

NOTICE OF DETERMINATION (SUBSEQUENT ACTION)

(Choose one)

To: Recorder/County Clerk
P.O. Box 1750, MS A33
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 Number: 632813

State Clearinghouse Number: 2004651076

Project Title: Plaza La Media South

Project location: North Airway Drive and East of La Media Road, San Diego, California 92154. APN 646-121-35-00.

Description of Previous Action/Project: The City of San Diego previously prepared a Program Environmental Impact Report (PEIR) No. 30330/304032 / SCH No. 2004651076 for the Otay Mesa Community Plan Update. The PEIR was certified by the San Diego City Council on March 11, 2014, via Resolution No. R-308810. The Otay Mesa CPU involved an update to the Otay Mesa Community Plan, a General Plan Amendment, rescission of the Otay Mesa Development District (OMDD), adoption of a Rezone Ordinance to replace the OMDD with citywide zoning and creation of two new CPIOZs, amendments to the City's Land Development Code (LDC), and an update of the Otay Mesa Community Plan Public Facilities Financing Plan (PFFP).

Project Description: A request for a SITE DEVELOPMENT PERMIT, PLANNED DEVELOPMENT PERMIT, and TENTATIVE MAP for the subdivision of one 32.91-acre lot into 4 lots: lot 1 would be 14.09-acres; lot 2 would be 5.30-acres; lot 3 would be 6.51-acres; and lot 4 would be 4.52-acres. The project also proposes the construction of three buildings. Building 1 on lot 1 would be 231,705-square feet, building 2 on lot 2 would be 80,652-square feet, and building 3 on lot 3 would be 96,250-square feet. A total of 408,607 square feet of industrial warehouse uses would be provided. Lot 4 would be retained as Open Space. Additionally, the project proposes 2.49 acres of roadway and utility improvements within the proposed right-of-way along the project's frontage on Airway Road. The Planned Development Permit is required for one deviation; for Parcel 1 to be developed without street frontage. The site is located north Airway Road and east of La Media Road. The site's land use designation is Heavy Commercial and is zoned IL-3-1 per the Otay Mesa Community Plan. Additionally, the project site is located within the Airport Land Use Compatibility Overlay Zone (Brown Field), the Airport Influence Area (Brown Field, Review Area 1 and 2), the Federal Aviation Administration Part 77 Noticing Area (Brown Field), the Airport Safety Zones (Brown Field- Zone 6), the Community Plan Implementation Overlay Zone (CPIOZ-A), the Very High Fire Hazard Severity Zone, Prime Industrial Lands, and Transit Priority Area. (LEGAL DESCRIPTION: Parcel 2 of Parcel Map No. 21010 per County Recorder of San Diego County November 7, 2012, as File No. 2012.0696721.) APN 646-121-35-00. Applicant: Majestic Realty Co.

Project Applicant: Edward P. Roski Jr., Majestic Realty Co., 13191 Crossroads Parkway, 6th floor, City of Industry, California 91746. (562) 948-4347.

This is to advise that the Planning Commission of the City of San Diego on December 14, 2023 approved the above described project and made the following determinations:

1. The project in its approved form will, will not, have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project and certified pursuant to the provisions of CEQA.
 A (Mitigated) Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
 An Addendum Environmental Impact Report No. 30330/304032 / SCH No. 2004651076 was prepared for this project pursuant to the provisions of CEQA.

Record of project approval may be examined at the address above.

3. Mitigation measures were, were not, made a condition of the approval of the project; and a mitigation, monitoring and reporting program was, was not, adopted for the project.
4. (EIR only) Findings were, were not, made pursuant to CEQA Guidelines Section 15091.
5. (EIR only) A Statement of Overriding Considerations was, was not, adopted for this project.

It is hereby certified that the final environmental report, including comments and responses, is available to the general public at the office of the Development Services Department, 1222 First Avenue, San Diego, CA 92101.

Analyst: M. Dresser

Telephone: (619) 446-5404

Filed by: *Dawna Marshall*
Signature

Senior Planner
Title

APR 18 2014

BY DN. Hernandez
DEPUTY

NOTICE OF DETERMINATION

: X RECORDER/COUNTY CLERK
P.O. BOX 1750, MS A33
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

X OFFICE OF PLANNING AND RESEARCH
1400 TENTH STREET, ROOM 121
SACRAMENTO, CA 95814

140063

PROJECT NUMBER: 30330/304032 PERMIT NUMBER: N/A STATE CLEARINGHOUSE NUMBER: 2004651076
PROJECT TITLE: OTAY MESA COMMUNITY PLAN

PROJECT LOCATION: The Otay Mesa community encompasses approximately 9,300 acres in the southeastern portion of the City of San Diego. The community is bordered by the San Ysidro and Otay Mesa-Nestor communities on the west, the City of Chula Vista and the Otay Valley Regional Park on the north the County of San Diego on the east and the US/Mexico border and the City of Tijuana on the south, Council District 8, in the City and County of San Diego.

DESCRIPTION OF ACTION: **City Council approval of a updated Otay Mesa Community Plan, General Plan Amendment, Rescission of Otay Mesa Development District (OMDD) and Adoption of a Rezone ordinance (to replace the OMDD with citywide zoning), approval of the Public Facilities Financing Plan (PFFP), and amendments to the City's Land Development Code (LDC) as further described below.** The Otay Mesa Community Plan Update (CPU) is a comprehensive update of the 1981 community plan. Approval of the CPU would establish land use designations and policies to guide future development consistent with the City's General Plan (2008). The CPU is intended to implement the General Plan policies through the provision of community-specific recommendations. The concurrent rezone would rescind the existing OMDD and implement development regulations consistent with citywide zoning classifications. Amendments to the City's LDC are required to create new and revised implementing zones, including two new Community Plan Implementation Overlay Zones (CPIOZ Type A and Type B) for proposed commercial and industrial land use designations under the CPU and for the creation of new zones to implement the new International Business and Trade (IBT 1-1) and Business Park Residential Permitted (BRTBPRP) land use designations. An updated PFFP would be adopted with the CPU to allow for implementation of the CPU. The CPU would additionally serve as the basis for guiding a variety of other actions, such as parkland acquisitions, transportation improvements and public facilities. The update includes modifications to the various elements of the Plan to incorporate current planning policies and practices in the City of San Diego, as well as to make the Plan reflective of the substantial land use changes (e.g., adopted alignments of SR-905 and SR-125) that have occurred over the last twenty-five years.

PROJECT APPLICANT: City of San Diego, Planning, Neighborhoods and Economic Development Department.
Contact: Theresa Millette, 1222 1st Avenue, MS 413, San Diego, CA. (619) 235-5206

This is to advise that the City of San Diego City Council as Lead Agency under CEQA on 03-11-2014 approved the above described project and made the following determinations: R-308809

1. The project in its approved form X will, will not, have a significant effect on the environment.
2. X An Environmental Impact Report was prepared for this project and certified pursuant to the provisions of CEQA.
3. Mitigation measures X were, were not, made a condition of the approval of the project.
4. (EIR only) Findings X were, were not, made pursuant to CEQA Guidelines Section 15091.
5. (EIR only) A Statement of Overriding Considerations X was, was not, adopted for this project.

Record of project approval may be examined at the address above

It is hereby certified that the final environmental report, including comments and responses, is available to the general public at the office of the Development Services Department, 1222 First Avenue, San Diego, CA 92101.

alyst: M.Herrmann

Telephone: (619)446-5372

Filed by: Manuella Bragado
Signature
Deputy Director
Title

132641

FILED IN THE OFFICE OF THE COUNTY CLERK

San Diego County on APR 18 2014

Posted APR 18 2014 Removed MAY 19 2014

Returned to agency on MAY 19 2014

Deputy DN. Hernandez

State of California—Natural Resources Agency
CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE
2014 ENVIRONMENTAL FILING FEE CASH RECEIPT

RECEIPT# SD2014 0310
STATE CLEARING HOUSE # (if applicable) 2004651076

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY CITY OF SAN DIEGO DEVELOPMENT SERVICES DEPARTMENT	DATE 04/18/2014
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER *20140063*
PROJECT TITLE OTAY MESA COMMUNITY PLAN	

PROJECT APPLICANT NAME CITY OF SAN DIEGO PLANNING, NEIGHBORHOODS AND ECONOMIC DEVELOPMENT DEPARTMENT	PHONE NUMBER 619-235-5206
PROJECT APPLICANT ADDRESS 1222 1ST AVENUE	CITY SAN DIEGO
	STATE CA
	ZIP CODE 92101

PROJECT APPLICANT (Check appropriate box):

Local Public Agency School District Other Special District State Agency Private Entity

CHECK APPLICABLE FEES:

140063

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,029.75	\$	\$0.00
<input type="checkbox"/> Negative Declaration (ND)(MND)	\$2,181.25	\$	
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$	
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP)	\$1,030.25	\$	
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$	\$50.00
<input type="checkbox"/> Project that is exempt from fees			
<input type="checkbox"/> Notice of Exemption			
<input checked="" type="checkbox"/> CDFW No Effect Determination (Form Attached)			
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:

Cash Credit Check Other CHK# 0001339665

TOTAL RECEIVED \$ 50.00

SIGNATURE x DN. Hernandez	TITLE Deputy
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State of California – Natural Resources Agency
DEPARTMENT OF FISH AND WILDLIFE
South Coast Region
3883 Ruffin Road
San Diego, CA 92123
www.wildlife.ca.gov

EDMUND G. BROWN JR., Governor
CHARLTON H. BONHAM, Director



CEQA Filing Fee No Effect Determination

Applicant Name and Address:

City of San Diego
1222 First Avenue
San Diego, CA 92101

CEQA Lead Agency: City of San Diego, Department of Development Services

Project Name: Otay Mesa Community Plan Update

CEQA Document Type: Environmental Impact Report

State Clearing House Number and/or local agency ID number: SCH No. 2004051076,
PTS 30330/304032

Project Location: The Otay Mesa Community Planning Area includes approximately 9,300 acres in the southeastern portion of the City of San Diego. It is bordered by the City of Chula Vista to the north, the County of San Diego to the east, the international border with Mexico to the south, and the San Ysidro and Otay Mesa-Nestor planning areas to the west.

Brief Project Description: The project is an update to the 1981 Otay Mesa Community Plan. The updated plan implements the City of San Diego's General Plan with respect to the distribution and arrangement of land uses, local street and transit network, prioritization and provision of public facilities, community and site-specific urban design guidelines, and recommendations to preserve and enhance natural and cultural resources within the Otay Mesa community.

Determination: Based on a review of the project as proposed, the Department of Fish and Wildlife has determined that for purposes of the assessment of CEQA filing fees (Fish and Game Code [FGC] Section 711.4(c)) the project has no effect on fish, wildlife or their habitat and the project as described does not require payment of a CEQA filing fee. This determination does not in any way imply that the project is exempt from CEQA and does not determine the significance of any potential project effects evaluated pursuant to CEQA.

Please retain this original determination for your records. Local lead agencies are required to file two copies of this determination with the county clerk at time of filing of the Notice of Determination (NOD) after the project is approved. State lead agencies are required to file two copies of this determination with the Office of Planning and Research (State Clearinghouse) at the time of filing the NOD. If you do not file a copy of this determination as appropriate with the county clerk or State Clearinghouse at the time of filing of the NOD, the appropriate CEQA filing fee will be due and payable.

Without a valid CEQA Filing Fee No Effect Determination form or proof of fee payment, the project will not be operative, vested, or final and any local permits issued for the project will be invalid, pursuant to FGC Section 711.4(c)(3).

DFG Approved By: _____

Bryand Duke Date: 03/20/2014

Title: Senior Environmental Scientist (Specialist)