

# APN: 4404212500

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**Parcel Information Report**

2024-01-09T15:54:50.264-08:00

**Site Location**

Address	3610 ADAMS AVE
Assessor's Parcel Number (APN)	4404212500
Lots	Yes:  MAP 985 Block No 22 Lot No 11 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 10 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 9 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 8 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 7 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 12 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 6 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 13 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 5 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 14 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 4 NORMAL HEIGHTS  MAP 985 Block No 22 Lot No 15 NORMAL HEIGHTS  MAP 985

	Block No 22 Lot No ROW NORMAL HEIGHTS
	MAP 985 Block No 22 Lot No 3 NORMAL HEIGHTS
	MAP 985 Block No 22 Lot No 2 NORMAL HEIGHTS
City Council District	9
City Owned Parks	No: None
City Owned Real Property (CORP)	No
CDE School Site	No: None
100 Scale GRID	Yes: 2181734

### Planning Area

Community Plan Area (CPA)	MID-CITY:NORMAL HEIGHTS
Specific Plan Area (SPA)	No: None
Business Improvement District (BID)	Yes: Adams Avenue Business Improvement District (BID)
Prime Industrial Land (PIL)	No: None
Proposition A Lands (PAL)	No: None
Sustainable Development Areas (SDA)	See Link in Details Tab
Complete Communities Housing Solutions (CCHS)	See Link in Details Tab
Complete Communities Mobility Choices (CCMC)	See Link in Details Tab
Communities of Concern (COC)	No
San Diego Promise Zone (SDPZ)	No
Central Urbanized Planned District (CUPD)	Yes

### Base Zone

Zone Designation	CUPD-CU-3-3 RM-1-1
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### Overlay Zones

Airport Land Use Compatibility Overlay Zone (ALUCOZ)	Yes: Montgomery Field
Clairemont Mesa Height Limit Overlay Zone (CMHLOZ)	No
Coastal Height Limit Overlay Zone (CHLOZ)	No
Coastal Overlay Zone (COZ)	No: None
Coastal Overlay Zone First Public Roadway (COZFPR)	No
Community Plan Implementation Overlay Zone (CPIOZ)	No: None
Mission Trails Design District (MTDDOZ)	No: None
Mobile Home Park Overlay Zone (MHPOZ)	No
Parking Impact Overlay Zone (PIOZ)	No: None

Sensitive Coastal Overlay Zone (SCOZ)	No: None
Transit Area Overlay Zone (TAOZ)	Yes
Urban Village Overlay Zone (UVOZ)	No

**Transportation**

Parking Standards Transit Priority Area (PSTPA)	No
Transit Priority Area (TPA)	No
Affordable Housing Parking Demand	Yes: High

**Airports**

ALUCP Airport Influence Area (AIA)	Yes: Montgomery Field - Review Area 2
ALUCP Noise Contours (CNEL)	No: None
ALUCP Safety Zone	No: None
FAA Part 77 Noticing Area	Yes: Montgomery Field//607 to 612 feet elevation above sea level // 18000 to 18500 feet horizontal distance from runway Montgomery Field//602 to 607 feet elevation above sea level // 17500 to 18000 feet horizontal distance from runway

**Historic and Cultural Resources**

La Jolla Shores Archaeological Study Area (LJSASA)	No
Cultural Sensitivity Area	Yes: Moderate
Paleontological Sensitivity Area	Yes: Moderate
Designated Historic District	No: None
Designated Historic Resource	No: None
Historic Review Exemption Area (HREA)	No

**Environmentally Sensitive Lands (ESL)**

These search results indicate the probability of the presence of ESL.

The presence of ESL is determined by a project-specific analysis in connection with any permit application. A determination can also be made by requesting a Preliminary Review.

For more information regarding ESL, refer to [Chapter 14, Article 3, Division 1](#) of the Land Development Code and the applicable guidelines in the Land Development Manual.

Multiple Habitat Planning Area (MHPA)	No
Sensitive Vegetation	No: None
Vernal Pools	No
Non-Coastal Wetlands	No
Coastal Wetlands	No: None
Coastal Bluff	No: None
Coastal Beach	No: None
Steep Hillside	No
Special Flood Hazard Area	Special Flood Hazard Area Zone: No Flood Zone: X Flood Zone Subtype: AREA OF MINIMAL FLOOD HAZARD Source Cite: 06073C_LOMC236

**Fire**

<i>Brush Management</i>	No: None
<i>Very High Fire Hazard Severity Zone (VHFSZ)</i>	No

**Geology and Soils**

<i>Alquist-Priolo Earthquake Fault Zone</i>	No: None
<i>Earthquake Fault Buffers</i>	No: None
<i>Geologic Hazard Category</i>	Yes: 52
<i>Elevation Contour 5 Feet (1999)</i>	Min: 395 Max: 395
<i>Slopes 25% or Greater (1999)</i>	No

**Hydrology**

<i>Watershed</i>	SAN DIEGO
<i>Watershed Subarea</i>	Mission San Diego
<i>Environmentally Sensitive Area (ESA)</i>	No
<i>Areas of Special Biological Significance (ASBS)</i>	No

**School District**

<i>Elementary School District</i>	San Diego Unified
<i>High School District</i>	See Unified School District
<i>Unified School District</i>	UNIFIED SAN DIEGO