



THE CITY OF SAN DIEGO
DATE OF NOTICE: December 3, 2024

REVISED

NOTICE OF APPLICATION

DEVELOPMENT SERVICES DEPARTMENT

As a property owner, tenant, or person who has requested notice, you should know that an application has been filed with the City of San Diego for a Tentative Map to convert eleven (11) 1,435-square-foot dwelling units with attached 405-square-foot garages into eleven (11) condominium units at 2238-2258 Calle Chanate (APN 588-050-17-00). The future dwelling units have been recently permitted under PRJ-1073606. The project was previously noticed as a Process 3, Tentative Map Waiver; however, the project requires a Tentative Map for the creation of five or more condominium units, pursuant to SDMC Section 125.0410. The 0.89-acre site is in the RM-1-1 Base Zone within the Skyline Paradise Hills Community Plan Area. This application was filed on August 12, 2024.

PROJECT NO:	PRJ-1120562
PROJECT NAME:	<u>2238 CALLE CHANATE</u>
PROJECT TYPE:	TENTATIVE MAP, PROCESS FOUR
APPLICANT:	WALSH ENGINEERING & SURVEYING, INC.
COMMUNITY PLAN AREA:	SKYLINE-PARADISE HILLS
COUNCIL DISTRICT:	4
CITY PROJECT MANAGER:	Veronica Davison, Development Project Manager
PHONE NUMBER/E-MAIL:	(619) 446-5462 / HDavison@sandiego.gov

The decision to approve or deny this application will be made at a public hearing. You will receive another notice informing you of the date, time, and location of the public hearing. This project is undergoing environmental review.

Should the condominium conversion project be approved, tenants may be required to vacate the premises. No units may be sold in this building unless the conversion is approved by the city and until after a public report is issued by the Department of Real Estate. Each tenant has the exclusive right to contract for the purchase of his or her respective unit upon the same terms and conditions that such unit will be initially offered to the general public or terms more favorable to the tenant. The right shall run for a period of not less than 90 days from the date of

issuance of the subdivision public report pursuant to Section 11018.2 of the Business and Professions Code, unless the tenant gives prior written notice of his or her intention not to exercise the right.

Please note that Community Planning Groups provide citizens with an opportunity for involvement in advising the City on land use matters. Community Planning Group considerations are a recommended, but not required, part of the project review process. Please see the Community Planning Group Contact List at [Community Planning Groups Contact List | City of San Diego Official Website](#) to inquire about Skyline-Paradise Hills Community Planning Group meeting dates, times, and location for community review of this project.

If you have any questions about the project after reviewing this information, you may contact the City Project Manager listed above. This information will be made available in alternative formats upon request.

Internal Order No.: 11004543



Development Services Department

Veronica Davison / Project No. PRJ-1120562 - Rev NA
1222 First Avenue, MS 501
San Diego, CA 92101-4101

RETURN SERVICE REQUESTED