



SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

FILED
Apr 21, 2023 04:16 PM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2023-000308
State Receipt # 37042120230277

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

3737 31st STREET/ 1048505

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** April 21, 2023
Posted April 21, 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 EXEMPTION

(Check one or both)

TO: Recorder/County Clerk
P.O. Box 1750, MS A-33
1600 Pacific Hwy, Room 260
San Diego, CA 92101-2400

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 Name/Number: 3737 31st Street/ 1048505

SCH No.: Not Applicable

Project Location-Specific: 3737 31st Street, San Diego, CA 92104

Project Location-City/County: San Diego/San Diego

Description of nature and purpose of the Project: The project proposes a Tentative Map (TM) to consolidate two lots into one for creation of four condominium units, currently under construction, under a separate permit, and to waive the requirement to underground existing offsite overhead utilities, on a 0.143-acre site. The project is in the RM-2-5 (Residential--Multiple Unit) zone of the North Park Community Plan, Parking Standards Transit Priority Area, Transit Priority Area, Residential Tandem Parking Overlay Zone, Airport Influence Area (San Diego International Airport (SDIA)/Review Area 2), and the Federal Aviation Administration (FAA) Part 77 Notification area (SDIA). The community plan designates the site as residential (16-29 dwelling units (Medium density) per net residential acre.

Name of Public Agency Approving Project: City of San Diego

Name of Person or Agency Carrying Out Project: Joy and Tony Christensen, Christensen Engineering & Surveying, 7888 Silverton Avenue, Suite J, San Diego, CA 92126, (858) 271-9901

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 Exemption: Categorically exempt from CEQA pursuant to CEQA State Guidelines, Section 15305, Minor Alterations in Land Use Limitations.

Reasons why project is exempt: The City of San Diego conducted an environmental review and determined that this project meets the criteria set forth in CEQA Section 15305, which allows for minor alterations to land as long as the average slope on the site is less than 20% and would not result in any changes in land use or density. The site was previously graded under a separate permit. Since the project site does not contain slopes greater than 20%, due in part to the fact that the site has been flattened for development and would not change land use or increase density the exemption does apply. The site is currently under development and would not trigger any of the exceptions to categorical exemptions found in State CEQA Guidelines, Section 15300.2 would not apply.

Lead Agency Contact Person: Rhonda Benally

Telephone (619) 446-5468

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project? Yes No

It is hereby certified that the City of San Diego has determined the above activity to be exempt from CEQA

Jeff Symanishi Senior Planner
Signature/Title

March 17, 2023
Date

Check One:

- Signed By Lead Agency
- Signed by Applicant

Date Received for Filing with County Clerk or OPR:

San Diego County



Transaction #: 7105440
Receipt #: 2023139177

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

Cashier Date: 04/21/2023
Cashier Location: SD

Print Date: 04/21/2023 4:19 pm

Payment Summary

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

Payment	
CHECK PAYMENT #1343	\$50.00
Total Payments	\$50.00
Filing	
CEQA - NOE	FILE #: 2023-000308 Date: 04/21/2023 4:16PM Pages: 3
	State Receipt # 37-04/21/2023-0277
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Total Fees Due:	\$50.00
Grand Total - All Documents:	\$50.00



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:
 37-04/21/2023-0277
 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 04/21/2023
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2023-0277	
PROJECT TITLE 3737 31ST STREET/ 1048505		

PROJECT APPLICANT NAME JOY AND TONY CHRISTENSEN, CHRISTENSEN ENGINEERING & SURVEYING	PROJECT APPLICANT EMAIL	PHONE NUMBER 858-271-9901
PROJECT APPLICANT ADDRESS 7888 SILVERTON AVENUE, SUITE J	CITY SAN DIEGO	STATE CA
		ZIP CODE 92126

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 type="checkbox"/> Mitigated/Negative Declaration (MND)/(ND)	\$2,764.00	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$	0.00
<input checked="" type="checkbox"/> Exempt from fee			
<input checked="" 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

PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50.00

SIGNATURE X <i>Maria Gomez</i>	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, MARIA GOMEZ, Deputy
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Payment Reference #: 1343