

RETRACTED by CITY on April 7, 2025



THE CITY OF SAN DIEGO

DATE OF NOTICE: April 4, 2025

NOTICE OF RIGHT TO APPEAL ENVIRONMENTAL DETERMINATION

DEVELOPMENT SERVICES DEPARTMENT

SAP No. 24009740

PROJECT NAME / NUMBER: Klauber Development / PRJ-0693289

COMMUNITY PLAN AREA: Encanto Neighborhoods

COUNCIL DISTRICT: 4

LOCATION: 1362 Klauber Avenue, San Diego, California 92114

PROJECT DESCRIPTION: The project is requesting a Neighborhood Development Permit, Site Development Permit and Tentative Map for the subdivision of the project site into 25 lots and the development of 23 single-story single-family dwelling units, one lot for the development of a park, and one lot for the development of two private drives. Residential lots would range in size from approximately 5,650 square feet to approximately 14,388 square feet, and the lot for the park would be approximately 5,314 square feet. Access would be from a driveway on Klauber Avenue, and the development would be served by two private drives within the site that each would terminate in a cul-de-sac within the development. Parking would be provided in two-car garages attached to each single-family dwelling unit. Additionally, the project includes landscaping and utility connections. The 5.66-acre project site is located at 1362 Klauber Avenue within the Encanto Neighborhoods Community Plan. The site is zoned RS-1-2 and designated as Residential - Very Low (0 - 4 dwelling units/acre). Additionally, the project site is within the Very High Fire Hazard Severity Zone. LEGAL DESCRIPTION: Block 18 Lot 112 Por Block 18 Lot 12 Por Lot 39 and Lot 38.

ENTITY CONSIDERING PROJECT APPROVAL: City of San Diego City Council

ENVIRONMENTAL DETERMINATION: The project meets the requirements of CEQA State Guidelines section 15183 (Projects Consistent with a Community Plan or Zoning).

ENTITY MAKING ENVIRONMENTAL DETERMINATION: City of San Diego

STATEMENT SUPPORTING REASON FOR ENVIRONMENTAL DETERMINATION: The City of San Diego determined that the project meets the requirements of CEQA State Guidelines section 15183 (Projects Consistent with a Community Plan or Zoning). The project would be consistent with the development density established in the SESD and Encanto Neighborhoods Community Plan CPU

PEIR. The CEQA Guidelines section 15183 evaluation determined there are no environmental effects that: 1) are peculiar to the project or the parcel on which the project would be located, 2) were not analyzed as significant effects in the prior EIR, 3) are potentially significant off-site impacts and cumulative impacts which were not discussed in the prior EIR, or 4) are previously identified significant effects which, as a result of substantial new information which was not known at the time the EIR was certified, are determined to have a more severe adverse impact than discussed in the prior EIR. **The site is not included on any list compiled pursuant to Government Code Section 65962.5 for hazardous waste sites.**

DEVELOPMENT PROJECT MANAGER: Andrew Murillo
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On April 4, 2025 the City of San Diego (City), as Lead Agency, has made the above-referenced environmental determination pursuant to the California Environmental Quality Act (CEQA). This determination is appealable to the City Council. If you have any questions about this determination, contact the City Development Project Manager listed above.

Applications to appeal CEQA determination made by staff (including the City Manager) to the City Council must be filed in the office of the City Clerk by 5:00pm within ten (10) business days from the date of the posting of this Notice April 18, 2025. Appeals to the City Clerk must be filed by email or in-person as follows:

- 1) Appeals filed via E-mail: The Environmental Determination Appeal Application Form [DS-3031](#) can be obtained at <https://www.sandiego.gov/sites/default/files/legacy/development-services/pdf/industry/forms/ds3031>. Send the completed appeal form (including grounds for appeal and supporting documentation in pdf format) by email to Hearings1@sandiego.gov by 5:00p.m. on the last day of the appeal period; your email appeal will be acknowledged within 24 business hours. You must separately mail the appeal fee by check payable to the City Treasurer to: City Clerk/Appeal, MS 2A, 202 C Street, San Diego, CA 92101. The appeal filing fee must be United States Postal Service (USPS) postmarked) before or on the final date of the appeal. Please include the project number on the memo line of the check.
- 2) Appeals filed in person: Environmental Determination Appeal Application Form [DS-3031](#) can be obtained at <https://www.sandiego.gov/sites/default/files/legacy/development-services/pdf/industry/forms/ds3031.pdf>. Bring the fully completed appeal application [DS-3031](#) (including grounds for appeal and supporting documentation) to the City Administration Building-Public Information Counter (Open 8:00am to 5:00pm Monday through Friday excluding City-approved holidays), 1st Floor Lobby, located at 202 C Street, San Diego, CA 92101, by 5:00pm on the last day of the appeal period. The completed appeal form shall include the required appeal fee, with a check payable to: City Treasurer.

This information will be made available in alternative formats upon request.