

**LEGAL ADVERTISEMENT**  
**PLANNING DEPARTMENT**  
**CITY OF HUNTINGTON BEACH**

Notice is hereby given by the Planning Department of the City of Huntington Beach that the following Draft Negative Declaration request has been prepared and will be submitted to the City of Huntington Beach Planning Commission for consideration. The Draft Negative Declaration will be available for public review and comment for thirty days (30) commencing Thursday, December 17, 2009 and ending January 22, 2010.

**Draft Negative Declaration No. 09-006-** in conjunction with General Plan Amendment No. 09-002, Zoning Map Amendment No. 09-002, Zoning Text Amendment No. 09-007, and Conditional Use Permit No. 09-024 analyzes the potential environmental impacts associated with a proposal, by Michael C. Adams Associates to establish a new specific plan. The Ward Garfield Specific Plan No. 16 development concept provides for a recreational vehicle storage facility within a portion of the SCE right-of-way that parallels the Santa Ana River Channel on the eastern boundary of the City. The property is located at the southeast corner of Garfield Avenue and Ward Street (generally bounded by Ward Street, Garfield Avenue, Santa Ana River Channel, Arevalos Park and Mariner's Pointe Mobilehome Park). The development concept also recognizes the existing Village Nurseries, electrical substation and utilities, and wireless communication facilities.

The applicant requests a General Plan Amendment, Zoning Map Amendment, Zoning Text Amendment, and Conditional Use Permit to adopt a new specific plan allowing for the establishment of an Recreational Vehicle (RV) Storage facility on approximately 13.52 acres at the south end of the project site. The proposed project will also require submittal of a tentative and final parcel map to establish lease lines at the subject property. It is not necessary to process the subdivision at this time, but it will be required prior to issuance of a grading permit. The proposed RV storage lot will consist of 557± RV parking spaces, a 480 sq. ft. modular rental office with restroom, and associated perimeter fencing and lighting. There will be a dump station for grey and black water, and a trash enclosure inside the facility. Existing transmission towers and electrical lines will continue to exist throughout the RV parking facility.

The property is not designated as a hazardous waste property pursuant to Section 15072(e)(5).

A copy of the Draft Negative Declaration is on file with the Planning Department, City of Huntington Beach City Hall, 2000 Main Street, Huntington Beach, California. A copy of Draft Negative Declaration No. 09-006 is also available for review at the Central Library, 7111 Talbert Avenue, Huntington Beach, California, the City Clerk's Office, 2000 Main Street, 2nd Floor, Huntington Beach, California and on the internet at <http://www.surfcity-hb.org/government/departments/planning/Environmentalreports.cfm>.

Subsequent to the comment period, a public hearing will be scheduled before the City of Huntington Beach Planning Commission. The public hearing is tentatively scheduled for February 9, 2010.

Any person wishing to comment on the Draft Negative Declaration may do so in writing within thirty (30) days of this notice by providing written comments to Jane James, Senior Planner, City of Huntington Beach, Planning Department, 2000 Main Street, Huntington Beach, CA 92648.