



**CITY OF ENCINITAS
PLANNING AND BUILDING DEPARTMENT**

**NOTICE OF CITY COUNCIL
PUBLIC HEARING**

Place of Meeting: Council Chambers
Encinitas Civic Center
505 S. Vulcan Avenue
Encinitas, CA 92024

Notice is hereby given that the City Council will conduct a public hearing on **Wednesday, November 29, 2006 at 6:00 p.m. in the Council Chambers** to consider an amendment to the City's General Plan and Local Coastal Program Land Use Plan by adopting the 2005-2010 Housing Element Update.

The Housing Element, part of the city's General Plan, addresses the various housing policies and programs for Encinitas. By state law, a city's housing element must be updated every five years in order to periodically assess the changing housing needs of the community, and to establish an action plan to address these needs. The update must be reviewed and approved by the City Council with input by the public, the Planning Commission, and other interested parties. Adoption of the 2005-2010 Housing Element update would constitute an amendment to the City's General Plan and Local Coastal Program Land Use Plan. Additionally, the updated Housing Element must be reviewed by HCD for compliance with state housing element law. Encinitas' Housing Element update is for the 2005-2010 planning period.

ENVIRONMENTAL STATUS: The City of Encinitas has conducted an Environmental Initial Assessment (EIA) of the proposed amendment request and has prepared a Negative Declaration, which was circulated for a 30-day public and agency review and comment period from October 13, 2006 through November 13, 2006 (SCH# 2006101087). Based on the EIA, staff has determined that no significant negative environmental impacts would result from the application and is recommending that the City Council approve the Negative Declaration.

The draft document is available for review at the Planning and Building Department, 505 South Vulcan Avenue, Encinitas, CA 92024. For further information, please contact J. Dichoso, Associate Planner, at (760) 633-2710.

THE CITY OF ENCINITAS IS AN AFFIRMATIVE ACTION PUBLIC ENTITY AND DOES NOT DISCRIMINATE ON THE BASIS OF DISABILITY IN EMPLOYMENT OR THE PROVISION OF SERVICE. PLEASE NOTIFY THE CITY CLERK AT (760) 633-2722 AT LEAST 48 HOURS BEFORE THE MEETING TIME IF DISABILITY ACCOMMODATIONS ARE TO BE NEEDED.