



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

**FILED**  
May 10, 2023 12:16 PM  
JORDAN Z. MARKS  
SAN DIEGO COUNTY CLERK  
File # 2023-000361  
State Receipt # 37051020230324

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**

**4909 PACIFIC HIGHWAY CANNABIS OUTLET FACILITY**

**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 May 10, 2023**  
**Posted May 10, 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 92101-2422

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 No.: 1070598

Project Title: 4909 Pacific Highway Cannabis Outlet Facility

PROJECT LOCATION-SPECIFIC: The project is located at 4909 Pacific Highway, San Diego, CA 92110

PROJECT LOCATION-CITY/COUNTY: San Diego/San Diego

DESCRIPTION OF NATURE AND PURPOSE OF THE PROJECT: Conditional Use Permit (CUP) and Coastal Development Permit (CDP) for a 464-square-foot Cannabis Outlet (CO) within an existing 32,829-square-foot Marijuana production facility. The project proposes an amendment to the previously approved Marijuana Production Facility (MP) CUP (#2066720). Minor improvements associated with the project would consist of; reconfiguration of interior walls, bicycle parking and additional Electrical Vehicle charging stations. The project site is located at 4909 Pacific Highway in the IL-3-1 Zone, the FAA Part 77 Notification Area, the Coastal Zone (Non-App Area 2), Prime Industrial Lands, Airport Influence Area for SDIA and NAS North Island, Parking Standards Transit Priority Area, Transit Priority Area, and Campus Parking Impact in Council District 2.

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Aaron Magana, 6425 Caminito Luisito, San Diego CA 92111. (619) 405-0298

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; 15301 (Existing Facilities)
- STATUTORY EXEMPTION:

REASONS WHY PROJECT IS EXEMPT: The City of San Diego conducted an environmental review and determined that the project would qualify to be categorically exempt from CEQA pursuant to Section 15301 (Existing Facilities). Section 15301 allows for the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing facilities (public or private), involving negligible or no expansion of use beyond that existing at the time of the determination. Since the project would only permit the partial conversion of an existing space for a CO which would not expand the use the exemption was deemed appropriate. The project is located on a developed site and no environmental impacts would occur and none of the exceptions described in CEQA Guidelines Section 15300.2 apply.

LEAD AGENCY CONTACT PERSON: Jeffrey Szymanski

TELEPHONE: 619 446-5324

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

  
SIGNATURE

\_\_\_\_\_/SENIOR PLANNER

MARCH 20, 2023

DATE

CHECK ONE:

SIGNED BY LEAD AGENCY

CLERK OR OPR:

DATE RECEIVED FOR FILING WITH COUNTY



San Diego County



Transaction #: 7152471  
Receipt #: 2023162106

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: 05/10/2023  
Cashier Location: SD

Print Date: 05/10/2023 12:16 pm

Payment Summary

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

Payment	
CHECK PAYMENT #290	\$50.00
Total Payments	\$50.00
Filing	
CEQA - NOE	FILE #: 2023-000361 Date: 05/10/2023 12:16PM Pages: 3
	State Receipt # 37-05/10/2023-0324
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: 37-05/10/2023-0324
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 05/10/2023
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2023-0324	
PROJECT TITLE 4909 PACIFIC HIGHWAY CANNABIS OUTLET FACILITY		

PROJECT APPLICANT NAME AARON MAGANA	PROJECT APPLICANT EMAIL	PHONE NUMBER 619-405-0298
PROJECT APPLICANT ADDRESS 6425 CAMINITO LUISITO	CITY SAN DIEGO	STATE CA
		ZIP CODE 92111

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
<b>Exempt from fee</b>			
<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)			
<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	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, TIFFANI HOOD, Deputy
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Payment Reference #: CHECK #290