



County of San Diego, Planning & Development Services

DISCRETIONARY PERMIT APPLICATION
ZONING DIVISION

PDS2023-ER-23-02-007

RECORD ID(S): PDS 2023-MUF-23-016
Table with columns: Planning, LD Review Teams, DEH, Trails Review, Other. Rows: FEES, DEPOSITS, TOTAL FEES AND INITIAL DEPOSIT: \$ 17,258

Have you had a pre-application conference? YES NO If yes, Planner's Name Regina Ochoa
Is this project the subject of a code violation? YES NO If yes, provide a copy of the Warning/Citation/Violation Notice.
Are there any related, open applications such as DEH permits, Grading permits, etc? YES NO
If yes, list permits:
Is there an existing Trust Account on any of the open records related to this proposed project? YES NO
Are there any prior related cases such as a specific plan? If yes, list Case Number(s)

The Financially Responsible Party is responsible for all costs related to this application (See form PDS-126).
Assessor's Parcel No. (APN) 104-250-10 & -47

Owner's Name CW Euclid Lincoln, Inc Owner's Phone 909-550-8483
Owner's Address 4740 Green River Rd Ste 317, Corona, CA 92878
Owner's email vzsapizzaone@gmail.com Owner's Fax 877-471-5650

Applicant's Name Salim Development Group LLC Applicant's Phone 951-323-2187 or 760-222-4637
Applicant's Address 4740 Green River Rd. Ste 317, Corona, CA 92878
Applicant's email everett@everettsmithdesigns.com and ana@elitepnp.com Applicant's Fax

Engineer's Name Joe Cross Engineer's Phone
Engineer's Address
Engineer's email Engineer's Fax

Project Contact Person Everett Smith or Ana Salazar Phone 951-323-2187 or 760-222-4637
Address 3437 Potomac Ct. Perris, CA 92570
Project Contact's email everett@everettsmithdesigns.com and ana@elitepnp.com Project Contact's Fax
Project Name Fallbrook Express Car Wash

Project Address & Nearest Cross Street 1581 S Mission Road, Fallbrook, CA

I declare under penalty of perjury under the laws of the State of California that the statements made as part of this application are true and correct. I hereby agree to provide the indemnification as required by Chapter 2 of Division 6 of Title 8 of the San Diego County Code.

*REQUIRED: an Authorized Agent signing below must attach a signed Letter of Authorization.

Signature of Owner or *Authorized Agent
Zohaib Salim
Print Signator's Name Date 10/30/23

OFFICIAL USE ONLY
SDC PDS RCVD 11-02-23
MUP23-016



FOR DEPARTMENT USE ONLY

General Plan Designation General Commercial
 Existing Commercial Proposed Commercial
 Regional Category village

For Administrative Permits and Use Permits
 Describe use: MUP

ZONE		Existing	Proposed
USE REGULATIONS		<u>C36</u>	
ANIMAL REGULATIONS		<u>0</u>	
DEVELOPMENT REGULATIONS	Density	<u>40</u>	
	Lot Size	<u>none</u>	
	Building Type	<u>w</u>	
	Maximum Floor Area	<u>none</u>	
	Floor Area Ratio	<u>none</u>	
	Height	<u>G</u>	
	Lot Coverage	<u>none</u>	
	Setback	<u>0</u>	
Open Space	<u>A</u>		
SPECIAL AREA REGULATIONS		<u>B, C</u>	

Thomas Guide (Page/Grid) 1027 F5
 Tax Rate Area 75002
 Total Acres _____ No. of lots _____
 Planning Group Fairbrook
 Community Plan Fairbrook
 Supervisor District 5
Quad 2

Within: Rural Village Boundaries? YES NO Village Boundaries? YES NO Special Study Area? YES NO
 Project is within a Specific Plan? YES NO If yes, name of Specific Plan _____
 Related Records/Permits? YES NO If yes, list MPA-22-001

Project is subject to the County Groundwater Ordinance? YES NO FP-2 YES NO
 Project is within 1/2 mile of a Regional Park? YES NO
 Project is within 1 mile of a Highway? YES NO
 Project is within 1 mile of a City? YES NO If yes, name of City _____
 Project is proposed for Septic? YES NO
 Project is proposed for Sewer? YES NO
 Project is a Violation Case? YES NO
 Military Notice is required? YES NO
 Project is within 150' of the International Border? YES NO

If yes, notify the Department of Homeland Security. See Board of Supervisor's Policy I-111.
 If the subject parcel was created through a PM or B/C, have you verified that all Covenants of Improvement have been satisfied? YES NO **IF NO, DO NOT ACCEPT THE APPLICATION.**
 Is there a different owner of mineral rights than the owner of real property? YES NO
 If yes, identify name and address: _____

FOR PLANNER ASSIGNMENT - PLEASE CALL (858) 694-3292

Technician Initials: SP Date: 11/1/23 Technician's comments: _____