



State of California - Department of Fish and Wildlife

**2022 ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFW 753.5a (Rev. 01/01/22) Previously DFG 753.5a

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SAN MARCOS		LEAD AGENCY EMAIL	DATE 07/13/2022
COUNTY/STATE AGENCY OF FILING SAN DIEGO			DOCUMENT NUMBER 2022-NOD-0076
PROJECT TITLE UNIVERSITY DISTRICT: GENERAL PLAN AMENDMENT (GPA) 21-0005 TENTATIVE SUBDIVISION MAP (TSM) 21-0002 SITE DEVELOPMENT PLAN (SDP) 21-0003			

RECEIPT NUMBER:

37-07/13/2022-0484

STATE CLEARING HOUSE NUMBER (If applicable)

2008101083

PROJECT APPLICANT NAME URBAN VILLAGES SAN MARCOS, LLC, GARY LEVITT		PROJECT APPLICANT EMAIL		PHONE NUMBER 858-361-8555
PROJECT APPLICANT ADDRESS 5550 CARMEL MOUNTAIN ROAD, #204		CITY SAN DIEGO	STATE CA	ZIP CODE 92130
PROJECT APPLICANT (Check appropriate box)				
<input type="checkbox"/> Local Public Agency	<input type="checkbox"/> School District	<input type="checkbox"/> Other Special District	<input type="checkbox"/> State Agency	<input checked="" type="checkbox"/> Private Entity

**CHECK APPLICABLE FEES:**

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,539.25	\$	0.00
<input type="checkbox"/> Mitigated/Negative Declaration (MND)/(ND)	\$2,548.00	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,203.25	\$	0.00
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input checked="" type="checkbox"/> 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 X	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, JESSADITH EDORA, Deputy
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Payment Reference #: ORDER #: 146658574 AUTH #: 07465D / REM: 11/13/2009 RECT: SD2009 001080



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

**FILED**

Jul 13, 2022 03:59 PM  
Ernest J. Dronenburg, Jr.  
SAN DIEGO COUNTY CLERK  
File # 2022-000551  
State Receipt # 37071320220484  
Document # 2022-NOD-76

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**

UNIVERSITY DISTRICT: GENERAL PLAN AMENDMENT (GPA) 21-0005, TENTATIVE  
SUBDIVISION MAP (TSM) 21-0002, SITE DEVELOPMENT PLAN (SDP) 21-0003

**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 13, 2022  
**Posted** July 13, 2022 **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.



# CITY OF SAN MARCOS NOTICE OF DETERMINATION

TO:

Office of Planning and Research

Mail: PO Box 3044

Sacramento, CA 95812-3044

Street: 1400 Tenth Street, Room 113

Sacramento, CA 95814

☒ County Clerk/Recorder, David Butler

County of San Diego

P.O. Box 1750

San Diego, CA 92112-4147

FROM: City of San Marcos

Planning Division

1 Civic Center Drive

San Marcos, CA 92069

760-744-1050 ext. 3233

Lead Agency (If different from above):

**SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.**State Clearinghouse Number (if submitted to State Clearinghouse): 2008101083 (EIR 08-43)University District: General Plan Amendment (GPA) 21-0005, Tentative Subdivision Map (TSM) 21-0002, Site Development Plan (SDP) 21-0003**Project Title**Urban Villages San Marcos, LLC (Gary Levitt). 5550 Carmel Mountain Road, #204, San Diego, CA. 92130. Phone: (858) 361-8555**Project Applicant Name, Address, and Phone Number**University District Specific Plan: Approximately 205 acre area located south of State Route 78 and overlapping Twin Oaks Valley Road to the east and west, and located north of Barham Drive and Discovery Street, San Marcos, San Diego County**Project Location (include County)**General Plan amendment to revise the Land Use maps and update the Mobility Element to reflect the elimination of certain mobility features. Site Development Plan and Tentative Subdivision Map for a mixed use project proposed on approximately 10 acres of vacant land with frontage on North City Drive, Carmel Street, June Way, and Campus Way.**Project Description**This is to advise that the City of San Marcos has approved the above described project on July 12, 2022 and has made the following determinations regarding the above described project.

1. The project [ ☐ will, ☒ will not] have a significant effect on the environment.
2. ☒ An Addendum to a previously adopted 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. A mitigation reporting or monitoring plan [ ☒ was, ☐ was not] adopted for this project.
5. A statement of Overriding Considerations [ ☐ was, ☒ was not] adopted for this project.
6. Findings [ ☒ were, ☐ were not] made pursuant to the provisions of CEQA.

This is to certify that Pursuant to the California Environmental Quality Act (CEQA), an Addendum to the programmatic Final Environmental Impact Report (FEIR) for the University District Specific Plan has been prepared and is available for review at the above address of the City of San Marcos. It was determined that no new environmental information or documentation was presented revealing any new unidentified or a substantial increase in the severity of significant environmental impacts, which had not been previously mitigated, in the programmatic Final Environmental Impact Report (FEIR) for the University District Specific Plan. The Addendum complies with all applicable requirements of CEQA, including CEQA Guidelines sections 15164 and 15168. The proposed project is within the scope of the program approved earlier and the programmatic Final Environmental Impact Report (FEIR) for the University District Specific Plan adequately describes the proposed project addressed in the Addendum for the purposes of CEQA.

Signature (Public Agency):

Title: Planning Division Director

Date:

7/13/2022

Date received for filing at OPR:



State of California—The Resources Agency  
DEPARTMENT OF FISH AND GAME

# 2009 ENVIRONMENTAL FILING FEE CASH RECEIPT

RECEIPT#  
SD2009 001083  
STATE CLEARING HOUSE # (if applicable)  
2008101083

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY CITY OF SAN MARCOS		DATE 11-13-2009	
COUNTY/STATE AGENCY OF FILING SAN DIEGO		DOCUMENT NUMBER 090321	
PROJECT TITLE GPA 08-103/R 08-140/SP 87-28 (08M#23)/EIR 08-43 "UNIVERSITY DISTRICT SPECIFIC PLAN"			
PROJECT APPLICANT NAME CITY OF SAN MARCOS		PHONE NUMBER 760-744-1050 X3233	
PROJECT APPLICANT ADDRESS 1 CIVIC CENTER DRIVE	CITY SAN MARCOS	STATE CA	ZIP CODE 92089
PROJECT APPLICANT (Check appropriate box):			
<input checked="" type="checkbox"/> Local Public Agency <input type="checkbox"/> School District <input type="checkbox"/> Other Special District <input type="checkbox"/> State Agency <input type="checkbox"/> Private Entity			

## CHECK APPLICABLE FEES:

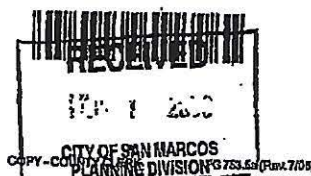
<input checked="" type="checkbox"/> Environmental Impact Report	\$2,768.25	\$	\$2,768.25
<input type="checkbox"/> Negative Declaration	\$1,993.00	\$	
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$	
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs	\$941.25	\$	
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$	\$50.00
<input type="checkbox"/> Project that is exempt from fees			
<input type="checkbox"/> Notice of Exemption			
<input type="checkbox"/> DFG No Effect Determination (Form Attached)			
<input type="checkbox"/> Other _____		\$	

## PAYMENT METHOD:

☐ Cash    ☐ Credit    ☒ Check    ☐ Other 1746

TOTAL RECEIVED \$ \$2,818.25

SIGNATURE <b>X</b> <b>L. Kesian</b>	TITLE Deputy
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ORIGINAL—PROJECT APPLICANT

COPY—DFG/ASB

COPY—LEAD AGENCY

CITY OF SAN MARCOS  
PLANNING DIVISION  
COPY—CITY OF SAN MARCOS  
FORM 7/05





**David L. Butler**  
**COUNTY OF SAN DIEGO**  
**ASSESSOR/RECORDER/COUNTY CLERK**



**ASSESSOR'S OFFICE**  
 1600 Pacific Highway, Suite 103  
 San Diego, CA 92101-2480  
 Tel. (619) 236-3771 \* Fax (619) 557-4056

[www.sdarcc.com](http://www.sdarcc.com)

**RECORDER/COUNTY CLERK'S OFFICE**  
 1600 Pacific Highway, Suite 260  
 P.O. Box 121750 \* San Diego, CA 92112-1750  
 Tel. (619) 237-0502 \* Fax (619) 557-4155

Transaction #: 214918420091113

Deputy: LKESIAN

Location: COUNTY ADMINISTRATION BUILDING  
 13-Nov-2009 14:49

**FEES:**

2,768.25	Qty of 1 Fish & Game Env Impact (2500) for Ref# NOD: 090321
50.00	Qty of 1 Fee Notice of Exemption for Ref# RCT: 1080
2,818.25	<b>TOTAL DUE</b>

**PAYMENTS:**

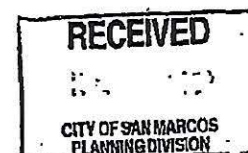
2,818.25	Check
2,818.25	<b>TENDERED</b>

**SERVICES AVAILABLE AT  
OFFICE LOCATIONS**

- \* Tax Bill Address Changes
- \* Records and Certified Copies:  
Birth/ Marriage/ Death/ Real Estate
- \* Fictitious Business Names (DBAs)
- \* Marriage Licenses and Ceremonies
- \* Assessor Parcel Maps
- \* Property Ownership
- \* Property Records
- \* Property Values
- \* Document Recordings

**SERVICES AVAILABLE ON-LINE AT  
[www.sdarcc.com](http://www.sdarcc.com)**

- \* Forms and Applications
- \* Frequently Asked Questions (FAQs)
- \* Grantor/ Grantee Index
- \* Fictitious Business Names Index (DBAs)
- \* Property Sales
- \* On-Line Purchases  
Assessor Parcel Maps  
Property Characteristics  
Recorded Documents



# San Diego County



Transaction #: 6575818  
Receipt #: 2022319430

Ernest J. Dronenburg, Jr.  
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.com](http://www.sdarcc.com)

Cashier Date: 07/13/2022  
Cashier Location: SD

Print Date: 07/13/2022 4:00 pm

## Payment Summary

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

## Payment

VITALCHEK PAYMENT	\$50.00
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Total Payments	\$50.00
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## Filing

CEQA - NOD	FILE #: 2022-000551 Date: 07/13/2022 3:59PM Pages: 4
State Receipt # 37-07/13/2022-0484	
Fees: Fish & Wildlife County Administrative Fee	\$50.00
Total Fees Due:	\$50.00

Grand Total - All Documents:	\$50.00
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