SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

FILED
Oct 16, 2025 02:51 PM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2025-000913
State Receipt # 37101620250833
Document # 2025-NOD-123

THIS SPACE FOR CLERK'S USE ONLY

Complete and attach this form to each CEQA Notice filed with the County Clerk

TYPE OR PRINT CLEARLY

Project Title

1351 5TH

Check Document being Filed:

- (●) Environmental Impact Report (EIR)
- ( ) Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- ( ) Notice of Exemption (NOE)
- ( ) Other (Please fill in type)

FILED IN THE OFFICE OF THE SAN DIEGO COUNTY CLERK ON October 16, 2025
Posted October 16, 2025 **Removed** _____
Returned to agency on _____
DEPUTY _____

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753 5.

SUBSEQUENT ACTION NOTICE OF DETERMINATION
(Consistency Determination Pursuant to CEQA Section 15162)

To: Recorder/County Clerk
P.O. Box 1750, MS A33
1600 Pacific Hwy, Room 260
San Diego, CA 92101-2422

Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From: City of San Diego
Development Services Department
7650 Mission Valley Road, MS DSD-1A
San Diego, CA 92108-4423

Project Number: PRJ-1123388

State Clearinghouse Number: 2003041001

Project Title: 1351 5th

Project location: 1351 5th Ave, San Diego, CA 92101

City/County: San Diego/San Diego

Description of Previous Action and Project: The Final Environmental Impact Report (FEIR) for the Downtown Community Plan, Centre City Planned District Ordinance (CCPDO), and 10th Amendment to the Centre City Redevelopment Plan (State Clearinghouse (SCH) No. 2003041001) was certified by the former Redevelopment Agency (Former Agency) and the Council of the City of San Diego (City Council) on March 14, 2006 (Resolutions R-04001 and R-301265, respectively); and subsequent addenda to the FEIR certified by the Former Agency on August 3, 2007 (Former Agency Resolution R-04193), April 21, 2010 (Former Agency Resolutions R-04508 and R-04510), August 3, 2010 (Former Agency Resolution R-04544) and certified by City Council on February 12, 2014 (Resolution R-308724) and July 14, 2014 (Resolution R309115), and November 17, 2020 (Resolution R-313302); and the Final Supplemental Environmental Impact Report (SEIR) for the Downtown San Diego Mobility Plan (SCH No. 2014121002) certified by the City Council on July 6, 2016 (Resolution R-310561).

Development within the Downtown Community Planning area is also covered under the following documents, referred to collectively as the CAP FEIR: the FEIR for the City of San Diego Climate Action Plan (CAP) (Project No. 416603/SCH No. 2015021053) certified by the City Council on January 4, 2016 (Resolution R-310176); the Addendum to the CAP FEIR for the CAP Consistency Checklist (Project No. 416603/SCH No. 2015021053) adopted by the City Council on July 19, 2016 (Resolution R-310595); and the Addendum to the CAP FEIR for the City of San Diego CAP Update (Project No. 416603/SCH No. 2015021053) adopted by the City Council on August 10, 2022 (Resolution R-314298).

The Downtown FEIR and CAP FEIR are both Program EIRs prepared in compliance with the California Environmental Quality Act ("CEQA") Guidelines Section 15168.

Description of Current Project: Neighborhood Use Permit (NUP) for Comprehensive Sign Plan for Hilton, which is under construction, located at 1351 Fifth Avenue bounded by Ash Street, Sixth Avenue, A Street, and Fifth Avenue in the Cortez neighborhood of the Downtown Community Plan area and within the Employment / Residential Mixed-Use land use district of the Centre City Planning District, Transit Priority Area Overlay, and Council District 3.

Project Applicant: Matthew Signs, PETERLAPSIWALA@PERMITSANDMORE.COM, 8718 Longwood St., San Diego, CA 92126, (619) 323-4048

Determination: Pursuant to Public Resources Code Section 21166 and CEQA Guidelines Sections 15162, 15163, and 15164 the City has determined that: (1) there is substantial evidence that none of the conditions requiring preparation of a subsequent/supplemental EIR or subsequent Negative Declaration/Mitigated Negative Declaration exist, and (2) the City will rely on the previous environmental document, which adequately addresses this project.

This is to advise that the City of San Diego on September 23, 2025 approved the above-described project and made the following determinations:

(1) No Substantial changes are proposed in the project which will require major revisions of the previous FEIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; and,

(2) No Substantial changes occur with respect to the circumstances under which the project is undertaken which will require major revisions of the previous FEIR due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or,

(3) New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous FEIR was certified, shows any of the following:

a. The project will have one or more significant effects not discussed in the previous FEIR;

b. Significant effects previously examined will be substantially more severe than shown in the previous FEIR;

c. Mitigation measures or alternatives previously found not to be feasible would in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or,

d. Mitigation measures or alternatives which are considerably different from those analyzed in the previous FEIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

Furthermore, the City has made the following determinations:

1. The proposed project ☐ would, or ☒ would not introduce additional impacts or increase the severity of impacts beyond those already analyzed in FEIR.

2. Mitigation measures ☐ were, ☒ were not, made a condition of the approval of the project;

3. New Findings ☐ were, ☒ were not, required pursuant to CEQA Guidelines Section 15091.

4. New Statement of Overriding Considerations ☐ were, ☒ were not, required.

It is hereby certified that the CEQA 15162 Consistency Analysis Memorandum and final environmental document(s) are available to the public at the office of the City's Development Services Department, 7650 Mission Valley Road, MS DSD-1A, San Diego, CA 92109.

Analyst: Holowach

Telephone: (619) 446-5187

Filed by: _____
Signature

Katelyn Cleveland
Title

[Attach Copy of Check, Proof of CDFG Payment, or No Effect Form]
Reference: California Public Resources Code, Section 15162/63.

State of California - Department of Fish and Wildlife

2019 ENVIRONMENTAL FILING FEE CASH RECEIPT

DFW 753.5a (Rev. 2/7/19) Previously DFG 753.5a

RECEIPT NUMBER	STATE CLEARINGHOUSE NUMBER *(If applicable)*
37-2019- 1025	2003041001

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY	LEAD AGENCY EMAIL	DATE
CIVIC SAN DIEGO	--	12/06/2019

COUNTY/STATE AGENCY OF FILING	DOCUMENT NUMBER
San Diego County	2019 - 0174

PROJECT TITLE

SAN DIEGO DOWNTOWN COMMUNITY PLAN - 6TH & G HOTEL PROJECT (705 SIXTH AVENUE)

PROJECT APPLICANT NAME	PROJECT APPLICANT EMAIL	PHONE NUMBER
6TH AND G, LLC	--	619-533-7171

PROJECT APPLICANT ADDRESS	CITY	STATE	ZIP CODE
321 7TH AVENUE	SAN DIEGO	CA	92101

PROJECT APPLICANT *(Check appropriate box)*

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

CHECK APPLICABLE FEES:

☑ Environmental Impact Report (EIR)	190174	$3,271.00	$3,271.00
☐ Mitigated/Negative Declaration (MND)(ND)		$2,354.75	$
☐ Certified Regulatory Program document (CRP)		$1,112.00	$
☐ Exempt from fee			
☐ Notice of Exemption (attach)			
☐ CDFW No Effect Determination (attach)			
☐ Fee previously paid (attach previously issued cash receipt copy)			
☐ Water Right Application or Petition Fee (State Water Resources Control Board only)		$850.00	$
☑ County documentary handling fee			$50.00
☐ Other			$

PAYMENT METHOD:

☐ Cash ☑ Credit ☐ Check ☐ Other VC AUTH#01651G **TOTAL RECEIVED** $ $3,321.00

SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
X Jsamuela	San Diego County JSAMUELA , Deputy

ORIGINAL - PROJECT APPLICANT COPY - CDFW/ASB COPY - LEAD AGENCY COPY - COUNTY CLERK DFW 753.5a (Rev. 20190207)

Recording Requested by
and Mail to:

Centre City Development Corporation
Attn: Planning Department
225 Broadway, Suite 1100
San Diego, CA 92101

019492

FILED
Gregory J. Smith, Recorder/County Clerk

MAR 17 2006

BY _____ DEPUTY

FILED IN THE OFFICE OF THE COUNTY CLERK
San Diego County on MAR 17 2006
Posted MAR 17 2006 Removed _____
Returned to agency on _____
Deputy _____

THIS SPACE FOR RECORDER'S USE ONLY

NOTICE OF DETERMINATION

TO: County Clerk
County of San Diego
Records Division
1600 Pacific Highway, Room 260
San Diego, CA 92101

FROM. Centre City Development Corporation (CCDC)
225 Broadway, Suite 1100
San Diego, CA 92101

Subject:
Filing of Notice of Determination in Compliance with Section 21108 or 21152 of the Public Resources Code.

Project Title: San Diego Downtown Community Plan, Centre City Planned District Ordinance, and Tenth Amendment to the Redevelopment Plan for the Centre City Redevelopment Project.

SCH #2003041001	Alexandra Elias	(619) 235-2200
State Clearinghouse Number	Contact Person	Area Code/Telephone

Project Location: The area included in the Downtown Community Plan, Redevelopment Plan for the Centre City Redevelopment Project ("Redevelopment Plan"), and Centre City Planned District Ordinance ("PDO") covers the downtown area of the City of San Diego, west of Interstate 5

Project Description: The Downtown Community Plan and Redevelopment Plan establish land use designations as well as goals and policies to govern development through the year 2030. The Centre City PDO provides more specific standards for future downtown development.

Action: On March 14, 2006, the Mayor signed the Resolution approving the Downtown Community Plan, pursuant to San Diego City Charter section 280(a)(Resolution No.301264, which was passed by the City Council on February 28, 2006). On February 28, 2006, the City Council also introduced the ordinance approving the Tenth Amendment to the Redevelopment Plan for the Centre City Redevelopment Project, and the Centre City PDO, which ordinances will be considered for adoption at a subsequent Council meeting and that also be subject to the mayoral approval provisions of Charter section 280.

Determination: The Council of the City of San Diego has made the following determinations:

1. The project [■ will ☐ will not] have a significant effect on the environment.
2. ■ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
   ☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [■ were ☐ were not] made a condition of the approval of the project.
4. Findings and a Statement of Overriding Considerations [■ were ☐ were not] adopted for this project.

The Final Environmental Impact Report (FEIR) for the Downtown Community Plan, Centre City PDO, and Tenth Amendment to the Redevelopment Plan was certified on February 28, 2006 by Resolution No. 301265, which Resolution was also signed by the Mayor on March 14, 2006. The FEIR with comments and responses and record of project approval are available to the public at Centre City Development Corporation, 225 Broadway, Suite 1100, San Diego, CA 92101 and City of San Diego, City Clerk, 202 C Street, San Diego, CA 92101.

Notice: This Notice of Determination is filed and posted with respect to the City Council and Mayor's approval of the Downtown Community Plan, pursuant to CEQA Guidelines section 15094(a). A separate Notice of Determination will be filed and posted, pursuant to Section 15094(a), upon the City Council's adoption of the ordinances approving the Tenth Amendment to the Redevelopment Plan and the Centre City PDO and the Mayor's subsequent approval thereof.

Alexandra Elias, Senior Planner

Date 17 March 2006

CALIFORNIA DEPARTMENT OF FISH AND GAME

CERTIFICATE OF FEE EXEMPTION

De Minimis Impact Finding

Project Title/Location (include county):

The area included in the Downtown Community Plan, Redevelopment Plan for the Centre City Redevelopment Project ("Redevelopment Plan"), and Centre City Planned District Ordinance ("PDO") covers the downtown area of the City of San Diego, west of Interstate 5.

Project Description:

The Downtown Community Plan and Redevelopment Plan establish land use designations as well as goals and policies to govern development through the year 2030. The Centre City PDO provides more specific standards for future downtown development.

Findings of Exemption (attach as necessary):

An Environmental Impact Report was prepared for the project. The project site is a developed urban environment that does not contain wildlife resources. The project would not have adverse impact on wildlife resources and the De Minimis Impact finding can be made.

Certification:

I hereby certify that the public agency has made the above finding and that the project will not individually or cumulatively have an adverse effect on wildlife resources, as defined in Section 711.2 of the Fish and Game Code.

(Chief Planning Official)
Title: Senior Planner
Lead Agency CCDC
Date: 17 March 2006

S:\Haley\WPDATA\BBV-NOTICE.DBT\[illegible]

Section 711.4, Fish and Game Code
DFG. 12/90

San Diego County

Transaction #: 8680072
Receipt #: 2025401767

JORDAN Z. MARKS
Assessor/Recorder/County Clerk
1600 Pacific Highway Suite 260
P. O. Box 121750, San Diego, CA 92112-1750
Tel. (619) 237-0502 Fax (619) 557-4155
www.sdarcc.gov

Cashier Date: 10/16/2025
Cashier Location: SD

Print Date: 10/16/2025 2:51 pm

Payment Summary

Total Fees:	$50.00
Total Payments:	$50.00
Balance:	$0.00

Payment

CHECK PAYMENT #CK# 20125	$50.00
Total Payments	$50.00

Filing

CEQA - NOD — FILE #: 2025-000913 Date: 10/16/2025 2:51PM Pages: 7

State Receipt # 37-10/16/2025-0833

Fees:	Fish & Wildlife County Administrative Fee	$50.00
Total Fees Due:		$50.00

Grand Total - All Documents: $50.00