



SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

FILED
Dec 04, 2024 09:49 AM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2024-001075
State Receipt # 37120420240989

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

MERANO HOUSE / PRJ-1071048

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):

<p>FILED IN THE OFFICE OF THE SAN DIEGO COUNTY CLERK ON <u>December 4, 2024</u></p> <p>Posted <u>December 4, 2024</u> Removed _____</p> <p>Returned to agency on _____</p> <p>DEPUTY _____</p>

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

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 Land Use and Climate Innovation
1400 Tenth Street, Room 121
Sacramento, CA 95814

Project Title / Number: Merano House / PRJ-1071048

State Clearinghouse No.: N/A

Project Location-Specific: 2595 Via Merano, San Diego CA 92014

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

Description of nature and purpose of the Project: Coastal Development Permit to construct a two-story, 4,245 square-foot single family residence on undeveloped lot located at the southwestern terminus of Via Merano, 2595 Via Merano, Assessor Parcel Number (APN) 301-122-0100. The project would also include, a 581 square-foot garage, hardscape and landscape amenities, a pool/spa area, and off-site right-of-way improvements. The 0.19-acre site is zoned Residential-Single Unit (RS-1-7) and designated as Residential-Low (5-9 dwelling units per acre) within the Torrey Pines Community Plan area which also includes the North City Local Coastal Program Plan, Council District 1. The project site is also located in the following overlay zones: Coastal Overlay (Non-Appealable Area 1), Coastal Height Limit, Parking Impact Overlay Zone, and Very High Fire Hazard Severity Zone. LEGAL DESCRIPTION: Lots 43 And 44, In Block 10 Of Del Mar Terrace, In The City Of San Diego, County Of San Diego, State Of California, According To Map Thereof No. 1527, Filed In The Office Of The County Recorder Of San Diego County, February 5, 1913.

Name of Public Agency Approving Project: City of San Diego

Name of Person or Agency Carrying Out Project: Mark A. Silva, 1173 Sage Brush Avenue, Ocotillo, CA 92259. (858) 735-2375.

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: Sec. 15303, New Construction or Conversion of Small Structures
- Statutory Exemptions:
- Other:

Reasons why project is exempt: The City of San Diego determined that the project which proposes the construction of a two-story, 4,245 square-foot single family residence on undeveloped lot would qualify to be categorically exempt from CEQA pursuant to Section 15303(a) (New Construction or Conversion of Small Structures) which allows the construction of one-single family residence in a residential zone and where the exceptions listed in Section 15300.2 would not apply. The site is included on any list compiled pursuant to Government Code Section 65962.5 for hazardous waste sites.

Lead Agency Contact Person: Anne B. Jarque

Telephone: (619) 557-9753

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.


Signature/Title Senior Planner

October 3, 2024
Date

Check One:

- Signed by Lead Agency
 Signed by Applicant

Date Received for Filing with County Clerk or LCI:

San Diego County



Transaction #: 8118698
Receipt #: 2024436981

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: 12/04/2024
Cashier Location: SD

Print Date: 12/04/2024 9:49 am

Payment Summary

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

Payment

CHECK PAYMENT #1980 \$50.00

Total Payments \$50.00

Filing

CEQA - NOE FILE #: 2024-001075 Date: 12/04/2024 9:49AM Pages: 3

State Receipt # 37-12/04/2024-0989

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: 37-12/04/2024-0989
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 12/04/2024
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2024-0989	

PROJECT TITLE
MERANO HOUSE / PRJ-1071048

PROJECT APPLICANT NAME MARK A. SILVA	PROJECT APPLICANT EMAIL	PHONE NUMBER 858-735-2375
PROJECT APPLICANT ADDRESS 1173 SAGE BRUSH AVENUE	CITY OCOTILLO	STATE CA
		ZIP CODE 92259

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			
<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 # 1980