



State of California - Department of Fish and Wildlife
2020 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (Rev. 12/10/19) Previously DFG 753.5a

RECEIPT 37-2020- 0682
STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY SAN DIEGO UNIFIED PORT DISTRICT	LEAD AGENCY EMAIL	DATE 09/21/2020
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COUNTY/STATE AGENCY OF FILING San Diego County	DOCUMENT NUMBER 37-2020-0682
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PROJECT TITLE
 RIGHT OF ENTRY LICENSE AGREEMENT TO SOLAR TURBINES INC. FOR MONITORING WELL DESTRUCTION AND
 INSTALLATION AT CENTRE CITY EMBARCADERO

PROJECT APPLICANT NAME SOLAR TURBINES INC	PROJECT APPLICANT EMAIL	PHONE NUMBER 619-595-7516
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PROJECT APPLICANT ADDRESS 2200 PACIFIC HIGHWAY	CITY SAN DIEGO	STATE CA	ZIP CODE 92101
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PROJECT APPLICANT (Check appropriate box)

Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,343.25	\$	0.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,406.75	\$	0.00
<input type="checkbox"/> Certified Regulatory Program document (CRP)	\$1,136.50	\$	0.00

- Exempt from fee
 Notice of Exemption (attach)
 CDFW No Effect Determination (attach)
 Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
<input checked="" type="checkbox"/> County documentary handling fee		\$	50.00
<input type="checkbox"/> Other		\$	0.00

PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County CARLOS TERAN , Deputy
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Payment Reference #: CHECK #4404861308



SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

FILED
Sep 21, 2020 04:00 PM
Ernest J. Dronenburg, Jr.
SAN DIEGO COUNTY CLERK
File # 2020-000718
State Receipt # 37-20200682

THIS SPACE FOR CLERK'S USE ONLY

Complete and attach this form to each CEQA Notice filed with the County Clerk

TYPE OR PRINT CLEARLY

Project Title

RIGHT OF ENTRY LICENSE AGREEMENT TO SOLAR TURBINES INC., FOR MONITORING
WELL DESTRUCTION AND INSTALLATION AT CENTRE CITY EMBARCADERO

Check Document being Filed:

- Environmental Impact Report (EIR)
- Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- Notice of Exemption (NOE)
- Other (Please fill in type):

**FILED IN THE OFFICE OF THE SAN DIEGO
COUNTY CLERK ON** September 21, 2020
Posted September 21, 2020 **Removed** _____
Returned to agency on _____
DEPUTY _____

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.5.

Notice of Exemption

CEQA Guidelines Appendix E

To: ■ Office of Planning and Research 1400 Tenth Street, Room 121 Sacramento, CA 95814 ■ San Diego County Recorder/County Clerk 1600 Pacific Highway, Suite 260 San Diego, CA 92101-2480	From: (Public Agency) San Diego Unified Port District Development Services Department 3165 Pacific Highway San Diego, CA 92101
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Project Title: *Right of Entry License Agreement to Solar Turbines Inc., for Monitoring Well Destruction and Installation at Centre City Embarcadero*

Project Location – Specific: *North Harbor Drive and 2200 Pacific Highway, San Diego, CA 92101*

Project Location – City: *San Diego*

Project Location – County: *San Diego*

Description of Nature, Purpose, and Beneficiaries of Project: *The proposed project would involve demolition of existing groundwater monitoring wells and installation of new wells by Solar Turbines Inc. (Applicant) in the City of San Diego, California. Work to specifically complete the proposed project would involve demolition of seven (7) groundwater wells within the existing Solar Turbines Inc. parking lot adjacent to Harbor Drive. The Applicant also proposes to install eight (8) groundwater monitoring wells within the public Right-of-Way (ROW) including sidewalk area and three (3) parking areas on the bayside of North Harbor Drive using a combination of bailing, surging, and purging. The monitoring wells would be constructed of 4-inch diameter schedule 40 polyvinyl chloride (PVC) well casing and screen. Each well would be constructed with screens targeted to be approximately 50 to 70 feet below ground surface (bgs) and 70 to 90 feet bgs. The wells will be completed flush to the ground surface with a traffic-rated protective well box that will be cemented in place.*

Construction of the proposed project is anticipated to occur in Summer 2020 and would take approximately six (6) weeks to complete; new well installation would take approximately four (4) weeks to complete and would be conducted in three phases within each of the three ROW areas, and demolition of the existing wells would take approximately two (2) weeks to complete. The first phase would take place at the northernmost ROW and would require closure of the parking area for one (1) week; approximately twenty-seven metered spaces, two ADA spaces, and one permit space would be closed during the first phase. The second phase would be at the central ROW area and would require closure of the parking area for two weeks; approximately six metered spaces, one ADA space, and two permit spaces would be closed during the second phase. The third phase would be at the southernmost ROW area and would require closure of the parking area for one week; approximately eleven metered spaces would be closed during the third phase. In addition, a traffic lane on North Harbor Drive ROW adjacent to each phase area would be closed during construction of each phase in accordance with a project-specific Traffic Control Plan that establishes construction striping, barricades, signage, delineators, additional traffic controls, lane closures, constructor requirements, and contractor notifications in compliance with 2014 California Manual on Uniform Traffic Control.

Due to its nature and limited scope, construction of the proposed project would generate a minor amount of vehicle trips and would require limited use of equipment. Therefore, significant impacts related to air quality, greenhouse gas emissions, and transportation and traffic are not anticipated to occur. Furthermore, the Applicant would be responsible for complying with all applicable federal, state, and local laws regarding construction demolition debris, hazards and hazardous materials, and stormwater.

The proposed project would also require a Right of Entry License Agreement (ROELA) to the Licensee to enter certain properties located in the City of San Diego, California. The area proposed for use under this ROELA would be used by the Licensee and their authorized agent(s) and contractor(s) for the purpose of installation of eight monitoring wells, groundwater sampling, testing, monitoring, future installation and abandonment of monitoring wells within the project area, as well as ingress and egress in support of those activities.

It is anticipated that the ROELA would have a total term of five (5) years, or upon completion of the work, whichever occurs earlier. The ROELA may be terminated by the District as a matter of right and without cause at any time upon providing twenty-four (24) hours' written notice to Licensee of such termination.

Name of Public Agency Approving Project: San Diego Unified Port District (SDUPD)

Name of Person or Agency Carrying Out Project: Jim Garegnani, Facilities Director, Solar Turbines Inc., 2200 Pacific Highway, San Diego, CA 92101; (619) 595-7516

- Exempt Status:** (Check one):
- Ministerial (Sec. 21080(b)(1); 15268);
 - Declared Emergency (Sec. 21080(b)(3); 15269(a));
 - Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
 - Categorical Exemptions: Existing Facilities (SG § 15301) (Class 1), Minor Alterations to Land (SG § 15304) (Class 4), and Information Collection (SG § 15306) (Class 6)**
 - Statutory Exemption. State code number:

Reason Why Project is Exempt: The proposed project is determined to be Categorically Exempt pursuant to California Environmental Quality Act (CEQA) Guidelines Section 15301 (Existing Facilities), Section 15304 (Minor Alterations to Land), Section 15306 (Information Collection) and Sections 3.a., 3.d., and 3.f. of the District's Guidelines for Compliance with CEQA because it consists of a ROELA for demolition of existing groundwater monitoring wells, construction of new groundwater monitoring wells, and ingress and egress in support of groundwater monitoring activities, and would involve no expansion of use beyond that previously existing, would not result in a significant cumulative impact due to the continuation of the existing use, would result in no permanent effects on the environment, would not involve the removal of mature, scenic trees, and is for the purpose of basic data collection and resource evaluation activities which would not result in a serious or major disturbance to an environmental resource. Sections 3.a., 3.d., and 3.f. of the District's CEQA Guidelines are as follows:

3.a. Existing Facilities (SG § 15301) (Class 1): Includes operation, repair, maintenance, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that previously existing.

(8) Existing highways, streets, sidewalks, bicycle and pedestrian trails, and similar facilities, except where the activity will involve removal of a scenic resource including a stand of trees, a rock outcropping, or an historic building.

AND/OR

3.d. Minor Alterations to Land (SG § 15304) (Class 4): Includes minor alterations in the condition of land, water and/or vegetation not involving removal of mature, scenic trees.

AND/OR

3.f. Information Collection (SG § 15306) (Class 6): Includes basic data collection, research, experimental management, and resource evaluation activities which do not result in a serious or major disturbance to an environmental resource. These may be for information gathering purposes, or as part of a study leading to an action which has not yet been approved, adopted or funded.

Lead Agency Contact Person and Telephone Number: *Michael Paul, (619) 686-8112*

Signature: *Michael Paul* Date: 9-16-20 Title: Assistant Planner

- Signed by Lead Agency
- Signed by Applicant

Date received for filing at OPR/Clerk:



San Diego County



Transaction #: 4923232
Receipt #: 2020482804

Ernest J. Dronenburg, Jr.
Assessor/Recorder/County Clerk
1600 Pacific Highway Suite 260
P. O. Box 121750, San Diego, CA 92112-1750
Tel. (619) 237-0502 Fax (619) 557-4155
www.sdarcc.com

Cashier Date: 09/21/2020
Cashier Location: SD

Print Date: 09/21/2020 4:00 pm

Payment Summary

Total Fees:	\$50.00
Total Payments:	\$50.00
Balance:	\$0.00

Payment	
CHECK PAYMENT #4404861308	\$50.00
Total Payments	\$50.00
Filing	
CEQA - NOE	Document #: 2020-000718 Date: 09/21/2020 4:00PM Pages: 4 Map #: 20200682
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Total Fees Due:	\$50.00
Grand Total - All Documents:	\$50.00



ERNEST J. DRONENBURG, JR.
RECORDER/COUNTY CLERK
County of San Diego
P.O. Box 121750
San Diego, CA 92112-1750

**RETURN
SERVICE
REQUESTED**

Hasler FIRST-CLASS MAIL
09/24/2020 AUTO
US POSTAGE \$000.41⁹



ZIP 92123
011D12603609

SAN DIEGO UNIFIED PORT DISTRICT
REAL ESTATE
3165 PACIFIC HIGHWAY
SAN DIEGO, CA 92101

HBA054B 92101

