



Date of Notice: January 9, 2024

NOTICE OF RIGHT TO APPEAL ENVIRONMENTAL DETERMINATION PLANNING DEPARTMENT

PROJECT NAME/NUMBER: License Agreement with Canyonside Equestrian Center, Inc.

COMMUNITY PLAN AREA: Los Penasquitos and Mira Mesa

COUNCIL DISTRICT: 6

LOCATION: 12115 Back Mountain Road, San Diego, CA 92129

PROJECT DESCRIPTION: Approval of a one (1) year License Agreement with Canyonside Equestrian Center, Inc. (Licensee), with a one (1) year option to extend, allowing the Licensee to be manager of a portion of Assessor Parcel No. 314-031-04, consisting of approximately 15.44 acres of land. The land consists of dedicated open space and an equestrian center. Operations will include, but are not limited to, boarding of horses and horseback riding lessons located at 12115 Black Mountain Road. The Licensee will also be required to maintain, repair, reconstruct, and replace any improvements, as needed, on the premises. The parcel includes the Mohnike Adobe House and hay barn, which are designated historical resources on the National Register of Historic Places (Historical Resources Board #419). Execution of the License Agreement will not impact these historical resources, and these resources are not included among the Licensee's "maintenance standard" responsibilities as defined in sections 8.1 and 8.2 of the License Agreement.

ENTITY CONSIDERING PROJECT APPROVAL: City of San Diego

ENVIRONMENTAL DETERMINATION: Categorically exempt from CEQA pursuant to CEQA Guidelines Sections 15301 (Existing Facilities), 15302 (Replacement or Reconstruction) and 15304 (Minor Alterations to Land).

ENTITY MAKING ENVIRONMENTAL DETERMINATION: City of San Diego Mayor-Appointed Designee.

STATEMENT SUPPORTING REASON FOR ENVIRONMENTAL DETERMINATION:

The City of San Diego conducted an environmental review and determined the activity is exempt from CEQA pursuant to CEQA Guidelines Section 15301 (Existing Facilities), which exempts 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; Section 15302 (Replacement or Reconstruction), which allows the replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site as the structure replaced and will have substantially the same purpose and capacity as the structure

replaced; and Section 15304 (Minor Alterations to Land), which exempts minor public or private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees except for forestry or agricultural purposes. The exceptions listed in CEQA Guidelines Section 15300.2 would not apply in that no cumulative impacts were identified, no significant effects on the environment were identified, the project is not adjacent to a scenic highway, no historical resources would be affected by the action, and the project was not identified on a list of hazardous waste sites pursuant to Section 65962.5 of the Government Code.

CITY CONTACT: Heide Farst, CSM

MAILING ADDRESS: 1200 Third Avenue, Suite 1700 (MS 51A), San Diego, CA 92101

PHONE NUMBER/E-MAIL: (619) 236-6727 / hfarst@sandiego.gov

On January 9, 2024, the City of San Diego made the above-referenced environmental determination pursuant to CEQA. This determination is appealable to the City Council. If you have any questions about this determination, contact the City Contact listed above.

Applications to appeal the CEQA determination to the City Council must be filed with the Office of the Clerk within 5 business days from the date of the posting of this Notice (**January 17, 2024**). Appeals to the City Clerk must be filed via e-mail or in-person as follows:

1. Appeals filed via Email: 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.pdf>. 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.
2. Appeals filed In-Person: 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.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.

The appeal application can also be obtained from the City Clerk, 202 'C' Street, Second Floor, San Diego, CA 92101.

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

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| POSTED ON THE CITY'S CEQA WEBSITE |
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POSTED: __ 1/9/2024__

REMOVED: _____

POSTED: Gjohansen