

**NOTICE OF PUBLIC HEARING
CITY OF MALIBU
CITY COUNCIL**

The Malibu City Council will hold a public hearings on **MONDAY, July 8, 2019, at 6:30 p.m. in the Council Chambers, Malibu City Hall**, 23825 Stuart Ranch Road, Malibu, CA, for the projects identified below.

LOCAL COASTAL PROGRAM AMENDMENT NO. 12-002, ZONING TEXT AMENDMENT 12-002, AND ZONING MAP AMENDMENT 13-002

– The proposed project includes amendments to the Local Coastal Program (LCP) and a corollary zoning text amendment to Title 17 (Zoning) of the Malibu Municipal Code (MMC) and the Malibu Zoning Map to implement the Housing Element adopted by the City Council in 2013. The adopted Housing Element includes amendments to the Local Implementation Plan (LIP) portion of the LCP which creates an “Affordable Housing Overlay” with specific development standards to accommodate the City’s required housing needs allocation pursuant to State law, and also adds procedures related to reasonable accommodations for persons with disabilities, adds provisions for affordable housing density bonuses, farmworker employee housing, emergency shelters, single-room occupancy facilities, small and large residential care facilities, transitional and supportive housing, and updates housing-related definitions. To accommodate the City’s designated affordable housing need, the City created an Affordable Housing Overlay Zone which would allow up to 25 dwelling units per acre for affordable units only. The Housing Element amendments apply the overlay zone on the following three sites (a total of four lots):

- 1) 28517 Pacific Coast Highway [Assessor’s Parcel Number (APN) 4467-013-022 and - 023];
- 2) 28401 Pacific Coast Highway [APN 4467-012-005]; and
- 3) 23465 Civic Center Way [APN 4458-022-023 and-024], formerly known as 3700 La Paz Lane.

The adopted LCP amendment was forwarded to the California Coastal Commission for certification. On May 9, 2019, the California Coastal Commission conducted a public hearing and approved the LCP amendment, with suggested modifications. The purpose of this public hearing is to consider the California Coastal Commission’s suggested modifications to the City’s LCP amendment and corollary MMC zoning text amendment to maintain consistency between the LCP and MMC.

Applicant: City of Malibu
Locations / APNs: Citywide and
28517 Pacific Coast Highway / 4467-013-022 and 4467-013-023
28401 Pacific Coast Highway / 4467-012-005
23465 Civic Center Way / 4458-022-023 and 4458-022-024 (formerly known as 3700 La Paz Lane)
Case Planner: Bonnie Blue, Planning Director
(310) 456-2489, extension 258
bblue@malibucity.org

Environmental Review: The Malibu City Council considered the Environmental Impact Report (EIR No. 11-002) for the proposed amendments and in doing so found that the amendments would not have significant adverse environmental impacts. As such, there are no additional feasible alternatives or feasible mitigation measures available which would substantially lessen any significant adverse environmental effects which approval of the amendments will not result in any significant environmental effects for which feasible mitigation measures have not been employed consistent with California Environmental Quality Act (CEQA) Section 21080.5(d)(2)(A).

LOCAL COASTAL PROGRAM AMENDMENT NO. 12-004 – The proposed project consists of an amendment to the Local Coastal Program (LCP) Land Use Plan to update the Public Access Map that was adopted by the City Council in October 2018. The LCP Public Access Map identifies lateral and vertical public access easements, and public beaches. The proposed amendment was originally approved by City Council in 2016 and was modified in 2018 to include additional mapping revisions and edits to notes.

The LCP amendment was forwarded to the California Coastal Commission for certification. On May 9, 2019, the California Coastal Commission conducted a public hearing and approved the LCP amendment, with suggested modifications. The purpose of this public hearing is to consider the California Coastal Commission's suggested modifications to the City's LCP amendment.

Applicant: City of Malibu
Location: Citywide
Case Planner: Bonnie Blue, Planning Director
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Environmental Review: In accordance with the California Environmental Quality Act (CEQA), Public Resources Code Section 21080.9, CEQA does not apply to activities and approvals by the City as necessary for the preparation and adoption of a Local Coastal Program (LCP) amendment. This application is for an LCP amendment which must be certified by the California Coastal Commission before it takes effect.

A written staff report will be available at or before the hearing. All persons wishing to address the City Council will be afforded an opportunity in accordance with the Council's procedures.

Copies of all documents relating to the proposed Local Coastal Program Amendments are available for review at City Hall, Malibu Public Library, and the Coastal Commission District office during regular business hours. Written comments may be presented to the City Council at any time prior to the beginning of the public hearing.

IF YOU CHALLENGE THE CITY'S ACTION IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS NOTICE, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE CITY, AT OR PRIOR TO THE PUBLIC HEARING.

If there are any questions regarding this notice, please contact Planning Director Bonnie Blue, at (310) 456-2489, extension 258.

BONNIE BLUE
Planning Director

Publish Date: June 13, 2019