



# City of Pittsburg

Community and Economic Development Department – Planning Division  
65 Civic Avenue, Pittsburg, CA 94565 | Tel: (925) 252-4920 | Fax: (925) 252-4814

## NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the CITY COUNCIL of the City of Pittsburg will conduct a public hearing on:

**DATE:** April 17, 2023  
**TIME:** 7:00 p.m.  
**PLACE:** City Council Chamber at City Hall  
65 Civic Avenue, Pittsburg, California

Concerning the following matter:

### **Faria/Southwest Hills Annexation Project, AP-10-717 (GPA, RZ, DA, ANNEX).**

Appeal of the Planning Commission's Determination to not Recommend for City Council Approval a Development Agreement, Amendments to the General Plan and Rezoning Designations, and Adoption of a Master Plan for the Faria/Southwest Hills Annexation Project. The proposed Master Plan would allow for development of approximately 341 acres of residential use and require approximately 265 acres to be preserved for open space, where the current General Plan allows for up to 478 acres of residential use and 129 acres of open space. Proposed amendments would not change existing maximum development potential (1,500 single family units), but rather would focus the development to the center of the site within the valley area. The proposed project also includes certification of a Revised and Updated Final Environmental Impact Report (FEIR), adoption of associated California Environmental Quality Act (CEQA) findings, Statement of Overriding Considerations, a Mitigation Monitoring and Reporting Program (MMRP), and a subsequent request for the City to initiate proceedings to annex the property to the City of Pittsburg. The project site is located in the hills southwest of the existing city limits and is commonly known as the Faria property

**PROJECT PLANNER:** John Funderburg, (925) 252-4043 or [jfunderburg@pittsburgca.gov](mailto:jfunderburg@pittsburgca.gov)

### **Why am I receiving this notice?**

You are receiving this notice because you have either previously requested notifications from the Planning Division, or a project has been proposed in your neighborhood and all property owners within a minimum 300-foot radius of the project site are required to be notified under the Pittsburg Municipal Code.

### **Where can I get more information about this project?**

The complete file for this project is available for public inspection; please contact the project planner listed above to make necessary arrangements. Also, project information and the Revised and Updated FEIR are available on-line at [Faria/Southwest Hills Annexation Project | City of Pittsburg \(pittsburgca.gov\)](#)

### **What can I do if I have comments on the project?**

Comments or objections to the project can be made by writing or through e-mailed testimony prior to the meeting or provided orally during the meeting. Written comments citing the project name may be emailed to the project planner listed above or may be mailed or delivered to Pittsburg Planning Division, 65 Civic Avenue, Pittsburg, CA 94565.

Pursuant to Section 65009 of the California Government Code, if you challenge this matter in court, you may be limited to those issues you or someone else raised at the public hearing described in this notice, or in written correspondence on the matter delivered to this agency at, or prior to the public hearing. Any written correspondence delivered to the Planning Division before the hearing body's action on the matter will become a part of the administrative record.

*Para información en español:*  
**(925) 252-4920**

John Funderburg, Assistant Director of Planning

**Project Title:** Faria/Southwest Hills General Plan Annexation Project, AP-10-717

**Location:** Southwest of the existing city limits; APNs 097-180-002, 097-180-006, 097-190-002, 097-200-002, 097-200-003, 097-230-008 & 097-240-002.

