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	
37-12/17/2025-1013	
STATE CLEARING HOUSE NUMBER(*If applicable*)	

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY	LEAD AGENCY EMAIL	DATE
CITY OF POWAY		12/17/2025

COUNTY/STATE AGENCY OF FILING	DOCUMENT NUMBER
SAN DIEGO	37-2025-1013

PROJECT TITLE
ADDITIONAL MULTI-FAMILY BUILDING WITH 16 UNITS AND DOG PARK

PROJECT APPLICANT NAME	PROJECT APPLICANT EMAIL		PHONE NUMBER
TREVOR BOUCHER			760-855-5572
PROJECT APPLICANT ADDRESS	**CITY**	**STATE**	**ZIP CODE**
5355 MIRA SORRENTO PL	SAN DIEGO	CA	92129

PROJECT APPLICANT (*Check appropriate box*)

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

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	$4,123 50	$	0 00
☐ Mitigated/Negative Declaration (MND)/(ND)	$2,968 75	$	0 00
☐ 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)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	$850 00	$	0 00
☒ County documentary handling fee		$	50 00
☐ Other		$	0 00

PAYMENT METHOD:

☐ Cash ☒ Credit ☐ Check ☐ Other **TOTAL RECEIVED** $ 50 00

SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
X [signature]	San Diego County Clerk, SILVIA LUNA, Deputy

Payment Reference #: CK# 700051

ORIGINAL - PROJECT APPLICANT COPY - CDFW/ASB COPY - LEAD AGENCY COPY - COUNTY CLERK DFW 753 5A (Rev 01012025)

FILED
Dec 17, 2025 10:53 AM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2025-001112
State Receipt # 37121720251013

SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

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

ADDITIONAL MULTI-FAMILY BUILDING WITH 16 UNITS AND DOG PARK

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 December 17, 2025
Posted December 17, 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

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

County Clerk
County of: San Deigo
P O Box 1750
San Deigo, CA 92112

From: (Public Agency): City of Poway
13325 Civic Center Drive
Poway, CA 92064
(Address)

Project Title: Additional Multi-Family Building with 16 Units and Dog Park

Project Applicant: Trevor Boucher, 5355 Mira Sorrento PL, San Deigo CA 92129, (760)855-5572

Project Location - Specific:
12947 Poway Rd Poway, CA 92064

Project Location - City: City Wide Project Location - County: San Deigo

Description of Nature, Purpose and Beneficiaries of Project:
A proposed three-story, 16-unit residential apartment building with 13 one-car garages, 34 at-grade parking stalls, and a 3,167 square foot private dog park

Name of Public Agency Approving Project: City of Poway

Name of Person or Agency Carrying Out Project: Trevor Boucher

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. State type and section number: Class 32 exemption, 15332
- ☐ Statutory Exemptions. State code number: _____

Reasons why project is exempt:

The project is Categorically Exempt as a Class 32 Categorical Exemption from the California Environmental Quality Act (CEQA) pursuant to Section 15332 (Class 32: In-Fill Development Projects) of the CEQA Guidelines. The project site consists of a 30,056 square foot parcel located within an urbanized portion of the City of Poway and is surrounded by existing commercial and residential development. The project meets all criteria for a Class 32 exemption, as follows:

A. *The project is consistent with the applicable general plan designation and all applicable general plan policies as well as with applicable zoning designation and regulations:* The 16 residential unit project is consistent with the Poway Road Corridor Specific Plan (PRSP) and Certified Programmatic Environmental Impact Report (PEIR, SCH#: 2017031035) that covers 1,148 new residential units, and 260,000 square feet of new commercial space. The proposed multi-family residential use, building height, site layout, and density meet the requirements of the PRSP. No variances or amendments that would require additional environmental analysis are proposed.

B. *The proposed development occurs within city limits on a project site of no more than five acres*

substantially surrounded by urban uses: The project site is located within City limits on a lot less than five acres that is substantially surrounded by urban uses. The 0.69-acre parcel is fully developed and located within an established urban area characterized by existing roadway infrastructure and nearby commercial and residential uses. California Public Resources Code § 21080.66 (AB130) went into effect June 30, 2025, as a Statutory exemption that effectively increases the five-acres to 20-acres utilized by the Class 32 exemption. The project is conditioned to be consolidated with the Fairfield Poway project under a separate planning entitlement, the balance of the two lots combined is 7.31-acres, well under the 20-acre maximum.

C. *The project site has no value as habitat for endangered, rare or threatened species:* The site has no value as habitat for endangered, rare, or threatened species. The existing development consists of a commercial building and paved surfaces. Due to long-term disturbance and lack of native vegetation or habitat features, the site does not support sensitive biological resources.

D. *Approval of the project would not result in any significant effects relating to traffic, noise, air quality, or water quality:* The project would not result in any significant environmental effects related to traffic, noise, air quality, or water quality. The scale and intensity of the proposed residential use are consistent with surrounding development and would not result in significant traffic generation or other environmental effects. Construction activities will be subject to compliance with City of Poway Municipal Code requirements, Poway Noise Ordinance standards, and BMPs for dust control and stormwater management.

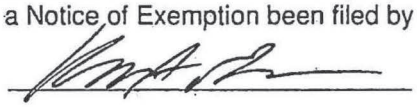
E. *The site can be adequately served by all required utilities and public services:* The site can be adequately served by all required utilities and public services. The project area is already served by water, sewer, storm drainage, fire protection, and other municipal services with sufficient capacity to support the proposed development.

Additionally, none of the exceptions to the use of a categorical exemption in accordance with CEQA Guidelines Section 15300.2 apply. The Project site is not located on a hazardous materials site, the cumulative impacts have been analyzed under the PRSP PEIR residential unit cap and it does not present unusual circumstances that would result in significant environmental effects. Therefore, the project is Categorically Exempt from CEQA pursuant to CEQA Guidelines Section 15332.

Lead Agency Contact Person: Kevin Parker, AICP Area Code/Telephone/Extension: (858)668-4656

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

Signature:  Date: 12-16-25 Title: Senior Planner

☑ Signed by Lead Agency ☐ Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code. Date Received for filing at OPR: _____
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.

San Diego County

Transaction #: 8797270
Receipt #: 2025486050

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: 12/17/2025
Cashier Location: SD

Print Date: 12/17/2025 10:53 am

Payment Summary

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

Payment

CHECK PAYMENT #CK# 700051	$50.00
Total Payments	$50.00

Filing

CEQA - NOE FILE #: 2025-001112 Date: 12/17/2025 10:53AM Pages: 3

State Receipt # 37-12/17/2025-1013

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

Grand Total - All Documents: $50.00