



GOVERNMENT OF PUERTO RICO
MUNICIPAL GOVERNMENT OF CIDRA

PUBLIC HEARING NOTICE
June 24, 2025

ABOUT

MUNICIPALITY OF CIDRA COMPREHENSIVE REVIEW OF LAND USE PLAN
PHASE I: STATEMENT OF OBJECTIVE, WORK PLAN, MEMORIAL AND PROGRAM; PHASE II: SUMMARY OF THE LAND USE PLAN
("AVANCE"); AND PROPOSAL FOR MINOR MODIFICATIONS TO PUERTO RICO LAND USE PLAN (PUT-PR-2015)

For the knowledge of the general public and compliance with the provisions of Act No. 107 of August 13, 2020, *Puerto Rico Municipal Code*; Act No. 38 of June 30, 2017, *Uniform Administrative Procedure of Puerto Rico Act*; Act No. 75 of June 24, 1975, *Puerto Rico Planning Board Organic Act*; Act No. 550 of October 3, 2004, *Puerto Rico Land Use Plan Act*, as amended; the Municipal Government of Cidra hereby notifies that a public hearing will be held as follows:

Phase	DATE	TIME	PLACE
I: Statement of Objective, Work Plan, Memorial and Program	Tuesday, June 24, 2025	1:30 PM	Conference Hall City Hall 3 rd Level
II: "Avance"	Tuesday, June 24, 2025	5:30 PM	Conference Hall City Hall 3 rd Level

MATTERS TO BE DISCUSSED:

- Phase I of the Municipality of Cidra Comprehensive Review of Land Use Plan in accordance with the Municipal Code of Puerto Rico, will include the following documents:
 - Statement of Goals and Objectives: Statement of public policy and the goals and objectives of social, economic, and physical development proposed for the municipality.
 - Work Plan: It will include a programming approach to the critical issues that the Plan proposes to address and will describe in general terms the position of the municipality regarding these; of meetings with government entities, the Municipal Legislature and with the Community Board to listen to the aspirations of citizens. Defines the comment periods prior to the publication of the public hearing announcement, the public hearing date, and the document review periods after the public hearing.
 - Memorial: It is a comprehensive management instrument that will include inventory, description, diagnosis and recommendations on the physical-infrastructure, physical-environmental and socioeconomic development of the municipality and its functional area, through a systematic and strategic process of public policy formulation of sustainable land uses and intensities. The Memorial presents the demarcation of the general classification of the municipality and its neighborhoods.
 - Program: It will include the programming for its execution, economic and financial evaluation of the development projects to be contained in the General Projects Program, Social Interest Housing Program, Investment Projects Program, Planning Program, Rural Land Program, among others.
- Phase II of the Municipality of Cidra Comprehensive Review of Land Use Plan in accordance with the Puerto Rico Municipal Code, will include:
 - Summary of the Land Use Plan ("Avance") will contain the update of the following documents:
 - Memorial about the physical-spatial development throughout history; the current economic, social, and physical condition; the role of the municipality in its region; housing needs; and rural land conditions.
 - Statement of the public policy and the social, economic, and physical development goals and objectives proposed for the municipality. The goals and objectives related to land use shall be linked to the three types of land: urban, developable, and rustic.
 - Preliminary classification of the municipal territory into urban land, developable land (programmed and not programmed), and rustic land (common and specially protected). Including:
 - General proposal on urban growth management, which will include the plans with the current locations; the proposal of the public facilities and general infrastructure; and a general proposal on land use and intensity, and on the characteristics of structures and public space.
 - General Proposal on the management of rustic land. It will include a discussion on the baseline characteristics of the soil types with feasible and recommended uses.
 - Amendment proposal to the Zoning Map of the Municipality of Cidra.
 - Amendment proposal to the Classification Map of the Municipality of Cidra and proposal for minor amendment to the Classification Map of Puerto Rico's Land Use Plan (PUTPR-2015) and its Supporting Memorandum.

EXHIBITION OF DOCUMENTS:

Copy of the documents will be available during business hours 15 days before the celebration of the public hearing at the Cidra City Hall located at 1 Pura Belpré Street in the Municipality of Cidra. For additional information, please call (787) 434-1400 ext. 3200 or 3300. The documents will also be available at the Physical Planning Program of the Puerto Rico Planning Board, located on the 1st floor of the North Building of Roberto Sánchez Vilella Government Center at de Diego Avenue corner of Baldorioty de Castro Avenue in Santurce, and at the Central Permits Management Office (OGPe), located in the Roosevelt Ave. FD. #355, Fomento Industrial Building 2nd floor, San Juan, PR and at the Humacao Regional Permit Management Office (OGPe), located on the Desvío Sur highway, Floor 3, Boulevard del Río Avenue, Humacao.

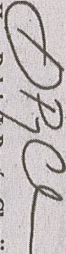
The documents related to this public hearing will be available on the Puerto Rico Planning Board website: www.jp.pr.gov/planes-territoriales/.

Any person, entity, citizen, association, institution, or corporation that requires additional information about this matter can obtain it on the previously mentioned places.

INVITATION TO THE PUBLIC:

The Municipality of Cidra invites all government agencies, private entities, and the public to participate in these public hearings and submit comments and/or written recommendations.

Section 2.2 of Act No. 38, supra, grants a thirty (30) days period, after the publication date of this notice, to submit written comments. Comments must be submitted by regular mail to: Municipality of Cidra P/C of the Puerto Rico Planning Board, P.O. Box 41119, San Juan, Puerto Rico 00940-1119, or through the following email address: comentarioscidra@jp.pr.gov. The Puerto Rico Planning Board, on behalf of the Municipality of Cidra, will acknowledge receipt of comments received via email within two (2) business days, in accordance with Section 2.1 of Act No. 38, supra.


Hon. Delvis L. Pagán Clavijo
Mayor of the Municipality of Cidra

Víctor Antonio
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