



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

FILED
Mar 28, 2024 09:16 AM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2024-000236
State Receipt # 37032820240222

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

3279 F STREET CUP AMENDMENT / PRJ-1107143

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** March 28, 2024
Posted March 28, 2024 **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 Title / Number: 3279 F Street CUP Amendment / PRJ-1107143

State Clearinghouse No.: N/A

Project Location-Specific: 3279 F Street, San Diego, CA 92109

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

Description of nature and purpose of the Project: A request for a Conditional Use Permit (CUP) to amend CUP No. 2073864 to allow for the continued sales of cannabis/cannabis products, for an additional 5 years; as a Cannabis Outlet (CO) in an existing 3,926-square foot commercial building. The 0.16-acre project site is located at 3279 F Street. The site is zoned Industrial – Light (IL-2-1) and designated as Light Industrial in the Southeastern San Diego Community Plan. The project site is also within the following overlays: Sustainable Development Areas, Complete Communities Mobility Choices, Communities of Concern, Airport Land Use Compatibility Overlay Zone, Transit Priority Area, Affordable Housing Parking Demand, ALUCP Airport Influence Area, ALUCP Noise Contours, FAA Part 77 Noticing Area, and Very High Fire Hazard Severity Zone, within Council District 9. LEGAL DESCRIPTION: Lots 4 & 5 of Block 127 of Map No.167.

Name of Public Agency Approving Project: City of San Diego

Name of Person or Agency Carrying Out Project: SD Realty Ventures II, LLC / Krishnakumar Bhakta, 3279 F Street, San Diego, CA 92109, (619) 840-1260

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 15301, Existing Facilities
- 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 15301, Existing Facilities; and where the exceptions listed in Section 15300.2 would not apply. CEQA Guideline Section 15301, Existing

Facilities allows for the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of existing or former use. The site is not included on any list compiled pursuant to Government Code Section 65962.5 for hazardous waste sites.

Lead Agency Contact Person: Kristy J. Blodgett

Telephone: (619) 236-7788

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 the California Environmental Quality Act.

Anne B. Jarque Digitally signed by Anne B. Jarque
Date: 2023.12.14 14:39:39 -0800 /Senior Planner

Signature/Title

12/26/2023

Date

Check One:

- Signed by Lead Agency
 Signed by Applicant

Date Received for Filing with County Clerk or OPR:

San Diego County



Transaction #: 7682845
Receipt #: 2024109943

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: 03/28/2024
Cashier Location: SD

Print Date: 03/28/2024 9:17 am

Payment Summary

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

Payment	
CHECK PAYMENT #19-625648665	\$50.00
Total Payments	\$50.00
Filing	
CEQA - NOE	FILE #: 2024-000236 Date: 03/28/2024 9:16AM Pages: 3
	State Receipt # 37-03/28/2024-0222
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
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (Rev. 01/01/24) Previously DFG 753.5a

RECEIPT NUMBER: 37-03/28/2024-0222
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 03/28/2024
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2024-0222	
PROJECT TITLE 3279 F STREET CUP AMENDMENT / PRJ-1107143		

PROJECT APPLICANT NAME SD REALTY VENTURES II, LLC / KRISHNAKUMAR BHAKTA	PROJECT APPLICANT EMAIL	PHONE NUMBER 619-840-1260
PROJECT APPLICANT ADDRESS 3279 F STREET	CITY SAN DIEGO	STATE CA
		ZIP CODE 92109

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)	\$4,051.25	\$	0.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)/(ND)	\$2,916.75	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,377.25	\$	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 \$ 50.00

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, JULIE ANN SAN JUAN, Deputy
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Payment Reference #: CHECK# 19-625648665