

An aerial photograph of Dana Point, California, showing the coastline, a large beach, a highway, and various residential and commercial buildings. The image is in grayscale.

# **DOHENY VILLAGE ZONING DISTRICT UPDATE**

## **ENVIRONMENTAL SCOPING MEETING**

Meeting Date: Wednesday, May 20, 2020

Notice of Preparation: March 13, 2020 – May 28, 2020

# AGENDA

- **PURPOSE OF THE SCOPING MEETING**
- **PROJECT OVERVIEW**
- **ENVIRONMENTAL REVIEW PROCESS**
- **TOPICS TO BE ANALYZED IN THE EIR**
- **PUBLIC INPUT**



**INFORM THE PUBLIC  
OF THE PROPOSED  
PROJECT AND THE  
CITY'S INTENT TO  
COMPLETE A  
PROGRAM EIR**



**PRESENT AN  
OVERVIEW OF THE  
ENVIRONMENTAL  
REVIEW PROCESS**



**REVIEW TOPICS TO  
BE ADDRESSED IN  
THE EIR**

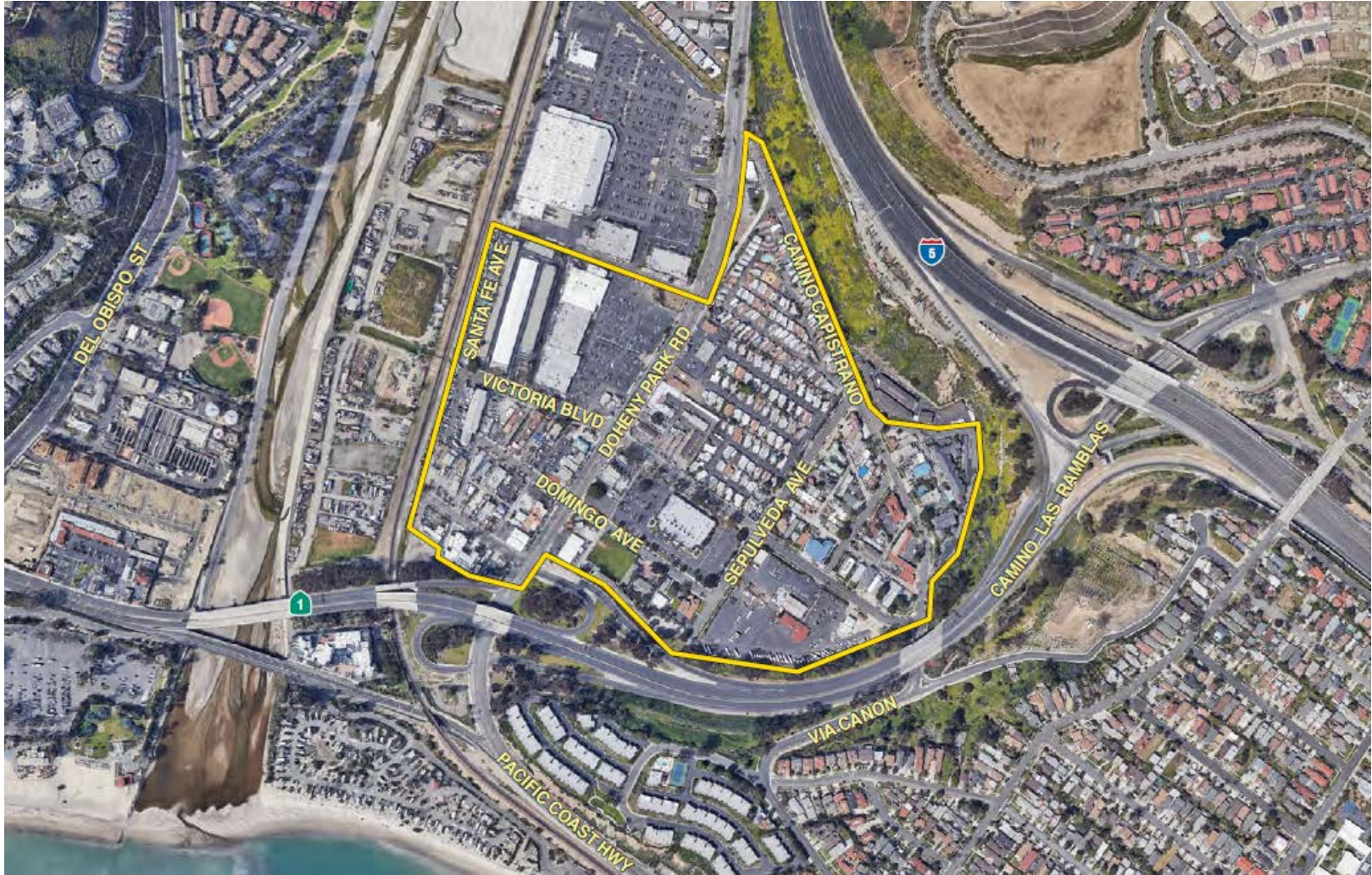


**RECEIVE PUBLIC  
COMMENTS  
REGARDING  
ENVIRONMENTAL  
TOPICS AND ISSUES  
OF CONCERN**

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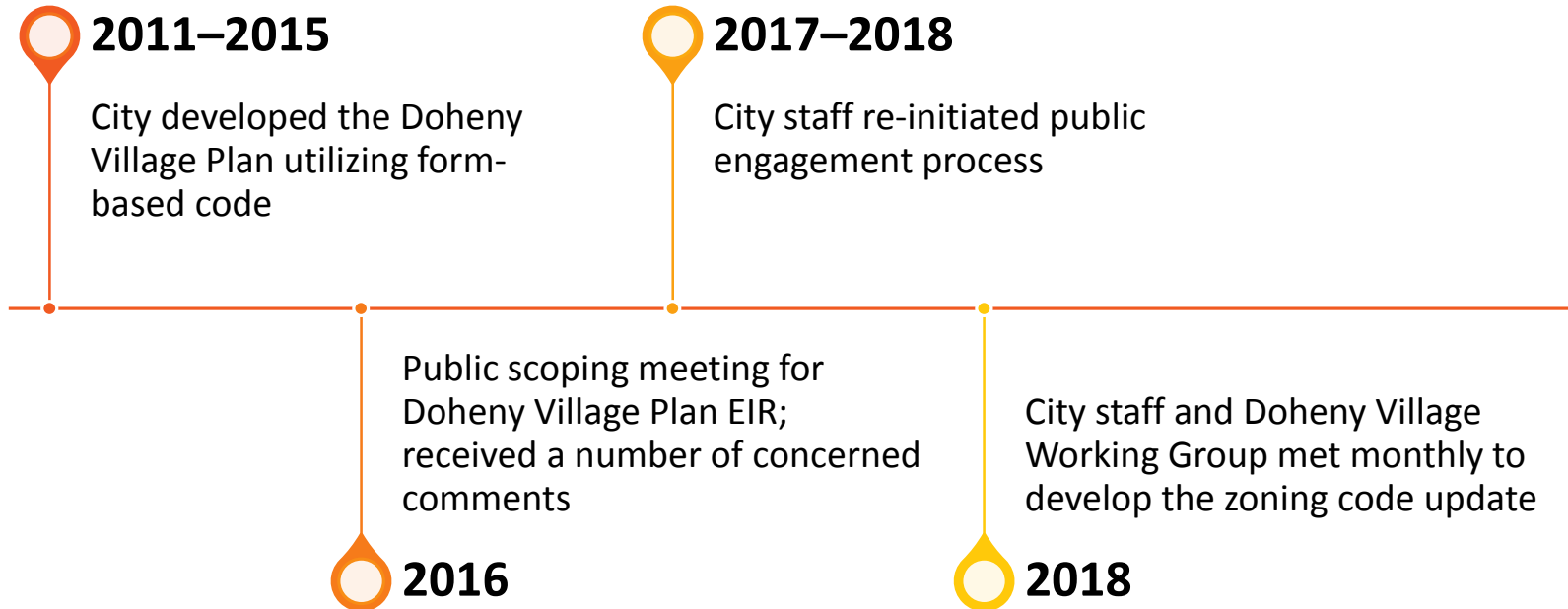
# **PURPOSE OF THE SCOPING MEETING**

# PROJECT AREA



# PROJECT BACKGROUND

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# PROJECT OVERVIEW

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- Introduce the following zoning districts in the Doheny Village area:
  - **Village Commercial/Industrial (V-C/I)**
  - **Village Commercial/Residential (V-C/R)**
  - **Village Main Street (V-MS)**
- Establish allowed uses and development standards for each zoning district to be integrated into the Dana Point Municipal Code as Chapter 9.14, *Doheny Village Districts*
- Reflect new zoning districts via appropriate land use designations/density standards

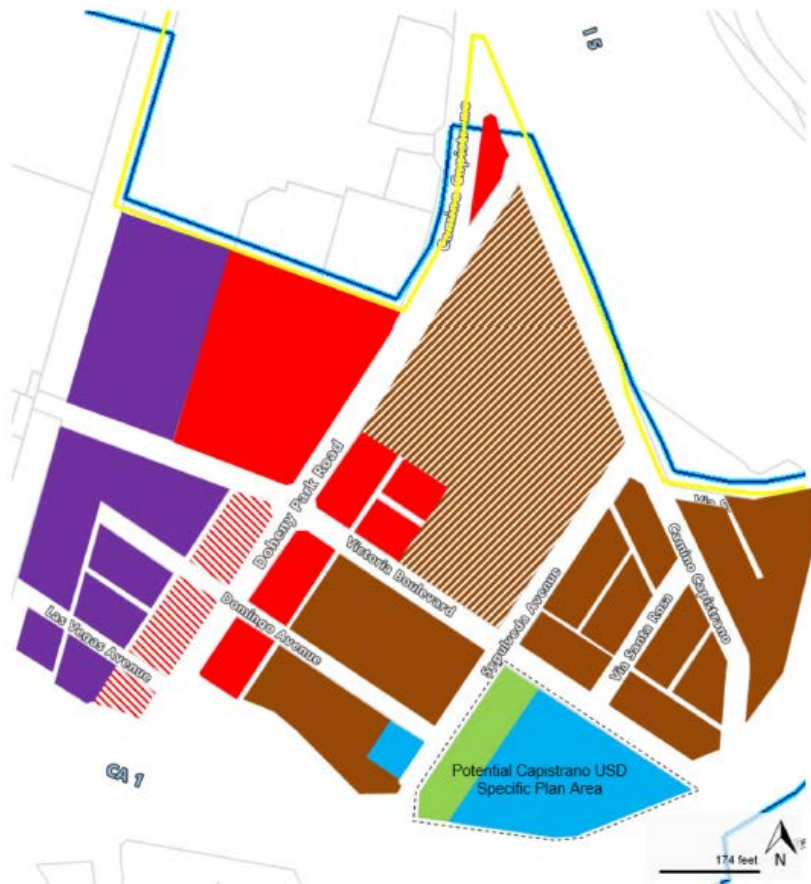
# PROPOSED ZONING DISTRICTS



## Zoning Districts

- Village Commercial/Industrial District (V-C/I)
- Village Main Street District (V-MS)
- Village Commercial/Residential District (V-C/R)
- Community Facilities District (CF)
- Recreation District (REC)

# PROPOSED LAND USE DESIGNATIONS



<u>Land Use Designations</u>	<u>Floor Area Ratio</u>	<u>Density</u>
Commercial/Industrial	.75-1.5:1	
Commercial/Main Street		10 du/ac
Commercial/Main Street		30 du/ac
Commercial/Residential		30 du/ac
Commercial/Residential		50 du/ac
Community Facility	.4-1.0:1	30 du/ac
Open Space	.1-.2:1	



## **REQUIRED ENTITLEMENTS**

- **ZONING CODE AMENDMENT**
- **GENERAL PLAN AMENDMENT**
- **LOCAL COASTAL PROGRAM AMENDMENT**
- **CERTIFY A PROGRAM EIR**

# PURPOSE OF CEQA

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To disclose information about potentially significant environmental effects of a project;



To identify ways to avoid or mitigate significant environmental impacts;



To enhance public participation in the planning process;  
and



To foster interagency coordination in the review of projects.

# OVERVIEW OF THE CEQA PROCESS

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## **TOPICS TO BE ANALYZED IN THE EIR**

- **LAND USE**
- **AESTHETICS/  
LIGHT AND GLARE**
- **TRIBAL AND  
CULTURAL  
RESOURCES**
- **GEOLOGY/SOILS**
- **HYDROLOGY/  
WATER QUALITY**
- **HAZARDS/  
HAZARDOUS  
MATERIALS**
- **TRANSPORTATION**
- **AIR QUALITY**
- **GREENHOUSE GAS  
EMISSIONS**
- **ENERGY**
- **NOISE**
- **POPULATION/  
HOUSING**
- **PUBLIC SERVICES/  
RECREATION/  
UTILITIES**
- **CUMULATIVE  
EFFECTS**
- **ALTERNATIVES**

# EIR SCHEDULE

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<b>NOTICE OF PREPARATION</b> 30-Day Public Review Period	<b>MARCH 13, 2020 - APRIL 13, 2020</b>
<b>DRAFT EIR</b> 45-Day Public Review Period	<b>FALL 2020 (TENTATIVE)</b>
<b>PLANNING COMMISSION CITY COUNCIL</b> Public Hearings	<b>WINTER 2021 (TENTATIVE)</b>
<b>CALIFORNIA COASTAL COMMISSION REVIEW</b>	<b>SPRING 2021 (TENTATIVE)</b>

# PUBLIC COMMENTS

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Send Written Comments to:

Belinda Deines, Principal Planner

City of Dana Point

33282 Golden Lantern

Dana Point, California 92629

[bdeines@danapoint.org](mailto:bdeines@danapoint.org)

**PUBLIC COMMENT PERIOD CLOSES:**

**MAY 28, 2020 AT 5:00 PM**