



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

**FILED**  
Jun 01, 2023 11:23 AM  
JORDAN Z. MARKS  
SAN DIEGO COUNTY CLERK  
File # 2023-000436  
State Receipt # 37060120230394  
Document # 2023-NOD-66

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

NOVAKOVIC RESIDENCE

**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** June 1, 2023  
**Posted** June 1, 2023 **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 DETERMINATION

(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: 609169  
Project Title: Novakovic Residence  
Project Location: 2288 Via Aprilla San Diego, CA 92014

State Clearinghouse Number: 2022100046

~~Project Description: The project proposes a COASTAL DEVELOPMENT PERMIT for demolition of the 480 square foot (sf) detached garage and partial demolition of the one-story, 1,018 (sf) single-family residence to convert to a 1,018 sf accessory dwelling unit with a carport, and construction of a three-story 3,015 single-family modular residence with basement. The project would also construct associated site improvements (i.e. hardscape, site walls, driveway, landscaping). The proposed structures would not exceed 30 feet in height from grade. The 0.18-acre project site is located at 2288 Via Aprilla. The site is designated Residential and zoned RS-1-Z (Residential-Single Unit) zone within the Torrey Pines Community Plan area. Additionally, the site is located within the Coastal (Non-Appealable) Overlay Zone, Coastal Height Overlay Zone, Parking Impact Overlay Zone (Coastal Impact), and Mobility Zone 4. (LEGAL DESCRIPTION: Lots 26 and 27 in Block 1 of Del Mar Terrace per map 1527).~~

The project's landscaping has been reviewed by staff and would comply with all applicable City of San Diego Landscape ordinances and standards. Drainage would be directed into appropriate storm drain systems designated to carry surface runoff, which has been reviewed and accepted by City Engineering staff. The site is not included on any Government Code listing of hazardous waste sites.

Project Applicant: Tom Love, Love Engineering, 31915 Rancho California Road, Temecula, CA 92591, (951) 440-8149

This is to advise that the Development Services Department of the City of San Diego on November 30, 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 / Mitigated Negative Declaration / Environmental Impact Report No. 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.
- 4. (EIR only) Findings  were,  were not, made pursuant to CEQA Guidelines Section 15091.
- 5. (EIR only) A Statement of Overriding Considerations  was,  was not, adopted for this 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: Marlene Watanabe

Telephone: (619) 446-5129

Filed by: Sara Osborn  
Signature  
Senior Planner  
Title

*[Faint, illegible text, likely bleed-through from the reverse side of the page]*

San Diego County



Transaction #: 7183225  
Receipt #: 2023189609

JORDAN Z. MARKS

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

Cashier Date: 06/01/2023  
Cashier Location: SD

Print Date: 06/01/2023 11:24 am

Payment Summary

Total Fees:	\$2,814.00
Total Payments:	\$2,814.00
Balance:	\$0.00

Payments

CHECK PAYMENT #1423	\$50.00
CHECK PAYMENT #1424	\$2,764.00

Total Payments

\$2,814.00

Filings

CEQA - NOD	FILE #: 2023-000436 Date: 06/01/2023 11:23AM Pages: 3
	State Receipt # 37-06/01/2023-0394
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Fees: Fish & Wildlife Mitigated/Negative Declaration	\$2,764.00
Total Fees Due:	\$2,814.00

COVER LETTER

Total Fees Due: \$0.00

Grand Total - All Documents:

\$2,814.00



State of California - Department of Fish and Wildlife  
**2023 ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFW 753.5a (Rev. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER: 37-06/01/2023-0394
STATE CLEARING HOUSE NUMBER (if applicable) 2022100046

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SAN DIEGO DEVELOPMENT SERVICES DEPARTMENT	LEAD AGENCY EMAIL	DATE 06/01/2023
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 2023-NOD-0066	
PROJECT TITLE NOVAKOVIC RESIDENCE		

PROJECT APPLICANT NAME TOM LOVE, LOVE ENGINEERING	PROJECT APPLICANT EMAIL	PHONE NUMBER 951-440-8149
PROJECT APPLICANT ADDRESS 31915 RANCHO CALIFORNIA ROAD	CITY TEMECULA	STATE CA
		ZIP CODE 92591

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)	\$3,839.25	\$	0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)/(ND)	\$2,764.00	\$	2,764.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$	0.00
<hr/>			
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)			
<hr/>			
<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
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**PAYMENT METHOD:**

Cash   
  Credit   
  Check   
  Other

TOTAL RECEIVED \$ 2,814.00

SIGNATURE X <i>D Butler</i>	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, DANIEL BUTLER, Deputy.
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Payment Reference #: CHECK# 1423, CHECK# 1424