



SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

FILED

Jul 14, 2023 12:44 PM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2023-000559
State Receipt # 37071420230507

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

PE3 NUP EV VARIANCE / 668298

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 <u>July 14, 2023</u>	
Posted <u>July 14, 2023</u>	Removed <u>8/14/2023</u>
Returned to agency on <u>8/17/2023</u>	
DEPUTY <u>01-2</u>	C. Teran

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: PE3 NUP EV Variance / 668298

SCH No.: N/A

Project Location-Specific: 4001 54th Street, San Diego, CA 92105

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

Description of nature and purpose of the Project: Neighborhood Use Permit (NUP) and Variance for a new gas station on site with an operating existing carwash, small market (345 square-feet), large gasoline canopy, double trash enclosure, electric vehicle charging station, and site lighting, located at 4001 54th Street. The 0.885-acre site is in the RM-1-1 and CC-5-3 zones, Parking Standards Transit Priority Area, Residential Tandem Parking, Transit Area Overlay Zones and Transit Priority Area, within the Mid-City Eastern Area Community Plan area, Council District 9.

Name of Public Agency Approving Project: City of San Diego

Name of Person or Agency Carrying Out Project: Joseph Felix, PE-3 San Diego, LLC, 4484 Sheldon Drive, La Mesa, CA 91941, 619-807-1061

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: Section 15303, New Construction
- Statutory Exemptions:
- Other:

Reasons why project is exempt: The City of San Diego determined that the project would qualify to be categorically exempt from CEQA pursuant to Section 15303, New Construction which allows for construction and location of limited numbers of new small facilities or structures; and where the exceptions listed in Section 15300.2 would not apply.

Lead Agency Contact Person: Courtney Holowach

Telephone: 619-446-5187

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

Courtney Holowach Senior Planner
Signature/Title

6/5/23
Date

Check One:

- Signed By Lead Agency
- Signed by Applicant

Date Received for Filing with County Clerk or OPR:

San Diego County



Transaction #: 7257405
Receipt #: 2023244632

JORDAN Z. MARKS
Assessor/Recorder/County Clerk
1600 Pacific Highway Suite 280
P. O. Box 121750, San Diego, CA 92112-1750
Tel. (619) 237-0502 Fax (619) 557-4155
www.sdarcc.gov

Cashier Date: 07/14/2023
Cashier Location: SD

Print Date: 07/14/2023 12:44 pm

Payment Summary

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

Payment	
CHECK PAYMENT #0103	\$50.00
Total Payments	\$50.00
Filing	
CEQA - NOE	FILE #: 2023-000559 Date: 07/14/2023 12:44PM Pages: 3
	State Receipt # 37-07/14/2023-0507
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Total Fees Due:	\$50.00
Grand Total - All Documents:	\$50.00



2023 ENVIRONMENTAL FILING FEE CASH RECEIPT
DFW 753.5a (Rev. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER: 37-07/14/2023-0507
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 07/14/2023
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2023-0507	

PROJECT TITLE PE3 NUP EV VARIANCE / 668298

PROJECT APPLICANT NAME JOSEPH FELIX, PE-3 SAN DIEGO, LLC	PROJECT APPLICANT EMAIL	PHONE NUMBER 619-807-1061
PROJECT APPLICANT ADDRESS 4484 SHELDON DRIVE	CITY LA MESA	STATE CA
		ZIP CODE 91941

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
<hr/>			
<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 #: 0103