



City of Hermosa Beach

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN that the **Planning Commission** of the City of Hermosa Beach shall hold a hybrid public hearing on **Tuesday, June 20, 2023** to discuss the following:

- 1) General Plan Amendment (GPA 23-01) to revise the City's 2021-2029 Housing Element (adopted December 2021). The revisions to the Housing Element are needed to address comments from the California Department of Housing and Community Development (HCD) and include a revised Sites Inventory, Affirmatively Furthering Fair Housing analysis, revised analysis of opportunities and constraints, and strengthened programmatic commitments to facilitate the development and preservation of housing. The adopted Housing Element contains policies and programs to facilitate the construction, rehabilitation, and preservation of housing for all economic segments of the community; those policies and programs will remain. Additional information regarding the Hermosa Beach Housing Element may be viewed on the City website at: www.hermosabeach.gov/housingelement.
- 2) Zoning Text Amendment (TA-23-02) to effectuate programs in the Housing Element, including: 1) regulations special housing types (low barrier navigation centers, emergency shelters, supportive and transitional housing, and community care facilities); 2) provisions to allow and regulate development of housing on non-residential zones, including a land value recapture component; 3) standards relating to review processes for housing; 4) and associated parking standards.
- 3) Zoning Changes (ZC 23-01) to: 1) designate sites as Housing Element Sites Inventory sites on the Zoning Map; 2) change zoning for sites on the Sites Inventory to allow realization of capacity; and 3) align zoning for properties that are zoned inconsistently with the General Plan.

Pursuant to the California Environmental Quality Act, the General Plan Amendment, Zoning Text Amendment, and Zone Change are being evaluated for consistency with the certified PLAN Hermosa Environmental Impact Report. The Planning Commission's action will be a recommendation to the City Council.

SAID PUBLIC HEARINGS shall be held as a hybrid meeting and open to the public both virtually and in-person at **7:00 PM**, or as soon thereafter as the matter may be heard. MEMBERS OF THE PUBLIC MAY PARTICIPATE IN-PERSON IN THE COUNCIL CHAMBERS OR VIRTUALLY VIA ZOOM.

ANY AND ALL PERSONS interested are invited to participate and speak at these hearings at the above time. See the meeting agenda or contact CommunityDevelopment@hermosabeach.gov for teleconference participation details. For inclusion in the agenda packet, written comments of interested parties should be mailed to the Community Development Department, Planning Division, in care of City Hall at 1315 Valley Drive, Hermosa Beach, CA 90254 or emailed to CommunityDevelopment@hermosabeach.gov by noon on June 13, 2023.

IF YOU CHALLENGE the above matter(s) 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 Community Development Department, Planning Division, at, or prior to, the public hearing. For more information, please contact the Community Development Department at (310) 318-0242 or CommunityDevelopment@hermosabeach.gov. Operating hours are 7:00 AM to 6:00 PM, Monday through Thursday. A copy of the agenda and staff reports will be available for public review at least 72 hours in advance of the meeting on the City's website at www.hermosabeach.gov.

Carrie Tai, AICP
Community Development Director