

**Notice of Public Hearing**

**THE CITY OF TEMECULA  
41000 Main Street  
Temecula, CA 92590**

**A PUBLIC HEARING** has been scheduled before the **CITY COUNCIL** to consider the matter(s) described below.

**Case No.:** Long Range Project No. LR22-0664

**Applicant:** City of Temecula

**Location:** Citywide

**Proposal:** Housing Element Implementation Ordinance: Adopt an ordinance of the City Council of the City of Temecula amending Title 17 of the Temecula Municipal Code to implement the programs in the City's housing element by (1) adding definitions for agricultural employee housing, employee housing, family day care home, large family day care home, low barrier navigation center and small family day care home, (2) providing that employee housing and agricultural employee housing are permitted uses in the HR, RR, VL, L-1, L-2, LM, M, and H zones, (3) providing that residential care facilities for the elderly (seven or more) are permitted uses in the HR, RR, VL, L-1, L-2, LM, HR-SM zones, (4) providing that residential care facilities (seven or more) are permitted uses in the HR, RR, VL, L-1, L-2, LM, M, and HR-SM zones, (5) providing that community care facilities are permitted in all residential zones, (6) adding supportive housing standards, (7) providing that supportive housing, transitional housing and low barrier navigation centers are permitted uses in the NC, CC, HT, SC, PO, PI, PDO-2, PDO-4r, PDO-5, PDO-6, PDO-7, PDO-10, and PDO-14 zones, (8) providing that transitional housing and supportive housing are a permitted use in the PDO-11, PDO-12 and PDO-15 zones, (9) updating emergency shelter parking standards, (10) revising reasonable accommodation regulations, (11) revising parking standards for multi-family residential uses with 12 units or less, (12) making other revisions to conform with changes in state law; and

Accessory Dwelling Unit (ADU) Ordinance: Adopt an ordinance of the City Council of the City of Temecula amending Chapter 17.23 of Title 17 of the Temecula Municipal Code pertaining to ADU regulations and providing that ADU's are permitted in the PDO-5, PDO-7, PDO-9, PDO-10, PDO-11, PDO-12, and PDO-15 zones, and revising ADU regulations.

**Environmental Action:** In accordance with the California Environmental Quality Act (CEQA), staff has determined that the proposed Housing Element Implementation Ordinance is exempt from further environmental review and is recommending that a Notice of Exemption be filed in compliance with CEQA (Section 15162). Additionally, staff has determined that the ADU Ordinance is exempt from environmental review pursuant to Public Resources Code section 21080.17 and is recommending that a Notice of Exemption be filed.

**PLACE OF HEARING:** 41000 Main St., Temecula, CA 92590, City of Temecula, Council Chambers

**DATE OF HEARING:** November 14, 2023

**TIME OF HEARING:** 6:00 PM

Any person may submit written comments to the City Council before the hearing or may appear and be heard in support of or opposition to the approval of the project at the time of hearing.

Any petition for judicial review of a decision of the City Council shall be filed within the time required by, and controlled by, Sections 1094.5 and 1094.6 of the California Code of Civil Procedure. In any such action or proceeding seeking judicial review of, which attacks or seeks to set aside, or void any decision of the City Council, shall be limited to those issues raised at the hearing or in written correspondence delivered to the City Clerk at, or prior to, the public hearing described in this notice.

Questions concerning the project(s) may be addressed to Mark Collins, City of Temecula Community Development Department, (951) 506-5172.