



CITY OF ESCONDIDO
 PLANNING DIVISION
 201 NORTH BROADWAY
 ESCONDIDO, CA 92025-2798
 (760) 839-4671

NOTICE OF PUBLIC HEARING

The Escondido Historic Preservation Commission will hold a public hearing, in the City Council Chambers, Escondido City Hall, 201 N. Broadway, Escondido, California at 3 p.m., on Thursday, May 18, 2023, to consider the item listed below:

NON-EMERGENCY DEMOLITION PERMIT – PL23-0396, PL23-0397 and PL23-0398

REQUEST: A non-emergency demolition permit to demolish a commercial building (former Denny's Restaurant) that has been identified as a historic resource of potential local significance. Article 40 (Historic Resources) of the Escondido Zoning Code requires Historic Preservation Commission review of a request for the proposed demolition permit. The Historic Preservation Commission acts in an advisory role to the City Council on this matter. Demolition of the structure is requested as a part of a request for entitlements to redevelop the property with two separate drive-through restaurants.

PROPERTY SIZE AND LOCATION: The 3.74-acre project site is located on the southwest corner of West Mission Avenue and North Centre City Parkway, addressed at 501-503 W. Mission Avenue (APNs 229-171-29-00 and 229-171-30-00).

ENVIRONMENTAL STATUS: A draft Initial Study/Mitigated Negative Declaration ("IS/MND") is being prepared for the proposed project in conformance with the California Environmental Quality Act ("CEQA"). The draft IS/MND will be released for public review and comment when completed.

If you challenge this item in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

The City of Escondido recognizes its obligation to provide equal access to public services for individuals with disabilities. Please contact the American Disabilities Act (A.D.A.) coordinator (760) 839-4643 with any requests for reasonable accommodations at least 24 hours prior to the meeting. The City of Escondido does not discriminate against any person with a handicapped status. All interested persons are invited to attend the meeting.

The staff report will be available at the Escondido Planning Division, 201 N. Broadway, and on the City's website at <https://escondido-ca.municodemeetings.com/> after Thursday, May 11, 2023. **For additional information, please contact Jay Paul, Senior Planner, at (760) 839-4537 or via email at jpaul@escondido.org, and refer to Case No. PL22-0396.**

Adam Finestone
 City Planner

DATED: May 3, 2023

