



THE CITY OF SAN DIEGO

M E M O R A N D U M

DATE: September 17, 2018  
TO: Honorable Councilmember Lorie Zapf  
FROM: Mike Hansen, Director, Planning Department ~~MA~~  
SUBJECT: Revisions to the Morena Corridor Specific Plan

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Thank you for your recommendations regarding the Morena Corridor Specific Plan. The Planning Department values and appreciates your input and that of residents of the communities you represent. We share your goal of improving the neighborhoods of Bay Park and Morena and welcome feedback on how the plan can best accomplish that.

Based on your request, the following changes will be made to the draft Morena Corridor Specific Plan. These changes will not affect the proposed land use designations, zones or densities.

1. The plan will include language supporting a pedestrian and bicycle bridge between Mission Bay Park and the Specific Plan area over the I-5 freeway.
2. The plan will be amended to retain four lanes in the segment of Morena Boulevard from Ingulf Street to Knoxville Street including two northbound lanes, two southbound lanes, and left-turn pockets at intersections.
3. The Transit-Oriented Development Enhancement Program within the plan will be amended to remove the ability to seek a maximum height of 100 feet in the Tecolote Village District and to remove the ability to seek a maximum height of 65 feet in the Morena Station District through a future Planned Development Permit process. The proposed "by-right" height limit of 45 feet will remain.

We look forward to working closely with you and members of the Clairemont and Linda Vista communities as we refine the Morena Corridor Specific Plan and present it to the City Council for consideration.

Mike Hansen  
Director, Planning Department

cc: Honorable Mayor Kevin L. Faulconer  
Kris Michell, Chief Operating Officer  
Ron Villa, Interim Assistant Chief Operating Officer  
David Graham, Deputy Chief Operating Officer Smart & Sustainable Communities  
Jessica Lawrence, Director of Finance Policy & Council Affairs, Office of the Mayor