

NOTICE OF DETERMINATION

TO:	☒ County Clerk County of: San Diego Address: 1600 Pacific Highway, Suite 260 San Diego, CA 92112-1750	FROM:	Public Agency/Lead Agency: City of Santee Address: 10601 Magnolia Avenue Santee, CA 92071 Contact: Sandi Sawa, AICP Phone: (619) 258-4100, ext. 167
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TO:	☒ Office of Land Use and Climate Innovation (formerly Office of Planning and Research) P. O. Box 3044 Sacramento, CA 95812-3044	Lead Agency (if different from above) N/A Address:
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SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (If submitted to SCH):	2023090144	
Project Title: Palisade Santee Commerce Center Site Revision		
Project Applicant: North Palisade Partners, 1330 Factory Place, Suite 105, Los Angeles, CA 90013		
Specific Project Location – Identify street address and cross street or attach a map showing project site (preferably a USGS 15' or 7 ½' topographical map identified by quadrangle name): 10990 N. Woodside Avenue, Santee CA (APN 381-070-52), San Diego County. Nearest cross street is Wheatlands Avenue		
General Project Location (City and/or County): Santee, County of San Diego		
Project Description: On January 28, 2026, at a regularly held public meeting of the Santee City Council, the City adopted Resolution No. 010-2026 certifying that the City Council considered the Addendum to the certified Environmental Impact Report (SCH No. 2023090144), determined that no further environmental review is required, made findings in accordance with Section 13.04.060 of the SMC for a Major Revision (MJR-2025-001), and approved the Major Revision. The Major Revision revised the approved Santee Commerce Center Project to include two light industrial buildings onsite instead of the single building under the Approved Project. The new two-building configuration would reduce overall building area from 300,145 square feet to 290,618 square feet. On August 27, 2025, the City certified the Final Environmental Impact Report (EIR) (SCH No. 2023090144), adopted Findings of Fact and a Statement of Overriding Considerations under the California Environmental Quality Act, adopted a Mitigation Monitoring and Reporting Program, and approved the proposed Palisade Santee Commerce Center project (Approved Project). The Addendum evaluates minor modifications to the Approved Project related to noise and confirms that the proposed changes do not result in any new significant environmental effects, do not substantially increase the severity of previously identified significant effects, and do not trigger any of the conditions described in CEQA Guidelines Sections 15162 or 15163 requiring preparation of a Subsequent or Supplemental EIR. The Addendum relies on the analysis, mitigation measures, and conclusions of the certified Final EIR. All mitigation measures and conditions imposed on the Approved Project will continue to be applicable to the approved Major Revision. The site is not listed as a hazardous waste and substance site pursuant to Section 65962.5 of the Government Code. This includes but is not limited to lists of hazardous waste facilities, land designated as hazardous waste property, and		

hazardous waste disposal sites, and the information in the Hazardous Waste and Substances Statement required under subsection (f) of that Section.

Identify the person or entity undertaking the project, including any private applicant, any other person undertaking an activity that receives financial assistance from the Public Agency as part of the project, and any person receiving a lease, permit, license, certificate, or other entitlement of use from the Public Agency as part of the project.

North Palisade Partners, 1330 Factory Place, Suite 105, Los Angeles, CA 90013

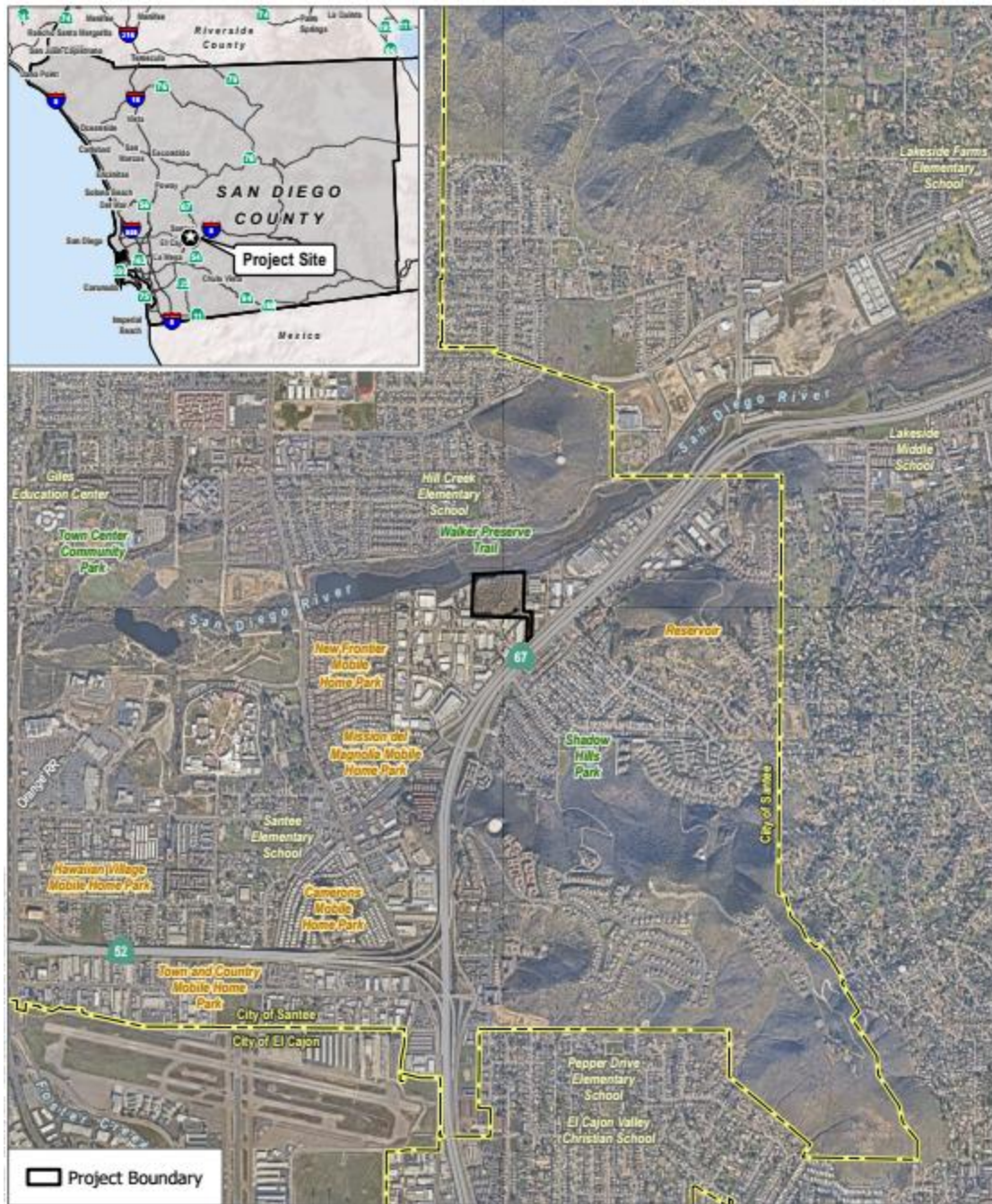
This is to advise that the (☒ Lead Agency or ☐ Responsible Agency) has approved the above described project on January 28, 2026 and has made the following determinations regarding the above described project:

1.	☒	The project will have a significant effect on the environment.
	☐	The project will NOT have a significant effect on the environment
2.	☒	An Environmental Impact Report was prepared and certified for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
	☐	A Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
	☐	A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
3.	☒	Mitigation measures were made a condition of the approval of the project.
	☐	Mitigation measures were NOT made a condition of the approval of the project.
4.	☒	A Mitigation Monitoring or Reporting Plan was adopted for this project.
	☐	A Mitigation Monitoring or Reporting Plan was NOT adopted for this project.
5.	☒	A Statement of Overriding Considerations was adopted for this project.
	☐	A Statement of Overriding Considerations was NOT adopted for this project
6.	☒	Findings were made pursuant to the provisions of CEQA.
	☐	Findings were NOT made pursuant to the provisions of CEQA.
This is to certify that the Final EIR with comments and responses, supporting technical reports, Mitigation Monitoring and Reporting Program, and record of project approval is available to General Public at:		
	Custodian: Madeline Mattson Principal Planner (619) 258-4100, ext. 167	Location: City of Santee 10601 Magnolia Avenue, Santee, CA 92071

Date: <u>1/29/26</u>	<i>Madeline Mattson</i> Signature Name: <u>Madeline Mattson</u> Title: <u>Principal Planner</u>
Date Received for Filing: <u>1/29/26</u>	

Authority cited: Sections 21083, Public Resources Code.
Reference Section 21000-21174, Public Resources Code.

Project Location Map



SOURCE: SanGIS, Open Street Maps

FIGURE 3-1