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Date: February 20, 2020

Subject: Notice of Intent (NOI) to Adopt a Mitigated Negative Declaration for the Del Mar Heights School Rebuild Project

To: State Clearinghouse, State Responsible Agencies, State Trustee Agencies, Other Public Agencies, Interested Organizations, and the Public

Lead Agency/Sponsor: Del Mar Union School District

Project Title: Del Mar Heights School Project

NOTICE IS HEREBY GIVEN that Del Mar Union School District (DMUSD), as Lead Agency under the California Environmental Quality Act (CEQA) has prepared an Initial Study for the Del Mar Heights Rebuild Project (proposed project), pursuant to the CEQA (Public Resources Code [PRC], Division 13, Section 21000 et seq. [CEQA Statute] and the California Code of Regulations [CCR], Title 14, Division 6, Chapter 3, Section 15000 et seq. [CEQA Guidelines]). Based on the Initial Study (IS), DMUSD determined that with mitigation the proposed project would have no significant adverse impacts on the environment and a Mitigated Negative Declaration (MND) is the appropriate CEQA compliance document. The DMUSD is providing public notice in compliance with Title 14, Chapter 3, Sections 15072 and 15073 of the California Code of Regulations, as amended.

NOTICE OF AVAILABILITY: The public review period will commence on February 20, 2020 and will close on March 23, 2020. A copy of the IS/MND is available for review at the Del Mar Heights School and the District office at the addresses below.

Del Mar Heights School
13555 Boquita Drive
San Diego, CA 90124

Del Mar Union School District Office
11232 El Camino Real
San Diego, CA 92130

The document can also be viewed electronically on the District's webpage at: <https://www.dmusd.org/Page/8854>

WRITTEN COMMENTS: We ask that any person wishing to comment on the IS/MND provide written comments by the end of the public review period by 5:00 p.m., March 23, 2020, addressed to Chris Delehanty, Executive Director of Capital Programs and Technology, at cdelehanty@dmusd.org, or by mail to the District at the address above.

PROPERTY LOCATION: The project site encompasses the Del Mar Heights School property at 13555 Boquita Drive in the City of San Diego. The project site consists of Assessor's Parcel Number (APN) 301-0500-700, and is in Del Mar Heights, City of San Diego. The project site is surrounded by Boquita Drive to the north, Mira Montana Drive to the east, and the Torrey Pines State Reserve Extension to the south and west of the project site. The subdivision of Del Mar Heights, in the City of San Diego, is surrounded by the City of Del Mar to the west, and the City of San Diego to the north, east, and south, and is approximately 0.30-mile west of Interstate 5 (I-5).

EXISTING CONDITIONS: The 10.85-acre project site operates as a K-6 school and includes an administration building, 22 classrooms, and 13 specialty classrooms (permanent and portables). The ingress and egress to the campus is through the school's driveway on Boquita Drive, which leads to the school's parking lot. The site includes play structures, a surface parking lot, hardcourts, a multi-use playing field, and a vegetable garden.

PROJECT DESCRIPTION: Del Mar Union School District plans to fully redesign and reconstruct the Del Mar Heights School. The capacity will be reduced by one classroom (approximately 24 students), buildings will be limited to one story with low slope roofs, and access to the school will remain via Boquita Drive. School opening is proposed for September 2021. Construction of the proposed project would occur over an approximately 8.4-acre area.

ENVIRONMENTAL ISSUES: The IS/MND analyzes all CEQA environmental topic areas.

BOARD MEETING: The DMSD Board of Education will consider this item during a scheduled meeting on March 25, 2020 at 5:45 PM. The Board meeting will be held in the District Board Room, 11232 El Camino Real, San Diego, CA 92130.