



**SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET**

FILED
Jul 02, 2025 10:00 AM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2025-000563
State Receipt # 37070220250515

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

4374 GEORGIA ST / PRJ-1115535

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** July 2, 2025
Posted July 2, 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.

NOTICE OF EXEMPTION

TO: Recorder/County Clerk
P.O. Box 1750, MS A-33
1600 Pacific Hwy, Room 260
San Diego, CA 92101-2400

From: City of San Diego
Development Services Department
1222 First Avenue, MS 501
San Diego, CA 92101

Office of Land Use and Climate Innovation
1400 Tenth Street, Room 121
Sacramento, CA 95814

Project Title / Number: 4374 Georgia St / PRJ-1115535

State Clearinghouse No.: N/A

Project Location-Specific: 4374 Georgia St, San Diego, CA 92103

Project Location-City/County: San Diego/San Diego

Description of nature and purpose of the Project: This project is a Tentative Map Waiver for a condominium conversion of an existing historic single dwelling unit and to create two new condominium units from two new residential dwelling units permitted under a separate project (Building Permit PRJ-1039278) and currently under construction. The project requires consolidating the two existing lots on the project site, and then subdividing the three new condominium unit properties. Only the mapping action is under review; there is no construction under this permit. The project is located at 4374, 4378, and 4380 Georgia Street on a 0.138-acre site, and is in the RM-3-9 Base Zone in North Park within the North Park Community Plan Area. LEGAL DESCRIPTION: LOTS 42 AND 43 IN BLOCK 98 OF UNIVERSITY HEIGHTS, IN THE CITY OF SAN DIEGO, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP MADE BY G.A. D'HEMCOURT IN BOOK 8, PAGE 36 ET SEQ. OF LIS PENDENS, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY. EXCEPTING THEREFROM THOSE PORTIONS OF SAID LOTS LYING WEST OF THE EAST LINE OF ROBERTS ALLEY AS SHOWN ON MAP OF ROBERTS SUBDIVISION BEING MAP NO. 890, FILED DECEMBER 21, 1902.

Name of Public Agency Approving Project: City of San Diego

Name of Person or Agency Carrying Out Project: MRoland Management Services, 3752 Park Blvd, Suite 701, San Diego, CA, 92103, (619) 985-9256.

Exempt Status: (Check one)

- Ministerial (Sec. 21080(b)(1); 15268)
- Declared Emergency (Sec. 21080(b)(3); 15269(a))
- Emergency Project (Sec. 21080(b)(4); 15269 (b)(c))
- Categorical Exemption: 515332, In-Fill Development
- Statutory Exemptions:
- Other:

Reasons why project is exempt: The City of San Diego determined that the project would qualify to be categorically exempt from CEQA pursuant to Section 15332, In-Fill Development; and where the exceptions listed in Section 15300.2 would not apply. Section 15332 allows for infill development where projects meet the specified conditions. The project would convert one existing single dwelling unit to a condominium, and create 2 new residential condominium units from two dwelling units currently under construction. This conforms with the North Park Community Plan designation of Very High Density Residential. The project site is within city limits, is less than five acres in size, is surrounded by urban uses, is of no value as a habitat for endangered species, would not result in significant effects on traffic, noise, air quality, or water quality, and can be adequately served by all required utilities and public services. The site is not included on any list compiled pursuant to Government Code Section 65962.5 for hazardous waste sites.

Lead Agency Contact Person: Stephanie Kellogg

Telephone: (619) 533-3190

If filed by applicant:

- 1. Attach certified document of exemption finding.
- 2. Has a notice of exemption been filed by the public agency approving the project? Yes No

It is hereby certified that the City of San Diego has determined the above activity to be exempt from the California Environmental Quality Act.

Christy Green / senior planner
Signature/Title

April 22, 2025
Date

Check One:

- Signed by Lead Agency
- Signed by Applicant

Date Received for Filing with County Clerk or LCI:



San Diego County



Transaction #: 8455959
Receipt #: 2025250137

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: 07/02/2025
Cashier Location: SD

Print Date: 07/02/2025 10:02 am

Payment Summary

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

Payment	
CHECK PAYMENT #1174	\$50.00
Total Payments	\$50.00
Filing	
CEQA - NOE	FILE #: 2025-000563 Date: 07/02/2025 10:00AM Pages: 3
	State Receipt # 37-07/02/2025-0515
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Total Fees Due:	\$50.00
Grand Total - All Documents:	\$50.00



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753 5a (Rev 01/01/25) Previously DFG 753 5a

RECEIPT NUMBER 37-07/02/2025-0515
STATE CLEARING HOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SAN DIEGO DEVELOPMENT SERVICES DEPARTMENT	LEAD AGENCY EMAIL	DATE 07/02/2025
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2025-0515	

PROJECT TITLE
4374 GEORGIA ST / PRJ-1115535

PROJECT APPLICANT NAME MROLAND MANAGEMENT SERVICES	PROJECT APPLICANT EMAIL	PHONE NUMBER 619-985-9256
PROJECT APPLICANT ADDRESS 3752 PARK BLVD, SUITE 701	CITY SAN DIEGO	STATE CA
		ZIP CODE 92103

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$4,123 50	\$	0 00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)/(ND)	\$2,968 75	\$	0 00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,401 75	\$	0 00

- Exempt from fee
- Notice of Exemption (attach)
 - CDFW No Effect Determination (attach)
- Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850 00	\$	0 00
<input checked="" type="checkbox"/> County documentary handling fee		\$	50 00
<input type="checkbox"/> Other		\$	0 00

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50 00

SIGNATURE <i>X Maria Gomez</i>	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, MARIA GOMEZ, Deputy
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Payment Reference #: CHECK # 1174 \$50