



CITY OF NEWPORT BEACH
NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that on **Tuesday, August 24, 2021**, at **4:00 p.m.**, or soon thereafter as the matter shall be heard, a public hearing will be conducted in the City Council Chambers at 100 Civic Center Drive, Newport Beach. The City Council of the City of Newport Beach will consider the following:

Appeal of Director's Determination No. DD2021-01 – An appeal of the Community Development Director's determination, issued on April 30, 2021, interpreting accessory residential as an allowed use within resort hotels. This determination is consistent with City Council Policy K-4 (Reducing the Barriers to the Creation of Housing).

The project is categorically exempt under the California Environmental Quality Act ("CEQA") in accordance with Section 21065 of the California Public Resources Code and Sections 15060(c)(2), 15060(c)(3), and 15378 of the California Code of Regulations Title 14, Division 6, Chapter 3 ("CEQA Guidelines"). The proposed action is also exempt pursuant to CEQA Guidelines Section 15061(b)(3), the common sense exemption that CEQA applies only to projects which have the potential for causing a significant effect on the environment. Specifically, the determination is for the purpose of interpreting the Zoning Code and Local Coastal Program Implementation Plan. This action will not change the existing land use designations, will not increase intensity of use, and will not authorize new development that would directly result in physical change to the environment.

NOTICE IS HEREBY FURTHER GIVEN that on July 8, 2021, the Planning Commission of the City of Newport Beach considered an appeal of Director's Determination No. DD2021-01 and by a vote of (6-0), denied the appeal and upheld Director's Determination No. DD2021-01.

All interested parties may appear and present testimony in regard to this application. If you challenge this project in court, you may be limited to raising only those issues you raised at the public hearing or in written correspondence delivered to the City, at, or prior to, the public hearing. Administrative procedures for appeals are provided in the Newport Beach Municipal Code Chapter 20.64 and 21.64. The project site is not located within the appeal area of the coastal zone; therefore, final action by the City on the appeal may not be appealed to the California Coastal Commission. The appeal may be continued to a specific future meeting date, and if such an action occurs additional public notice of the continuance will not be provided. Prior to the public hearing the agenda, staff report, and documents may be reviewed at the City Clerk's Office, 100 Civic Center Drive, Newport Beach, California, 92660 or at the City of Newport Beach website at www.newportbeachca.gov. Individuals not able to attend the meeting may contact the Planning Division or access the City's website after the meeting to review the action on this application.

For questions regarding this public hearing item please contact Jaime Murillo, Principal Planner, at 949-644-3209 or jmurillo@newportbeachca.gov, 100 Civic Center Drive, Newport Beach, CA 92660.

Project File No.: PA2021-096

Activity No.: DD2021-001

Location: Citywide

Applicant: City of Newport Beach



/s/ Leilani I. Brown, MMC, City Clerk, City of Newport Beach