



THE CITY OF SAN DIEGO
DATE OF NOTICE: November 29, 2024

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 Site Development Permit, Tentative Map, and Easement Vacation for the proposed construction of 2 - 3 story attached and detached single dwelling units, totaling 25 units of which 3 units are affordable with 54 parking spaces, subdivision of the site into 25 residential lots and an HOA area, vacation of a 30-foot-wide water pipeline and rights easement, abandoning two (2) SDG&E easements, and creation of new easements within the Public Right of Way (ROW). The 1.93-acre site is in the RS-1-7 Base Zone within the Encanto Neighborhoods Community Plan Area, Sustainable Development Area (SDA), and Complete Communities Mobility Choices (CCMC) Zone 3 in Council District 4.

PROJECT NO:	PRJ-1123939
PROJECT NAME:	<u>1405 MARIPOSA</u>
PROJECT TYPE:	SITE DEVELOPMENT PERMIT, TENTATIVE MAP AND EASEMENT VACATION, PROCESS FOUR
APPLICANT:	DBRDS
COMMUNITY PLAN AREA:	ENCANTO NEIGHBORHOODS
COUNCIL DISTRICT:	4
CITY PROJECT MANAGER:	Ollie Shepherd, Development Project Manager
PHONE NUMBER/E-MAIL:	(619) 446-5412 / OShepherd@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.

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 Encanto Neighborhoods 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.: 24010033



Development Services Department

Ollie Shepherd / Project No. PRJ-1123939
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San Diego, CA 92101-4101

RETURN SERVICE REQUESTED