



CORONADO AT RIVERWALK

PR-2024-001652 (MODIFICATION OF CONDITIONS)

Community & Economic Development Department

Planning Commission

Agenda Item: 5

May 23, 2024

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LOCATION MAP



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EXISTING SITE PHOTOS



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SPECIFIC PLAN MAP



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ZONING MAP



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MODIFICATION OF CONDITIONS

Proposal to remove COA #22 from PD-005-990:

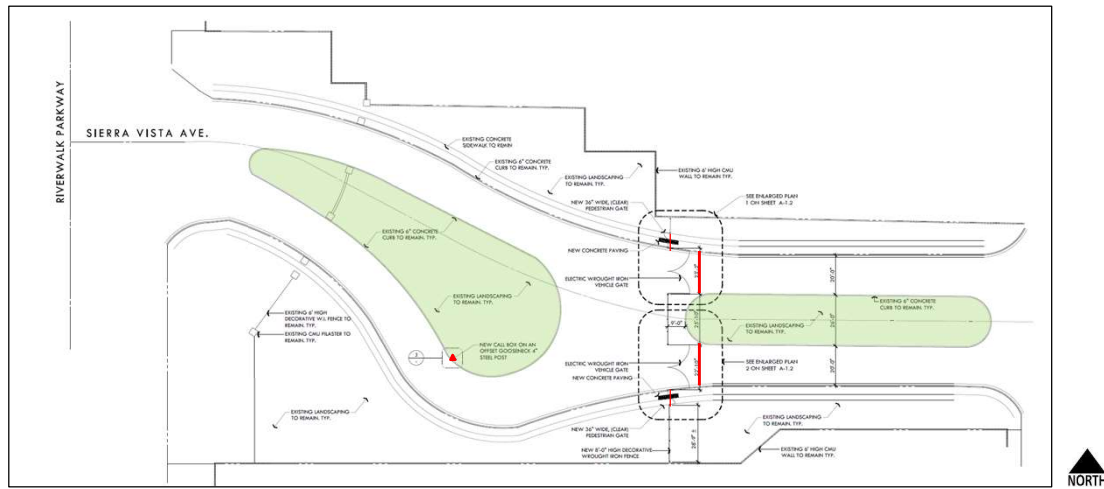
Condition of Approval #22: All security gates and facilities proposed in the future will be subject to a separate City Planning Commission (CPC) review. The security gate facilities will be located on-site and adequate stacking space and vehicle turn-around area will have to be provided to Public Works specifications



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SITE PLAN



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STRATEGIC PLAN ALIGNMENT



Strategic Priority No. 2– Community Well-Being

Goal No. 2.3 - Strengthen neighborhood identities and improve community health and the physical environment through amenities and programs that foster an increased sense of community and enhanced feelings of pride and belonging citywide.

Cross-Cutting Threads



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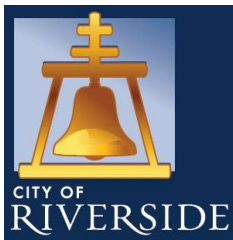
RECOMMENDATIONS

That the Planning Commission:

1. **DETERMINE** that the proposed project is exempt from the California Environmental Quality Act (CEQA) pursuant to Sections 15301 (Existing Facilities), 15303 (New Construction or Conversion of Small Structures), and 15061(b)(3) (Common Sense) of the CEQA Guidelines, as the proposed project will not have a significant effect on the environment; and
2. **APPROVE** Planning Case PR-2024-001652 (Modification of Conditions) subject to the recommended conditions of approval.



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GENERAL PLAN MAP (FOR REFERENCE ONLY)



GATE ELEVATIONS (FOR REFERENCE ONLY)

