



PLANNING DEPARTMENT
Date of Notice: **December 07, 2018**
PUBLIC NOTICE OF AVAILABILITY FOR
A DRAFT PROGRAM ENVIRONMENTAL IMPACT REPORT (PEIR)

PUBLIC NOTICE: The City of San Diego's Planning Department has prepared a Draft Program Environmental Impact Report (PEIR) for the following project and is inviting your comments regarding the adequacy of the document. The Draft PEIR and associated technical appendices have been placed on the City of San Diego's Planning Department website under the heading "Draft CEQA Documents" and can be accessed using the following link:

<https://www.sandiego.gov/planning/programs/ceqa>

The Draft PEIR public notice has also been placed on the City Clerk's website at:

<http://www.sandiego.gov/city-clerk/officialdocs/notices/index.shtml>

Your comments must be received by January 21, 2019 to be included in the final document considered by the decision-making authorities. Please send your written comments to the following address: **Rebecca Malone, Environmental Planner, City of San Diego Planning Department, 9485 Aero Drive, MS 413, San Diego, CA 92123** or e-mail your comments to PlanningCEQA@sandiego.gov with the Project Name and Number in the subject line. Please note that only written comments received either via US Mail, hand-delivered, or via email will be considered official comments in the Final PEIR.

PROJECT NAME: Mission Bay Park Master Plan – Fiesta Island Amendment
PROJECT No.: 562189 / SCH No. 2017051034
COMMUNITY AREA: Mission Bay Park
COUNCIL DISTRICT: 2 (Campbell)

PROJECT DESCRIPTION:

The proposed project is an amendment to the Mission Bay Park Master Plan (Master Plan) to update the land uses and vision for Fiesta Island. The proposed project includes maps, diagrams, and supporting policy recommendations in the Master Plan that will guide future improvements to the approximately 470-acre planning area in four subareas. The proposed project includes two options, Option A and Option B, with different elements in one of the four subareas, the Southwest Subarea.

The project includes recommendations for Island-wide improvements to recreation facilities, access and circulation, changes to parking, construction of soft-surface trails and paved multi-use paths linking different areas together, grading and landscaping, habitat improvements, water quality improvements, eelgrass bed plantings, enhancements to directional signs, and utilities upgrades.

Proposed roadway improvements include the realignment of Fiesta Island Road between the North Subarea and the Central Subarea, and a realignment in the Southeast Subarea; new crossover roadways between the North Subarea and the Central Subarea, and between the Central Subarea and the Southeastern Subarea; new roadway segments in the interior of Fiesta Island; a change in the one-way travel direction on Fiesta Island Road from counterclockwise to clockwise; a widening of the causeway onto Fiesta Island; the construction of a roundabout at the entrance to Fiesta Island; and enhancement of the existing roadway.

Fiesta Island improvements are discussed within four subareas:

North Subarea: The North Subarea would remain preserved habitat and a habitat buffer area with recreation limited to use of the perimeter roadway and permitted beach areas for swimming, fishing, and parking. Along the northern side of the crossover roadway there would be a small area for nature viewing and wildlife observation. The existing least tern nesting site, berm, and fencing surrounding it would remain. A wetland habitat area would be expanded adjacent to the least tern nesting site. Dredging is planned to occur on both the western and eastern side of the island to support new wetland habitat and improve water circulation by creating a channel that cuts through the Island.

Central Subarea: Planned improvements in the Central Subarea include relocating the existing sand management area (currently in the Southeast Subarea). The unimproved land surrounding the sand management area would be enhanced through the creation of a habitat preserve, sand dune habitat, and native vegetation plantings. No changes are planned to the existing San Diego Youth Aquatic Center and the Fiesta Island Youth Camp, except an existing habitat area is identified within the northern portion of the lease area. Creation of new berms is planned to provide wind protection and arena seating as part of the sand recreation area. The sand arena used for recreational events is also identified as a location for an emergency large animal shelter. New sand volleyball courts and other sand-oriented recreation facilities would be created in the expanded sand recreation area.

Southeast Subarea: Planned improvements to the Southeast Subarea include two active recreation parks, plazas and public restrooms, a group day use and primitive camp area, public parking areas, playgrounds, public art, ADA shore access at Enchanted Cove and Hidden Anchorage, an expanded fenced habitat, and wetland restoration. Creation of a large habitat preserve is planned to the west of the realigned Fiesta Island Road and north of the southern shore of the Southeast Subarea. Wetland restoration would occur in the water near the outfall of Tecolote Creek, on the north side of the causeway, and would include a portion of the beach on the Island. The remaining land area would be revegetated with coastal landscape habitat allowing for passive recreation uses, trails, and the multi-use path.

Southwest Subarea – Option A: Option A for the Southwest Subarea includes a fenced off-leash dog park and shoreline park. New developed facilities are also planned as part of the dog park, including a small dog fenced off-leash area, a dog special events area, a special events obstacle course, and a canine competition staging area. Other facilities for the dog park would be created as part of the improvements, such as a series of fences and double-gates to help contain off-leash dogs. A new parking lot would also be constructed as part of the developed dog park facilities. Recreational trails would be enhanced throughout the fenced off-leash dog area.

A new roadway that extends south to a public parking area with trailer spaces would provide access to a non-motorized boat storage, nearby beach watercraft storage areas, and shore launching area for non-motorized watercrafts. Adjacent to the boat storage, a plaza, a playground, a lifeguard tower, and public restrooms would all be located next to a supervised swimming beach along with ADA shore access as well as a pier, ramp, and floating dock. The existing Stony Point least tern nesting site would remain, as would the existing seasonal closure fencing and buffer. Eelgrass restoration is planned off the southeast shore of Stony Point.

Southwest Subarea – Option B: Option B for the Southwest Subarea includes a fenced off-leash dog park and shoreline park. New developed facilities would include a proposed small dog fenced off-leash area. Other facilities for the dog park would be created as part of the improvements, such as a series of fences and double-gates to help contain off-leash dogs. Recreational trails would be enhanced throughout the fenced off-leash dog area. A view pavilion, plaza, and seating are also proposed as part of the trail improvements. Two new parking lots would also be constructed, one near the new developed dog park facility and one near Hidden Anchorage Bay adjacent to Fiesta Island Road. The existing Stony Point least tern nesting site would remain, as would the existing seasonal closure fencing and buffer. Eelgrass restoration is also planned off the southeast shore of Stony Point.

PROJECT LOCATION:

Fiesta Island is located in the eastern half of Mission Bay Park. To the east of Fiesta Island is Interstate 5 (I-5) and the railroad tracks. Just north of the Fiesta Island Road causeway is a small cove and the outfall of Tecolote Creek into Mission Bay. Further north, to the east of Fiesta Island, across the water, East Mission Bay Drive runs north-south and is adjacent and parallel to I-5. To the southwest and south of Fiesta Island is SeaWorld San Diego and the Hubbs-SeaWorld Research Institute. To the south and southeast of Fiesta Island is South Shores Park.

Fiesta Island includes approximately 470 acres and 6 miles of shoreline. Fiesta Island is connected to the mainland only by the Fiesta Island Road causeway which intersects East Mission Bay Drive. Sea World Drive is the primary thoroughfare that provides access to East Mission Bay Drive, I-5 to the east, and the beach communities to the west.

The Mission Bay Park Master Plan – Fiesta Island Amendment can be found on the Planning Department's website at:

<http://fiestaislandamendment.com/>

Applicant: City of San Diego, Planning Department

Recommended Finding: The Draft PEIR concludes that the proposed project would result in significant environmental impacts in the following areas: **Transportation/Circulation**. All other impacts analyzed in this PEIR were found to be less than significant.

Availability in Alternative Format: To request this Notice, the Draft PEIR, and/or supporting documents in an alternative format, please call the Planning Department at (619) 235-5200 or at (800) 735-2929 (TEXT TELEPHONE).

Additional Information: For environmental review information, please contact Rebecca Malone at (619) 446-5371. The Draft PEIR and supporting documents may be reviewed, or purchased for the cost of reproduction, at the Planning Department. For information regarding public meetings/hearings on this project, please contact the Project Manager, Sara Osborn, at (619) 236-6368.

This notice was published in the SAN DIEGO DAILY TRANSCRIPT and distributed on **December 07, 2018**.

Alyssa Muto
Deputy Director
Planning Department