



**SAN DIEGO COUNTY CLERK  
CEQA FILING COVER SHEET**

**FILED**  
Mar 16, 2022 11:34 AM  
Ernest J. Dronenburg, Jr.  
SAN DIEGO COUNTY CLERK  
File # 2022-000207  
State Receipt # 37031620220178  
Document # 2022-NOD-29

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

**DIGITAL-FIRST ELEMENT FUEL STATION**

**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):

<b>FILED IN THE OFFICE OF THE SAN DIEGO COUNTY CLERK ON</b> <u>March 16, 2022</u>
<b>Posted</b> <u>March 16, 2022</u> <b>Removed</b> _____
<b>Returned to agency on</b> _____
<b>DEPUTY</b> _____

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 DETERMINATION (SUBSEQUENT ACTION)**

(Choose one)

To:  Recorder/County Clerk  
P.O. Box 1750, MS A33  
1600 Pacific Hwy, Room 260  
San Diego, CA 92101-2422

From: City of San Diego  
Development Services Department  
1222 First Avenue, MS 501  
San Diego, CA 92101

Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA 95814

**Project Number:** 658005

**State Clearinghouse Number:** N/A

**Project Title:** Digital-First Element Fuel Station

**Project location:** 1832 West Washington Street, San Diego, CA 92103

**Description of Previous Action/Project:** The City of San Diego previously prepared a Negative Declaration No. 88-0072 for the Chevron Station/West Washington Street project (Project No. 88-0072). The Negative Declaration was adopted by the City of San Diego Planning Commission on July 8, 1988, Resolution No. R-0314-PC.

**Project Description:** The project proposes an Amendment to a Conditional Use Permit (CUP) for the installation of hydrogen equipment and two hydrogen fueling dispensers at an existing service station and convenience store, on a 0.47-acre site. The project also proposes regrading of the existing pavement, reconstruction of all existing driveways, and new landscaping. Furthermore, as a condition of approval the closure of the non-utilized portions of existing driveways with current city standard curb, gutter and sidewalk would be required. The project proposes a concrete masonry unit (CMU) enclosure for the hydrogen equipment that would be approximately 35 foot in length, 18.5 feet in width and 15 feet high. The existing building and service station would remain. The service station would continue to operate from 6:00 a.m. to 12:00 p.m., seven days a week. The project proposes the removal of two parking spaces along the northeastern perimeter of the site to accommodate the proposed hydrogen equipment. The project would provide a total of 6 spaces, including one existing American Disability Act (ADA) parking space.

**Project Applicant:** First Element Fuel, Inc., C/O Shane Stephens, 5281 California Avenue, Suite 260, Irvine, CA 92617, (858) 442-1207.

This is to advise that the Development Services Designated Staff of the City of San Diego on February 15, 2022 approved the above described project and made the following determinations:

1. The project in its approved form  will,  will not, have a significant effect on the environment.
2.  An Environmental Impact Report was prepared for this project and certified pursuant to the provisions of CEQA.  
 A (Mitigated) Negative Declaration was prepared for this project pursuant to the provisions of CEQA.  
 An Addendum to Negative Declaration No. 88-0072 was prepared for this project pursuant to the provisions of CEQA.

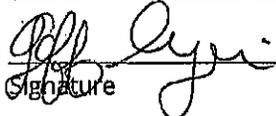
Record of project approval may be examined at the address above.

3. Mitigation measures  were,  were not, made a condition of the approval of the project; and a mitigation, monitoring and reporting program  was,  was not, adopted for the project.

It is hereby certified that the final environmental report, including comments and responses, is available to the general public at the office of the Development Services Department, 1222 First Avenue, San Diego, CA 92101.

Analyst: Rhonda Benally

Telephone: (619) 446-5468

Filed by:   
Signature

Senior Planner  
Title



San Diego County



Transaction #: 6344241  
Receipt #: 2022128357

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](http://www.sdarcc.com)

Cashier Date: 03/16/2022  
Cashier Location: SD

Print Date: 03/16/2022 11:35 am

Payment Summary

Total Fees:	\$2,598.00
Total Payments:	\$2,598.00
Balance:	\$0.00

<b>Payment</b>	
CHECK PAYMENT #8318	\$2,598.00
<b>Total Payments</b>	<b>\$2,598.00</b>
<b>Filing</b>	
CEQA - NOD	FILE #: 2022-000207 Date: 03/16/2022 11:34AM Pages: 3
	State Receipt # 37-03/16/2022-0178
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Fees: Fish & Wildlife Mitigated/Negative Declaration	\$2,548.00
<b>Total Fees Due:</b>	<b>\$2,598.00</b>
<b>Grand Total - All Documents:</b>	<b>\$2,598.00</b>



State of California - Department of Fish and Wildlife  
**2022 ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFW 753.5a (Rev. 01/01/22) Previously DFG 753.5a

RECEIPT NUMBER:  
 37-03/16/2022-0178  
 STATE CLEARING HOUSE NUMBER (if applicable)

SEE INSTRUCTIONS ON REVERSE, TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SAN DIEGO DEVELOPMENT SERVICES DEPARTMENT	LEAD AGENCY EMAIL	DATE 03/16/2022
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 2022-NOD-0029	

PROJECT TITLE  
 DIGITAL-FIRST ELEMENT FUEL STATION

PROJECT APPLICANT NAME FIRST ELEMENT FUEL, INC., C/O SHANE STEPHENS	PROJECT APPLICANT EMAIL	PHONE NUMBER 858-442-1207
PROJECT APPLICANT ADDRESS 5281 CALIFORNIA AVENUE SUITE 260	CITY IRVINE	STATE CA
		ZIP CODE 92617

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)	\$3,539.25	\$	0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)/(ND)	\$2,548.00	\$	2,548.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,203.25	\$	0.00

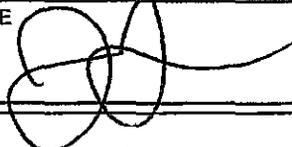
- Exempt from fee
- Notice of Exemption (attach)
  - CDFW No Effect Determination (attach)
- Fee previously paid (attach previously issued cash receipt copy)

<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 \$ 2,598.00

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, JULIE ANN SAN JUAN, Deputy
--	---

Payment Reference #: CHECK NO. 8318