



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 37-01/29/2025-0041
STATE CLEARING HOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY SAN DIEGO UNIFIED PORT DISTRICT DEVELOPMENT SERVICES DEPARTMENT	LEAD AGENCY EMAIL	DATE 01/29/2025
COUNTY/STATE AGENCY OF FILING SAN DIEGO	DOCUMENT NUMBER 37-2025-0041	

PROJECT TITLE  
 BUILDING #28 ROOF REPAIR BY SOLAR TURBINES AT NORTH EMBARCADERO

PROJECT APPLICANT NAME JAMES GAREGNANI, FACILITY MANAGER, SOLAR TURBINES INCORPORATED	PROJECT APPLICANT EMAIL	PHONE NUMBER 619-595-7516
PROJECT APPLICANT ADDRESS 2200 PACIFIC HIGHWAY	CITY SAN DIEGO	STATE CA
		ZIP CODE 92186

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 X	AGENCY OF FILING PRINTED NAME AND TITLE San Diego County Clerk, AIMEE SALOMON, Deputy
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Payment Reference #: CC. 001649/195193268



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

**FILED**  
Jan 29, 2025 09:45 AM  
JORDAN Z. MARKS  
SAN DIEGO COUNTY CLERK  
File # 2025-000050  
State Receipt # 37012920250041

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

**BUILDING #28 ROOF REPAIR BY SOLAR TURBINES AT NORTH  
EMBARCADERO**

**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 January 29, 2025**  
**Posted January 29, 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***CEQA Guidelines Appendix E*

**To** ■ San Diego County Recorder/County Clerk  
1600 Pacific Highway, Suite 260  
San Diego, CA 92101-2480

**From:** ■ San Diego Unified Port District  
Development Services Department  
3165 Pacific Highway  
San Diego, CA 92101

**Project Title** Building #28 Roof Repair by Solar Turbines at North Embarcadero

**Project Applicant:** James Garegnani, Facility Manager, Solar Turbines Incorporated, 2200 Pacific Highway, San Diego, CA 92186, (619) 595-7516

**Project Location – Specific** 2200 Pacific Highway, San Diego, CA 92186

**Project location – City** San Diego

**Project Location – County** San Diego

**Description of Nature, Purpose, and Beneficiaries of Project** The proposed project would involve the removal and replacement of the existing roof on Building #28 by Solar Turbines (Tenant) in the city of San Diego, California. The current 27,700 square foot roof, consisting of rock and asphalt, does not have an adequate level of slope which results in large amounts of standing water after rainfall events. The existing roof material would be replaced with engineered sloped fiber panels to direct rainwater to the current roof drains. Work to specifically complete the project would include using mobile cranes to remove pre-cut sections of the existing roof down to the underlying wood substrate. Inspection of the roof deck would then be performed for any damaged or dry-rotted wood needing to be replaced as necessary to proceed. If necessary, the damaged wood would be replaced, and the improved roof paneling would be installed thereafter. An 80 mil PVC membrane would be installed over the engineered panels including low-profile vents, textured walkways, and new edge flashing to further prevent any future water damage. The proposed replacement would include no increase in height to the existing building and would only be adding a slight grade to the fiber panels to allow for rain runoff.

The existing equipment on the rooftop of Building #28 rests on elevated stations and would not need to be removed to complete this project. The proposed project would require the use of two (2) 40 yard roll off dumpsters for storing and hauling demolition materials and debris. The dumpsters as well as the associated construction personnel vehicles would be parked on-site at the existing parking lot within the Tenant's leasehold. ADA parking would be temporarily relocated to the adjacent end of the existing building to accommodate for the roll off locations and laydown area located both on the south and west facades of Building #28. The mobile cranes as well as the demolition debris would be removed from the project site daily.

Construction of the proposed project is anticipated to occur approximately in Spring 2025 and would take approximately 90-120 days to complete. The proposed project is weather dependent and may require completion in sections.

Due to its nature and limited scope, construction of the proposed project would generate a minor amount of vehicle trips and would require limited use of equipment. Therefore, impacts related to air quality, greenhouse gas emissions, and transportation and traffic are not anticipated to occur. Furthermore, the Tenant would be responsible for complying with all applicable federal, state, and local laws regarding construction demolition debris, hazards and hazardous materials, and stormwater.

**Name of Public Agency Approving Project** San Diego Unified Port District (SDUPD)

**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)),

Tenant Project Number 2024-112

- Categorical Exemption(s): Existing Facilities (SG § 15301) (Class 1) and Replacement or Reconstruction (SG § 15302) (Class 2)**
- Statutory Exemption State code number

**Reason Why Project is Exempt:** The proposed project is determined to be Categorical Exempt pursuant to the CEQA Guidelines and the Section(s) of the District's *Guidelines for Compliance with CEQA* as identified above because replacement of the existing structure would involve no expansion of use beyond that previously existing, would not result in a cumulative impact due to the continuation of the existing use, would be located on the same site as the structure replaced, and would have the same purpose and capacity Section 3 a and 3 b of the District's CEQA Guidelines is as follows

- 3 a Existing Facilities (SG § 15301) (Class 1) Includes operation, repair, maintenance, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that previously existing
  - (5) Minor exterior or interior alterations to incorporate architectural changes

AND/OR

- 3 b Replacement or Reconstruction (SG § 15302) (Class 2) Includes replacement or reconstruction of existing structures and facilities where the new structure will be located on the same site and will have substantially the same purpose and capacity as the structure being replaced

**Lead Agency Contact Person and Telephone Number** Kelly Cunningham, (619) 821-1942

**Signature**  **Date** 1/29/2025 **Title** Assistant Planner

- Signed by Lead Agency
- Signed by Applicant

**Date received for filing at OPR/Clerk**

San Diego County



Transaction #: 8195034  
Receipt #: 2025034413

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](http://www.sdarcc.gov)

Cashier Date: 01/29/2025  
Cashier Location: SD

Print Date: 01/29/2025 9:45 am

Payment Summary

Total Fees	\$100.00
Total Payments	\$100.00
Balance:	\$0.00

Payment

VITALCHEK PAYMENT \$100.00

Total Payments \$100.00

Filings

CEQA - NOE FILE #: 2025-000049 Date: 01/29/2025 9:45AM Pages: 3  
 State Receipt # 37-01/29/2025-0040  
 Fees: Fish & Wildlife County Administrative Fee \$50.00  
 Total Fees Due: \$50.00

CEQA - NOE FILE #: 2025-000050 Date: 01/29/2025 9:45AM Pages: 3  
 State Receipt # 37-01/29/2025-0041  
 Fees: Fish & Wildlife County Administrative Fee \$50.00  
 Total Fees Due: \$50.00

Grand Total - All Documents: \$100.00