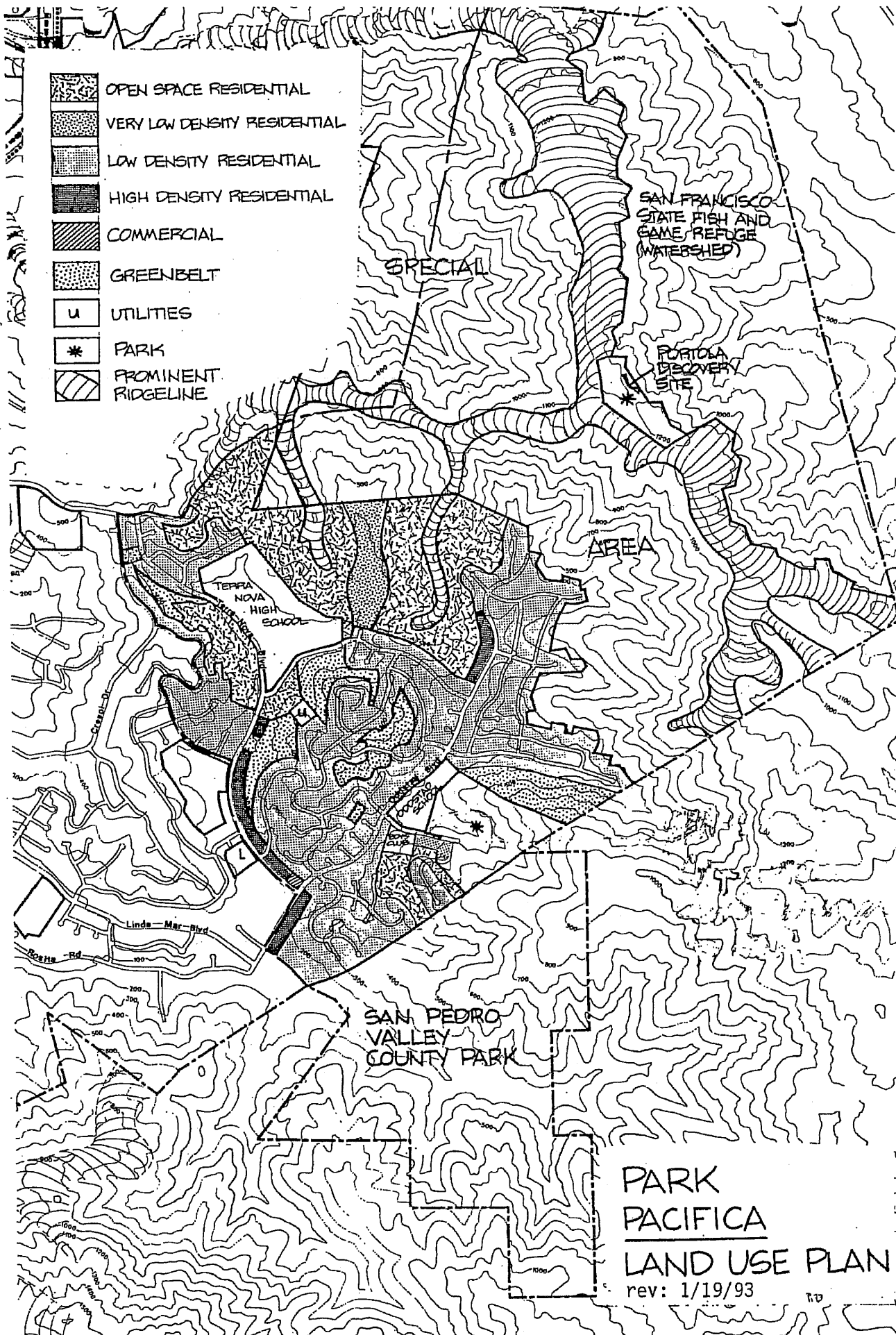
WEST LINDA MAR

- | | | | |
|--|---------------------------------|--|--------------|
| | OPEN SPACE
RESIDENTIAL | | COMMERCIAL |
| | VERY LOW DENSITY
RESIDENTIAL | | GREENBELTS |
| | LOW DENSITY
RESIDENTIAL | | PARK |
| | HIGH DENSITY
RESIDENTIAL | | UTILITIES |
| | | | AGRICULTURE |
| | | | CHURCH |
| | | | FIRE STATION |

LINDA MAR LAND USE PLAN



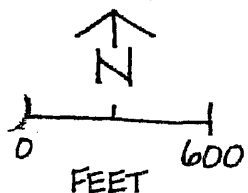
rev 8/6/96




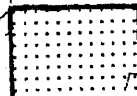
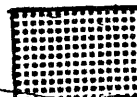

VIEW TO OCEAN
FROM
PALMETTO AVE.

- * DONOR
SITES
- o Receiver
sites

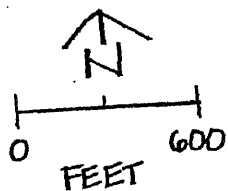
IEWS TO OCEAN
COASTLINE
OM PALMETTO.

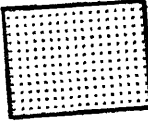


FAIRMONT WEST LAND USE PLAN

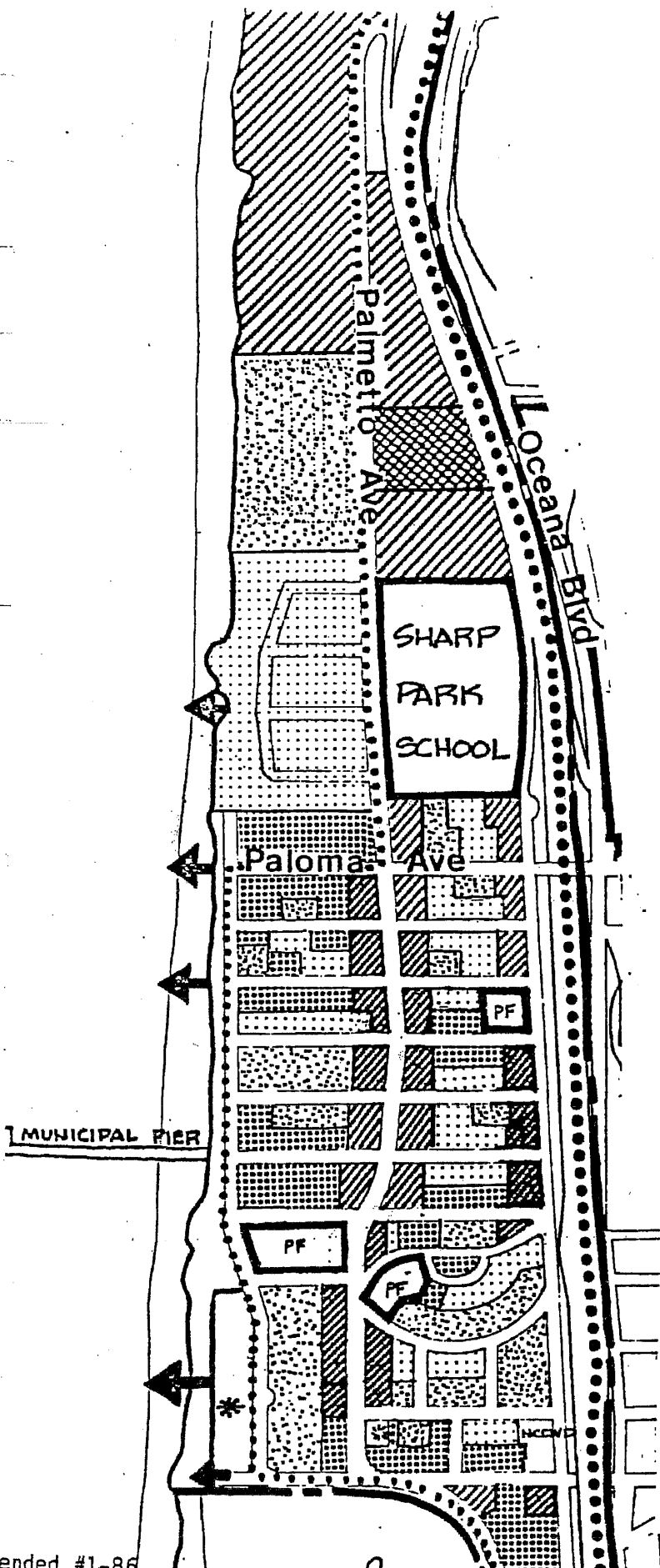
-  MEDIUM DENSITY
RESIDENTIAL
-  LOW DENSITY RESIDENTIAL
-  HIGH DENSITY RESIDENTIAL
-  NORTH-SOUTH CITY TRAIL

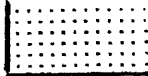




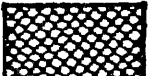
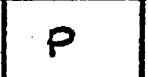
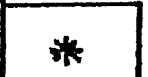


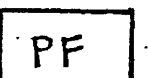
VIEW TO OCEAN
FROM
ESPLANADE

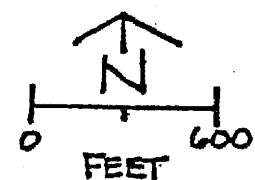






-  LOW DENSITY RESIDENTIAL
-  HIGH DENSITY RESIDENTIAL
-  COMMERCIAL
-  NORTH-SOUTH CITY TRAIL
-  MEDIUM DENSITY RESIDENTIAL

WEST EDMAR PACIFIC MANOR LAND USE PLAN



-  LOW DENSITY RESIDENTIAL
-  MEDIUM DENSITY RESIDENTIAL
-  HIGH DENSITY RESIDENTIAL
-  MIXED USE: HIGH DENSITY/COMM.
-  COMMERCIAL
-  GENERAL COMMERCIAL
-  PROPOSED PARKING
-  NEIGHBORHOOD PARK
-  DEVELOPED & PROPOSED BEACH ACCESS
-  NORTH-SOUTH CITY TRAIL
-  PUBLIC FACILITY



-  LOW DENSITY RESIDENTIAL
-  COMMERCIAL
-  SPECIAL AREA
-  GREENBELT

SHARP PARK
MUNICIPAL
GOLF COURSE
(CITY & COUNTY OF S.F.)

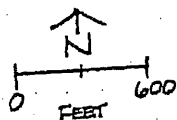
Fairway Dr

Ridgeway Dr

SPECIAL
AREA

SPECIAL AREA
TO BE DEVELOPED AS A
UNIT - TO INCLUDE
COMMERCIAL, RES-
IDENTIAL, CITY HALL
& MARINA USES.






Reina-Del-Mar



SHARP PK. GOLF COURSE -
WEST FAIRWAY PK - MORI PT. -
RYKAWAY BEACH

Proposed General Plan/LUP
amendment

PROJECT:
Mori Point

-  COMMERCIAL
-  SPECIAL AREA
-  GREENBELT
-  MARSH
-  OPEN SPACE /
PUBLIC FACILITY

SALADA
MARSH

SHARP PARK
MUNICIPAL
GOLF COURSE
(CITY & COUNTY OF S.F.)

Fairway Dr

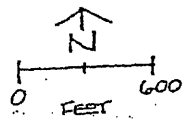
Ridgeway Dr

SPECIAL

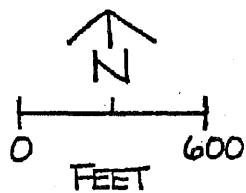
AREA





SPECIAL AREA
TO BE DEVELOPED AS A
UNIT - TO INCLUDE
COMMERCIAL, RES-
IDENTIAL, CITY HALL
& MARINA USES.

Reina Del Mar

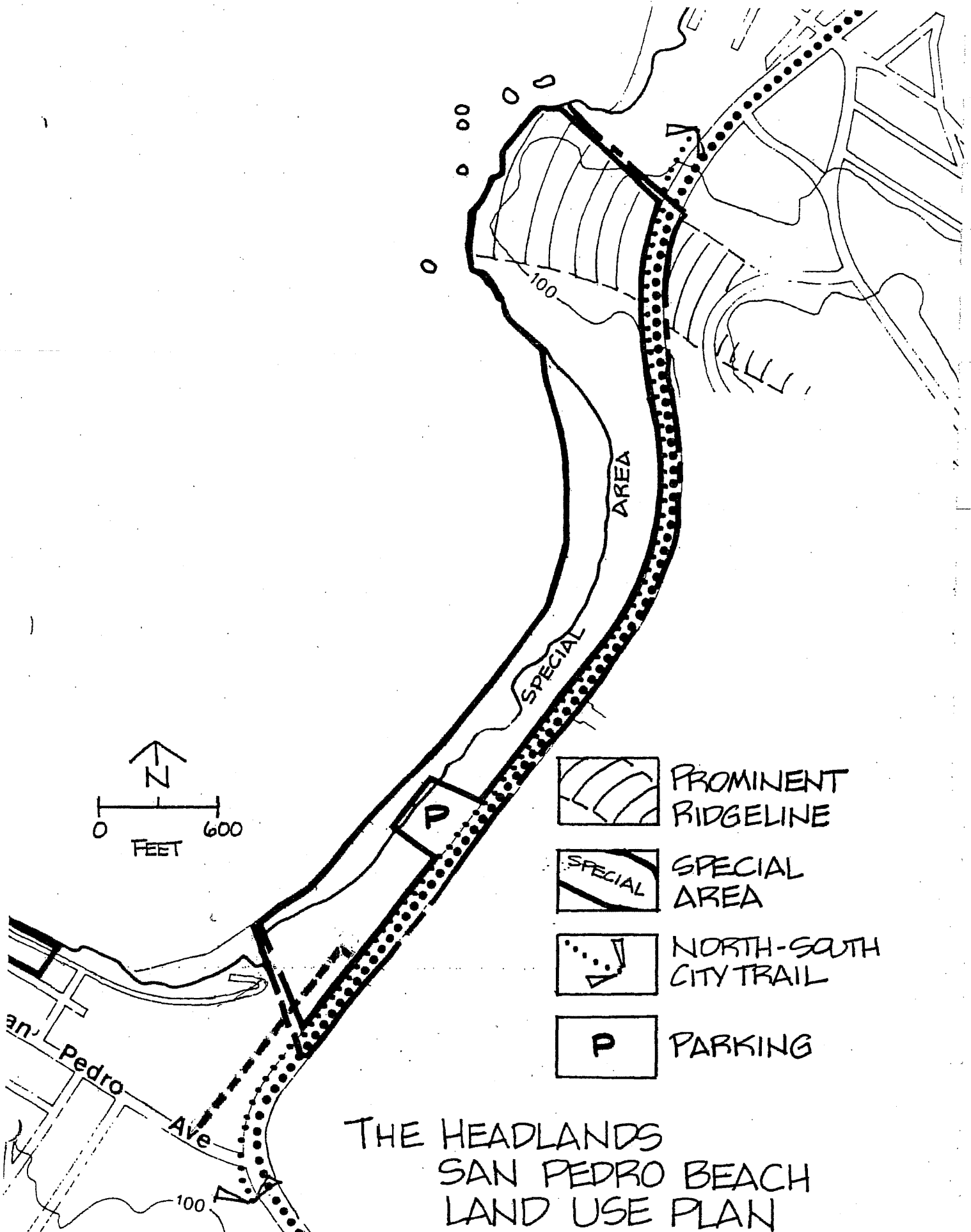


SHARP PK. GOLF COURSE -
WEST FAIRWAY PK - MORI PT. -
ROCKAWAY BEACH
LAND USE PLAN

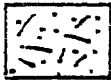


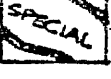




-  PROMINENT RIDGELINE
-  SPECIAL AREA
-  NORTH-SOUTH CITY TRAIL
-  PARKING

THE HEADLANDS SAN PEDRO BEACH LAND USE PLAN



SAN PEDRO PT. - SHELTER COVE LAND USE PLAN

-  OPEN-SPACE RESIDENTIAL
-  LOW DENSITY RESIDENTIAL
-  COMMERCIAL
-  SPECIAL AREA
-  PROMINENT RIDGELINE
-  CITY NORTH/SOUTH TRAIL

