



**Date of Notice:** February 11, 2026

# **NOTICE OF RIGHT TO APPEAL**

## **ENVIRONMENTAL DETERMINATION**

### **CITY PLANNING DEPARTMENT**

---

**PROJECT NAME/NUMBER:** Enhancing Connections and Restoration within Otay Valley Regional Park

**COMMUNITY PLAN AREA:** Otay Mesa-Nestor

**COUNCIL DISTRICT:** 8

**LOCATION:** Otay Valley Regional Park, see Figure 1

**PROJECT DESCRIPTION:** The Resource Conservation District of Greater San Diego County (RCD), in partnership with the City of San Diego, proposes to conserve, restore, protect, or enhance, and assist in the recovery of California native fish and wildlife, and the habitat upon which they depend, and to restore or provide habitat for California native fish and wildlife.

The Project will benefit native species by restoring and enhancing approximately 15 acres of Diegan coastal sage scrub and native grassland habitats. The native species that are expected to benefit from this Project include plant species such as: coastal sage scrub oak (*Quercus dumosa*), coast live oak (*Quercus agrifolia*), California sycamore (*Plantanus racemosa*), Fremont cottonwood (*Populus fremontii*); and sensitive bird species such as coastal California gnatcatcher (*Polioptila Californica californica*), and least Bell's vireo (*Vireo bellii pusillus*). Native invertebrates will also benefit from the improved habitat, including Crotch's bumble bee (*Bombus crotchii*), a candidate for listing under the California Endangered Species Act. Project activities will include non-native and invasive vegetation removal, improving water quality through the creation of four detention basins with bioswales, native vegetation planting, and maintenance and monitoring.

**Non-native and Invasive Vegetation Removal:** Non-native and invasive plant species, including an approximate 8-acre stand of eucalyptus (*Eucalyptus* spp.) trees, will be removed throughout the Project area. The trees will either be fully removed or stumped mechanically with the use of light and/or heavy machinery. Stumps may be ground down or left in place to avoid ground disturbance. Herbicide may also be strategically applied to supplement mechanical methods to remove invasive plants. Approximately ten eucalyptus trees will be retained for the benefit of raptor species. Contouring of the Project area using heavy machinery will occur to enhance natural hydrologic processes. Woody material may be milled or mulched and either taken off site for disposal or used on site.

**Water Quality Improvements:** The Project includes installing vegetated bioswales and detention basins to improve natural processes of water filtration and infiltration while also providing wildlife habitat. Soil will be removed and portions of the Project area will be recontoured to create bioswales and detention basins. The bioswales and detention basins will be hydroseeded with a mix of up to 14 native plant species. The removed soil will be placed within the Project area.

Native Vegetation Planting: Native planting will include hydroseeding and container planting with native species, and will also include irrigation, staking, and protection from foraging. Rocks and fencing may be installed to protect these plantings from foraging and anthropogenic disturbance. A natural wood decomposing process called hügelkultur will be used to improve soil quality by helping to retain moisture in the soil. Any resprouting eucalyptus and other non-native plants will be removed using non-chemical and/or chemical weed management methods. Supplementary hydroseeding and planting may occur if deemed necessary to achieve the desired native vegetation cover.

Maintenance and monitoring: Maintenance and monitoring activities will include upkeep of new plants and trees, and prevention of re-growth of eucalyptus trees and other nonnative plants. These maintenance activities may include mechanical and/or chemical methods. Upkeep of new plants and trees will involve watering and removal of stakes and guards once the plants are established. To assist with the maintenance and monitoring activities, a trail system will be established through the Project area, which will connect to an existing OVRP trail network. The public will also have access to use the trail system. Interpretive signage and benches will be installed using repurposed material from the removed trees to educate users of the importance of native plants.

**ENTITY CONSIDERING PROJECT APPROVAL:** City of San Diego

**ENVIRONMENTAL DETERMINATION:** This activity is statutorily exempt from CEQA pursuant to Public Resources Code Section 21080.56.

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

**STATEMENT SUPPORTING REASON FOR ENVIRONMENTAL DETERMINATION:**

This Project is statutorily exempt from the California Environmental Quality Act (CEQA) pursuant to Public Resource Code (PRC) Section 21080.56. The California Department of Fish and Wildlife (CDFW) concurred on February 10, 2026, that the Project meets the qualifying criteria set forth in PRC Section 21080.56 (CDFW SERP Concurrence No. 21080.56-2025-081-R5). Specifically, CDFW concurred that the Project meets all of the following conditions in PRC Section 21080.56: (1) the Project will exclusively conserve, restore, protect, or enhance, and assist in the recovery of California native fish and wildlife, and the habitat upon which they depend; or restore or provide habitat for California native fish and wildlife; (2) the Project may have incidental public benefits, such as public access and recreation; (3) the Project will result in long-term net benefits to climate resiliency, biodiversity, and sensitive species recovery, and includes procedures and ongoing management for the protection of the environment; and (4) Project construction activities are solely related to habitat restoration. Additionally, pursuant to PRC Section 21080.56, CDFW posted the concurrence on its CEQA Notices and Documents internet page: <https://wildlife.ca.gov/Notices/CEQA>.

**Program Manager:** Ann Baldridge

**MAILING ADDRESS:** The Resource Conservation District of Greater San Diego County, 11769 Waterhill Rd, Lakeside, CA 92040.

**PHONE NUMBER/E-MAIL:** (619) 562-0096 / [ann.baldridge@rcdsandiego.org](mailto:ann.baldridge@rcdsandiego.org)

---

On February 11, 2026, 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 five (5) business days from the date of the posting of this Notice **(February 19, 2026)**. 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](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.
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.

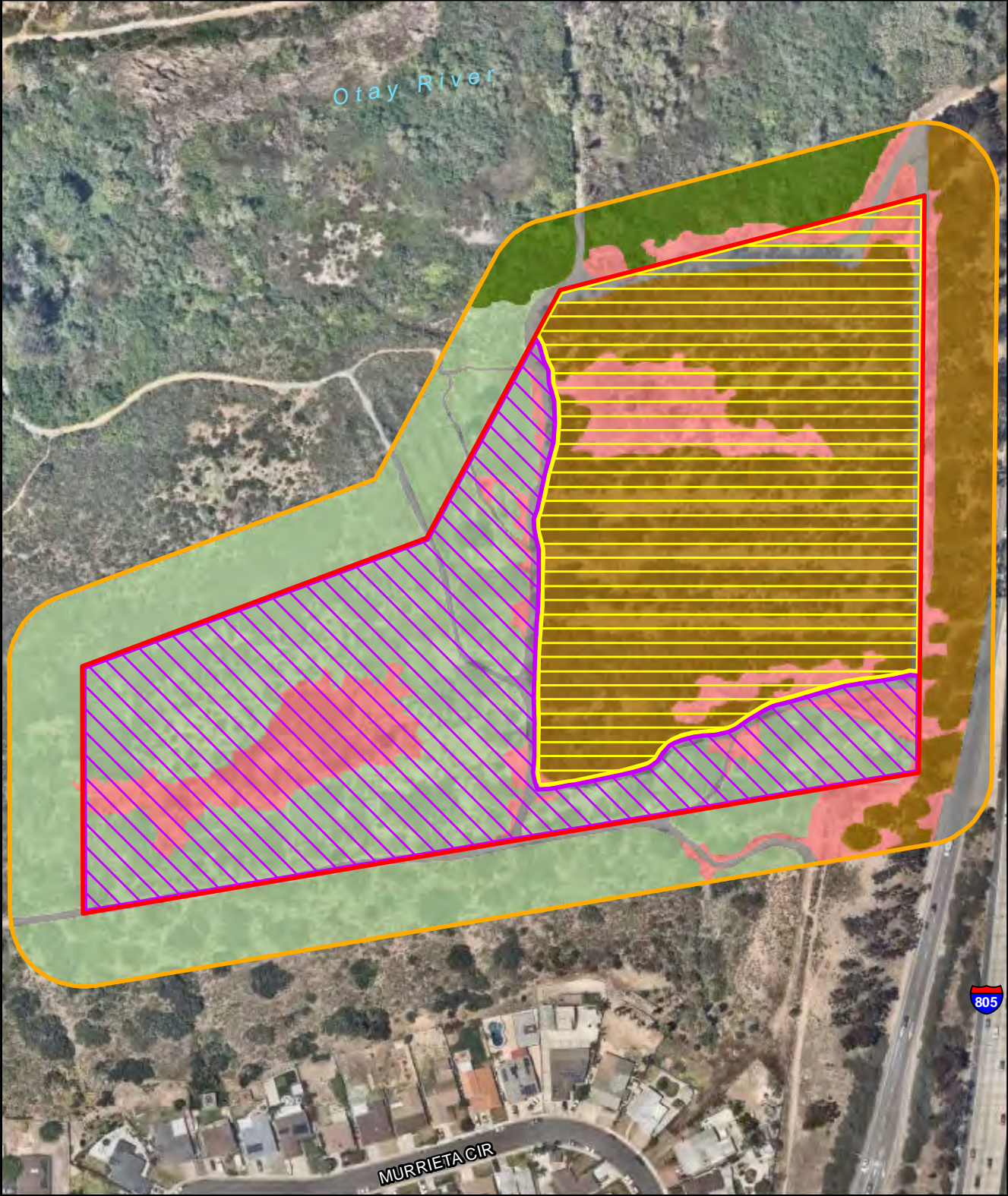
**POSTED ON THE CITY'S CEQA WEBSITE**

**POSTED: February 11, 2026**

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

**POSTED: T. Ash-Reynolds**





- Project Boundary
- Survey Area
- Restoration (7.89 acres)
- Enhancement (7.53 acres)

- Vegetation Community**
- Riparian Woodland
  - Diegan Coastal Sage Scrub
  - Eucalyptus Woodland
  - Disturbed Land
  - Urban/Developed

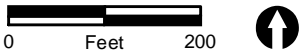


FIGURE 1  
Proposed Restoration