**CITY OF ESCONDIDO**
**PLANNING DIVISION**
**201 NORTH BROADWAY**
**ESCONDIDO, CA 92025-2798**
**(760) 839-4671**

# NOTICE OF DETERMINATION

**DATE:**        December 4, 2024

**TO:** _        Office of Planning Research                                              **FROM:** City of Escondido
            State Clearinghouse        *Street Address*:                                    201 North Broadway
            P.O. Box 3044                    1400 Tenth St.  Rm 113                Escondido, CA 92025
            Sacramento, CA 95812-3044    Sacramento, CA 95814                (Lead Agency)

    **X**    San Diego County Recorder's Office
            Attn: Fish and Wildlife Notices
            1600 Pacific Highway, Room 260
            San Diego, CA  92101
            MS: A-33

**SUBJECT:**    **Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.**

"900 W Mission Avenue " Case Nos.  PL24-0183/ENV19-0006
Project Title/Case No.

**N/A**                                                                                                    City of Escondido
State Clearinghouse Number (if submitted to State Clearinghouse)                Lead Agency

Golcheh Group, LLC (Ilan Golcheh),        1180 S. Beverly Drive, Ste. 300, Los Angeles, CA  90035
(310) 923-2594
Project Applicant, Address and Phone Number

Oscar Romero, Principal Planner, City of Escondido        (760)839-4801        oscar.romero@escondido.org
Contact Person                                                    Telephone Number            Email

**Project Location** (Include County):  The approximately 1.14-acre site is located at the northwestern corner of W. Mission Avenue/Rock Springs Road, addressed at 900 W. Mission Avenue, Escondido CA 92025 in San Diego County (APNs 228-220-13-00 and 228-220-43-00).

**Project Description**:  An Addendum to the final Mitigated Negative Declaration (MND) (ENV19-0006) for a 7-Eleven Convenience Store and Service Station has been prepared in accordance with the California Environmental Quality Act (CEQA) Guidelines Section 15164. It updates the previously adopted MND that was prepared for the City of Escondido ("City") and adopted in December of 2020 for the originally approved project (Ordinance No. 2021-01 and Resolution Nos. 2021-04 and -05), as a result of a request to modify a previously approved Conditional Use Permit (PHG19-0049) as well as its associated Initial Study and adopted Mitigated Negative Declaration (ENV19-0006) to remove two mitigation measures based on a reevaluation of the criteria used in the analysis. The City of Escondido is the Lead Agency for this project pursuant to the California Environmental Quality Act (CEQA) and its implementing regulations. The Lead Agency has the principal responsibility for approving and implementing a project that may have a significant effect on the environment.

This is to advise that on December 4, 2024, the Escondido City Council (Lead Agency) has approved the above-described project and adopted an Addendum to the Final Initial Study/Mitigated Negative Declaration (Planning File No. ENV19-0006), along with Resolution Nos. 2024-183, and has made the following determinations regarding the proposed project:

1.    The project will not have a significant effect on the environment.

2.  An Addendum to a previously certified Mitigated Negative Declaration was prepared pursuant to Section 15164 of the CEQA Guidelines and concluded that the proposed project **will not** have any new or more severe significant effects on the environment that were not previously identified.

3.  New mitigation measures were not adopted for this project.

4.  A new mitigation reporting or monitoring plan **was** adopted for this project

5.  A Statement of Overriding Considerations **was not** adopted for this project.

6.  Findings were made pursuant to the provisions of CEQA.


This is to certify that the Addendum and previously adopted Initial Study/Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program (City File No. ENV 19-0006 and Resolution Nos. 2024-183), and record of project decision(s) with any comments and responses are available for review by the general public at the City of Escondido Planning Division, 201 N. Broadway, Escondido, California 92025. Telephone number: 760-839-4801.


Name of Official Filing Notice:  Oscar Romero, Principal Planner

City of Escondido
Lead Agency


Signature:

Date:  December 4, 2024


Date Received for Filing

**Filing Fee Transmitted to County Clerk  $50.00**