



THE CITY OF SAN DIEGO

**DATE OF NOTICE:** February 17, 2026

# **NOTICE OF RIGHT TO APPEAL ENVIRONMENTAL DETERMINATION**

**DEVELOPMENT SERVICES DEPARTMENT**

11004535

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**PROJECT NAME / NUMBER:** 6739 Rancho Toyon Place/ PRJ-1146420

**COMMUNITY PLAN AREA:** Del Mar Mesa

**COUNCIL DISTRICT:** 1

**LOCATION:** 6739 Rancho Toyon Place, San Diego CA 92130

**PROJECT DESCRIPTION:** Easement Vacation to vacate a 30-foot-wide City-owned water easement located at 6739 Rancho Toyon Place (APN 308-180-3600). The 1.8-acre site is in the (Agricultural-Residential) AR-1-2 Base Zone within the Del Mar Mesa Community Plan Area. The project site currently contains a 30-foot-wide, approximately 150-foot-long water easement that runs diagonally across the Northwest portion of the project site, per Resolution Number 200952, Recorded on October 15, 1970, as File No. 1970-188658. This action proposes to vacate the water easement, which is fully located within the private lot. No portion of the Easement Vacation is within the Public Right-of-Way. The water utility lines have been removed from this portion of the Water Easement. There is no present or prospective public use for this portion of the Water Easement, or for any other public use of a like nature that can be anticipated.

**LEGAL DESCRIPTION:** ALL OF THAT PERMANENT EASEMENT AND RIGHT-OF-WAY FOR WATER MAIN OR MAINS, BEING A STRIP OF LAND 30.00 FEET WIDE, AS ACCEPTED BY THE CITY OF SAN DIEGO PER RESOLUTION NO. 200952 RECORDED OCTOBER 15, 1970 AS FILE NO. 188658 OF OFFICIAL RECORDS, SAID EASEMENT LYING WITHIN PARCEL 1 OF PARCEL MAP NO. 21008, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, FILED OCTOBER 30, 2012 IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY. THE EXACT LOCATION OF SAID EASEMENT FOR WATER MAIN OR MAINS BEING NOT DEFINED OR PLOTTABLE PER RECORD DESCRIPTION

**ENTITY CONSIDERING PROJECT APPROVAL:** City of San Diego Development Services Department

**ENVIRONMENTAL DETERMINATION:** Categorically exempt from CEQA pursuant to CEQA State Guidelines, Section 15305 (Minor Alterations in Land Use Limitations)

**ENTITY MAKING ENVIRONMENTAL DETERMINATION:** City of San Diego

**STATEMENT SUPPORTING REASON FOR ENVIRONMENTAL DETERMINATION:** The City of San Diego determined that the project would qualify to be categorically exempt from CEQA pursuant to Section 15305 (Minor Alterations in Land Use Limitations). 15305 allows for the minor alterations in land use limitations as long as the area does not contain average slopes greater than 20 percent and would not result in changes in land use density. Since the project is vacating an easement on land that does not contain slopes greater than 20 percent and would not increase density the exemption is appropriate and the exceptions listed in Section 15300.2 would not apply. **The site not included on any list compiled pursuant to Government Code Section 65962.5 for hazardous waste sites.**

**DEVELOPMENT PROJECT MANAGER:** Veronica Davison  
**MAILING ADDRESS:** 550 West C Street San Diego, CA 92101  
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On February 17, 2026 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 10 business days from the date of the posting of this Notice (March 3, 2026, end of appeal period date). 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](mailto: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.

**POSTED ON THE CITY'S CEQA WEBSITE**

**POSTED:** 2/17/2026

**REMOVED:** \_\_\_\_\_

**POSTED BY:** Leilani Phillips