

**GOVERNMENT OF PUERTO RICO  
PLANNING BOARD  
SAN JUAN, PUERTO RICO**

**NOTICE**

**PUBLIC HEARING**

**November 21, 2024**

**SUBJECT**

**PROPOSED AMENDMENT TO THE ZONING MAP OF THE  
AUTONOMOUS MUNICIPALITY OF JUANA DÍAZ**

For the knowledge of the general public and in accordance with the provisions of Law Number 75 of June 24, 1975, known as the "Organic Law of the Planning Board of Puerto Rico"; Law Number 38 of June 30, 2017, known as the "Uniform Administrative Procedure Act of the Government of Puerto Rico"; and Law 107-2020, known as the Municipal Code of Puerto Rico," as amended, the Planning Board notifies that a Virtual Public Hearing will be held to present the proposed amendment, petition number 2024-64-JPZ-0028 to the to the Zoning Map and/or Geodata of the Autonomous Municipality of Juana Díaz.

The public hearing will be held virtually through the TEAMS app:

DATE	HOUR	LINK
November 21, 2024	1:30 PM	<a href="https://www.jp.pr.gov">VP Virtual Juana Diaz 2024-64-JPZ-0028 www.jp.pr.gov</a>

Any person interested in participating can access the hearing at the link above. You can also access the hearing using the QR Code found at the end of this Notice. You will need to point your mobile phone camera to the QR Code and you will be redirected directly to hearing.

**ISSUES TO BE DISCUSSED:**

Petition number 2024-64-JPZ-0028 proposes to amend the Zoning Map of the Autonomous Municipality of Juana Díaz in the property identified with cadastre number 343-041-393-01 from an Intermediate Residential District (R-I) to Intermediate Commercial District (C-I) or Light Commercial (C-L), this property is located at State Road PR 149, Km. 63.8, Municipal Street Paseo Ceiba, Guayabal Ward, of the Autonomous Municipality of Juana Díaz, PR.

**PRESENTATION OF THE CASE AND AVAILABILITY OF DOCUMENTS:**

The Public Hearing Notices, the Map identifying the property subject to the zoning amended and the Explanatory Memorial that are part of the proposed amendment will be available 15 days prior to the Public Hearing, starting on November 6, 2024 at the Mayor's Office of the Autonomous Municipality of Juana Díaz Hall; at the Central Office of the Permit Management Office (OGPe) of the Department of Economic Development and Commerce, located in the Industrial Development Building, 355 Ave. Franklin Delano Roosevelt, San Juan, PR; at the Regional Office of the Permit Management Office of the Department of Economic Development and Commerce of Ponce located at the Government Center Apartment 3, Suite 303 (in front of the Metropolitan Hospital, former Hospital Doctor Pila), Las Américas Avenue, Ponce, PR; and at the Office of the Secretary of the Planning Board, located on the 16th floor of the Roberto Sánchez Vilella Government Center, North Building, José De Diego Avenue, corner of Expressway Román Baldorioty de Castro, Stop 22, Santurce and on the Planning Board website [www.jp.pr.gov](http://www.jp.pr.gov).

The proposed amendment file will be available for public for review by appointment, which you can request by email at [comentariosjp@jp.pr.gov](mailto:comentariosjp@jp.pr.gov) or by phone at 787-723-6200 ext. 16637, 16671 at the Office of the Secretary of the Planning Board, located on the 16th floor of the Roberto Sanchez Vilella Government Center, North Building, José De Diego Avenue, corner Expressway Román Baldorioty de Castro, Stop 22, Santurce.

**INVITATION TO THE PUBLIC:**

The general public, government and municipal agencies are invited to participate in the public hearing and provide comments.

As provided in the Law No. 38-2017, any comments must be submitted within 30 days of this notice, in writing via email to: [comentariosjp@jp.pr.gov](mailto:comentariosjp@jp.pr.gov). The Planning Board will acknowledge receipt of comments received electronically within two (2) business days from the date of receipt, as provided in Section 2.1 of Act No. 38-2017, as amended.

Likewise, comments may be submitted in person to the Office of the Secretary of the Planning Board, located on the 16th floor of the Roberto Sánchez Vilella Government Center, North Building, José De Diego Avenue, corner of Expressway Román Baldorioty de Castro, Stop 22, Santurce, from 8:00 a.m. to 12:00 p.m. and from 1:00 p.m. to 4:30 p.m. Also, by mail to the address: Apartado 41119, San Juan, Puerto Rico, 00940-1119.

  
**EDGARDO VÁZQUEZ RIVERA**  
Secretary

  
**JULIO LASSÚS RUIZ, LLM, MP, PPL**  
President

**NOTICE PAID BY PETITIONER**

