

RESOLUTION NO. 2020-

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
CHULA VISTA CONSIDERING AN ADDENDUM (IS19-0002)
TO FINAL ENVIRONMENTAL IMPACT REPORT FOR
VILLAGE EIGHT WEST (FEIR 10-03)

WHEREAS, the area of land that is the subject of this Resolution is depicted in Exhibit A attached hereto and incorporated herein by this reference, and commonly known as Otay Ranch Village 8 West, and for the purpose of general description consists of approximately 300.7 acres generally located south of the existing terminus of La Media Road, and southwest of the intersection of Magdalena Avenue and Main Street (Project Site); and

WHEREAS, on May 13, 2019, a duly verified application requesting an amendment to the Village 8 West Sectional Planning Area Plan (MPA19-0011) (Project), was filed with the City of Chula Vista Development Services Department by HomeFed Village 8, LLC (“Applicant” and “Owner”); and

WHEREAS, the Applicant filed an update to the 2013 Village 8 West Traffic Impact Study, to reflect the proposed land uses. The update showed a reduction in average daily trips; and

WHEREAS, the Applicant filed updates to the 2013 studies for Water, Sewer, Air Quality, Noise, Cultural and Paleontological Resources, and Biology. The updates showed that the proposed Project was substantially covered by the original technical studies; and

WHEREAS, the City’s Development Services Director has reviewed the Project for compliance with the California Environmental Quality Act (CEQA) and determined that the Project is substantially covered in the previously certified Final Environmental Impact Report for Village 8 West (FEIR 10-03/SCH #2010062093), that only minor technical changes or additions to this document are necessary, and that none of the conditions described in Section 15162 of the State CEQA Guidelines calling for the preparation of a subsequent document have occurred; therefore, the Director of Development Services has caused the preparation of an Addendum to FEIR 10-03 (IS19-0002) for consideration; and

WHEREAS, pursuant to California Government Code section 65090, the Planning Commission held a duly noticed public hearing on the Project and recommended that the City Council adopt the Resolution considering the Addendum; and

WHEREAS, the proceedings and all evidence introduced before the Planning Commission at the public hearing on this Project, and the minutes and resolution resulting therefrom, are hereby incorporated into the record of these proceedings; and

WHEREAS, the City Clerk set the time and place for the hearing on the Project and notice of said hearing, together with its purposes given by its publication in a newspaper of general circulation in the City, at least ten days prior to the hearing; and

WHEREAS, pursuant to California Government Code section 65090, the City Council held a duly noticed public hearing on the Project.

NOW, THEREFORE BE IT RESOLVED, the City Council of the City of Chula Vista hereby finds and determines as follows:

The City Council of the City of Chula Vista finds that, in the exercise of their independent review and judgment, as set forth in the record of its proceedings, the Addendum to FEIR-10-03 in the form presented, has been prepared in accordance with the requirements of the California Environmental Quality Act and the Environmental Review Procedures of the City of Chula Vista and has considered the Addendum to FEIR-10-03.

Presented by:

Approved as to form by:

Kelly G. Broughton
Development Services Director

Glen R. Googins
City Attorney