

**Otay Ranch Village 8 West Amendments
Errata**

Page	Reference	Description
Chula Vista General Plan		
LUT-47	Figure 5-12 – General Plan Land Use Diagram	Eliminate “MS” symbol from northeast portion of Village 8 West and modify GP land use designation from Town Center to Medium High Residential
LUT-56	Table 5-6 – Land Use Distribution (Acreages) in 2030	Modify the land use acreage to reflect project
LUT-57	Table 5-7 – General Plan Land Use in 2030	Modify residential DUS within Town Center and Residential categories
LUT-262	Figure 5-44 – Central District	Eliminate “MS” symbol from Village 8 West and modify GP land use designation from Town Center to Medium High Residential
Otay Ranch General Development Plan		
II-14	Ex. 18a: Overall Project Summary	Update table to reflect updated statistics
II-16	Ex. 18b – Otay Ranch Land Use Map	Update Village 8 West land uses
II-19	Ex. 19: Otay Valley Parcel Land Use Table	Update to reflect revised Village 8 statistics
II-20	Ex. 20: Otay Valley Parcel Land Use Plan	Update Village 8 West land uses
II-28	Ex. 25: Otay Ranch Village Types	Update Village 8 West land uses
II-31	Ex. 26: Otay Ranch Commercial, Office and Industrial Areas	Update Village 8 West town center and residential land uses
II-108	Ex 52: Village 8 Land Use Table	Update Village 8 statistics
II-111	Ex. 53: Village 8 Land Use Plan	Update Village 8 West land uses
Village 8 East Sectional Planning Area (SPA) Plan and Village 8 East Tentative Map 13-03		
II-25	Table 1: Village 8 East Site Utilization Table	Reduce Total MF units by 284 (R-14 and R-15) from 2,177 to 1,893 and overall Village 8 East units from 3,550 to 3,276
TM Sheets 1 and 9	Land Use Tables	Reduce Total MF units by 284 (R-14 and R-15) from 2,177 to 1,893 and overall Village 8 East units from 3,550 to 3,276
Village 8 West Sectional Planning Area (SPA) Plan		
Chapter 1 - Introduction		
1-1	1.1 Background	Update to reference prior SPA approval
1-6	1.4.3 Supporting Documents	Updated to reference updates to SPA Appendices for amendment
1-8	1.4.4. Technical Studies and Plans	Update to reflect additional technical studies and report prepared for amendment
Chapter 2 – Development Concept		
2-4	Exhibit 2.1 – Site Utilization Plan	Update Exhibit to reflect amendment

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2-5	Table 2.1 – Site Utilization Summary	Overall increase from 2,050 to 2,334 dwelling units reflecting transferring 284 units from Village 8 East to Village 8 West, update to reflect redistribution of units and commercial/office SF, update notes.
2-8	2.3.2 Relationship to Surrounding Uses, D. Village 4	Update description per recent SPA Plan approval in Village 4
Chapter 3 – Development Code		
3-4	3.1.3 Transects and Codes, B and C	Delete reference to residential density in transect descriptions for T-2 and T-3. Reconcile setbacks
3-8	3.3.1 General Regulations Applying to all Zone, B. Accessory Dwelling Units	Update to reference recently adopted SB 1069 and AB 2299
3-13	F. Parking	Update Common Access Lane width and parking space dimensions and address overhang @ landscaping areas
3-15	8. Surface Parking Lot Screening and Landscaping	Add requirement for compliance with Shade Tree Policy 576-19
3-20	Residential Development Standards Summary	Insert new table compiling updated residential development standards for T-2, T-3 and T-4 transects
3-24	Minimum Building Setbacks from Property Line	Update text and exhibits to address updated setbacks per adjustments to limits of ROW
3-43	Table 3-1 Building Configuration Standards	Update permitted building configurations in T-3 and T-4 transects; update references to bicycle parking to confirm to CalGreen requirements
Chapter 4 – Community Design		
		No Changes
Chapter 5 – Circulation & Corridor Design		
Global Change		Eliminate setbacks references – add references to Residential Development Table
5-5	Ex. 5.2 – Vehicular Circulation	Incorporate on-site extension of Avenida Caprise to southern limits of Village 8 West
5-9	Ex. 5.4 – Pedestrian Circulation	Update extension of CV Regional Trail to southern limits of Village 8 West and update locations of neighborhood trails. Update locations of potential transit stops per input from MTS
5-11	Ex. 5.5 – Bicycle Circulation	Update extension of Regional Trail/Class III bike lane to southern limits of Village 8 West
5-13	Ex. 5.6.B – SPA Transit	Update locations of potential local transit stops per input from MTS
5-15 – 5-42	5.6 Street and Trail Corridor Standards	Update all street cross section exhibits, plan view exhibits and associated text descriptions

Page	Reference	Description
		to reflect changes to the limits of ROW – as revised, ROW is consistently at the back of the walkway/landscape buffer – revise reference to reflect 6 ‘ x 8’ tree planters where applicable, modify streets along elementary school site to expand walkways; add extension of Avenida Caprise (TM Street Section 14) to show phase implementation of improvements
5-35	Ex. 5.16 Avenida Caprise	Add note regarding phasing of street improvements tied to completion of CV Greenbelt Trail (Phase 2) and Otay Ranch South Community Park (Phase 3)
5-43	5.6.15 Neighborhood Trail	Update Neighborhood Trail (Ex. 5.21) to provide wider trail width and address drainage
Chapter 6 – Grading		
6-7	Ex. 6.2 – Conceptual Grading Plan	Update underlying base per revised Tentative Map
6-8	Ex. 6.2 – Cut and Fill Map	Update underlying base per revised Tentative Map
Chapter 7 – Parks & Open Space		
7-2	Ex. 7.1 – Designated Parks, Trails & Open Space	Update exhibit to reflect final community, town square and neighborhood park configuration. Update graphic to show additional open space lots. Update acreage statistics on graphic
7-3	7.2 Open Space	Update text and Table 7.1 to reflect revised conveyance estimate
7-5	7.2.2 Perimeter Slopes	Update perimeter slope area acreage
7-8	7.2.3 Interior Slopes	Update interior slope area acreage
7-10	7.3 Parks Tables 7.2 & 7.3	Update to reflect revised project residential statistics and corresponding park obligation
7-11	Table 7.4 Village 8 West Parks Summary	Update gross and net park acreage in table and text
7-12	7.3.1 Otay Ranch North Community Park (portion	Update gross and net acreage
7-14	7.3.2 Neighborhood Park	Update gross and net acreage. Add Skate Park and Parkour stations to facility list
7-15	Ex. 7.5 Neighborhood Park Conceptual Plan	Insert revised neighborhood concept plan
7-16	7.3.3 Town Square	Update description to include food truck parking, community-oriented retail and dog park to “appropriate amenities & facilities” list, update gross and net acreage. See revised Town Square (south) plan in MPP

Page	Reference	Description
Chapter 8 – Public Utilities & Services		
Global change	Ex 8.1 Conceptual Potable Water Master Plan Ex. 8.2 Conceptual Recycled Water Master plan Ex. 8.3 Conceptual Sanitary Sewer Master Plan Ex. 8.4 Conceptual Storm Drain Master Plan	Add references to technical memorandums prepared for amendment to each infrastructure section and update exhibits and text to reflect memos
8-11	Ex. 8.5 – Conceptual Phasing Plan	Update Phasing Exhibit to depict two phases. Update phasing statistics
8-12	8.7 Public Schools	Update text and Table 8.1 – Projected Student Generation to reflect current student generation rates and revised dwelling unit statistics resulting in updated student generation for Village 8 West
Chapter 9 – Implementation & Administration		
9-1	9.1.2 Amendments	Modify language to provide flexibility in final parcel boundaries and corresponding transect designations – to be finalized at Final Map
9-2	9.2.1 Substantial Conformance	Modify provision 2. To allow up to 15% variation in site area calculations
9-5	9.3.2 Level and Scope of Reviews	Modify provision 5 to require Major Design Review for projects more than 20,000 SF of non-residential or more than 200 residential units. Add statement that all mixed-use projects are subject to Major DR Modify provision 6 to require Minor Design Review for projects with up to 20,000 SF of non-residential or 200 or few residential units
9-8	Table 9.1 Discretionary Permit Matrix	Update per changes on Page 9-5 regarding DR
Chapter 10 – GDP Compliance		
Global Revisions		Update GDP Goals and Objective implementation text to address project amendments
SPA Plan Appendices		
Air Quality Improvement Plan – SPA Appendix B		
		Update AQIP to meet current City of CV AQIP requirements and project amendment
Non-Renewable Energy Conservation Plan – SPA Appendix C		
		Update ECP to reflect current regulatory requirements and project amendment
Preserve Edge Plan – SPA Appendix D		

Page	Reference	Description
		Update PEP to address modified storm water strategies, revised fuel modification zones, clarify on and off-site utility corridor and roadway/trail improvements through the MSCP Preserve. Incorporate exhibits depicting off-site improvements within the Preserve for context
Affordable Housing Program – SPA Appendix H		
		Update AHP to address project amendments and revised phasing
Village 8 West Tentative Map 19-03 (New Tentative Map)¹		
Overall Changes		Create separate internal open space lots, adjust ROW to include all public walkways and landscape buffers (where appropriate), adjust lot lines to reflect updated ROW limits, separate large Town Center. MH and CPF lots into multiple lots, update size and shape of Parcel T – Neighborhood Park, relocate WQ basin to Parcel E, minor changes to slope grading along Village 4, minor SF lot line changes, reduce FMZ to 100’ at south edge, extend Avenida Caprise to southern boundary, add off-site WQ basin in Village 8 East park site, adjust land use designations and residential and commercial/office SF distribution within parcels.
Sheet 1		Update Notes, Key Map and Land Use Summary Table
Sheet 2		Update all street cross sections to adjust ROW limits, add new on and off-site Avenida Caprise street sections with phased improvements, replace “tree wells” with 6’ x 8’ “tree planters” where applicable, extend sidewalks along Calle Escuela and Avenida Caprise adjacent to elementary school site,
Sheets 3-7		Implement details related to overall changes described above
Sheet 8		Update details per staff comments and TM redesign
Sheet 9		Add new Sheet 9 - encumbrances

¹ The changes described are generally comparing the adopted TM 09-04 with the new TM 19-03.