



THE CITY OF SAN DIEGO

DATE OF NOTICE: July 23, 2020

NOTICE OF FUTURE DECISION

DEVELOPMENT SERVICES DEPARTMENT

As a property owner, tenant, or person who has requested notice, you should know that the Development Services Department Staff will make a decision to approve, conditionally approve, modify or deny an application for a (Process Two) Neighborhood Use Permit to amend Conditional Use Permit No. 84-0532 for the addition of a new 756-square-foot carwash bay, 700-square-foot convenience store, 400-square-foot storage mezzanine, and one fuel dispenser at an existing three-pump gas station; and, removal of all existing dispenser islands and remove/rebuild trash enclosure. The 0.390-acre site is located at 6953 Navajo Road in the CC-1-3 Zone within the Navajo Community Plan area, MTDD. Council District 7.

PROJECT NO:	657043
PROJECT NAME:	<u>ROYAL OIL AND CAR WASH NUP</u>
PROJECT TYPE:	NEIGHBORHOOD USE PERMIT, PROCESS TWO
APPLICANT:	HAGMAN & ASSOCIATES, PARIS
COMMUNITY PLAN AREA:	NAVAJO
COUNCIL DISTRICT:	7
CITY PROJECT MANAGER:	Derrick Johnson (D.J.), Development Project Manager
PHONE NUMBER/E-MAIL:	(619) 446-5477/ DNJohnson@sandiego.gov

The decision by City staff will be made **without** a public hearing no less than thirty (30) calendar days after the date of mailing the Notice of Future Decision. If you want to receive a "Notice of Decision", you must submit a written request to the City Project Manager listed above no later than ten (10) business days from the mailing date of this Notice. This project is undergoing environmental review.

The decision of the Development Services Department staff can be appealed to the **Planning Commission** no later than ten (10) business days after the decision date. See Information Bulletin 505 "Appeal Procedure", available at www.sandiego.gov/development-services. During the Statewide "Safer-at-Home" directive to reduce the spread of COVID-19, beginning March 19, 2020, appeals to the Planning Commission must be filed by email or US mail as follows:

- 1) Appeals filed via E-mail: [The Development Permit/Environmental Determination Appeal Application Form DS-3031 can be obtained here](#). Send the completed appeal form by email to PlanningCommission@sandiego.gov. Your email appeal will be acknowledged within 24 hours. You must separately mail the appeal fee by check payable to the City Treasurer to: Planning Commission/Appeal, MS 501, 1222 First Avenue, 5th Floor, San Diego, CA 92101. The appeal filing fee must be United States Postal Service (USPS) postmarked within 5 business days of the date the appeal is filed.

- 2) Appeals filed via US Mail: [The Development Permit/Environmental Determination Appeal Application Form DS-3031 can be obtained here](#). Send the completed appeal form by US Mail to Planning Commission/Appeal, MS 501, 1222 First Avenue, 5th Floor, San Diego, CA 92101. Appeals filed by US Mail must be USPS postmarked by the appeal deadline to be considered valid. The completed appeal form shall include the required appeal fee, with a check payable to: City Treasurer.

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. You may contact David Smith, Chair of the Navajo Community Planners, Inc. at (619) 283-5557 or by email at navajoplanners@gmail.com to inquire about the 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. 12002110, Fund No. 700036 (Flat Fee)



Development Services Department

Derrick Johnson (D.J.) / Project No. 657043 (Royal Oil & Car Wash NUP)
1222 First Ave., MS 501
San Diego, California 92101-4101

RETURN SERVICE REQUESTED