Appendices

1.0-1 NOTICE OF PREPARATION

City of Wildomar
Notice of Completion & Environmental Document Transmittal

2012031064

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044
(916) 445-0613 state.clearinghouse@opr.ca.gov

SCH # _____

PROJECT TITLE
Oak Creek Canyon Residential Project (Planning Application No. 11-0261)

LEAD AGENCY		CONTACT PERSON
City of Wildomar		Matthew C. Bassi, Planning Director
STREET ADDRESS		PHONE
23873 Clinton Keith Road, Suite 201		951/677-7751, Ext. 213
CITY	ZIP CODE	COUNTY
Wildomar	92595	Riverside

PROJECT LOCATION

COUNTY	CITY/NEAREST COMMUNITY		
Riverside	City of Wildomar		
CROSS STREETS		ZIP CODE	TOTAL ACRES
Bundy Canyon Road between Oak Canyon Drive and Sunset Avenue		92595	151.23
ASSESSOR'S PARCEL NUMBER	SECTION	TOWNSHIP	RANGE
362-070-001, 003, 006, 010, 013, 018, 021, 023, 024; 362-080-004, 005, 007, 008, 009, 012; 362-090-009, 015	SEC 19 N	T6S	R3W, San Bernardino B&M

WITHIN 2 MILES:

STATE HIGHWAY NUMBER	AIRPORTS	SCHOOLS
Interstate 15 & 215	None within 2 miles, closest airport is Skylark Field in Lake Elsinore (2.6 miles northwest)	David A. Brown Middle School, Wildomar Elementary School, Elsinore High School, Donald Graham Elementary School, California Lutheran High School, Anne Sullivan Nursery School, Cornerstone Christian School, Faith Baptist Academy, Sycamore Academy.

RAILWAYS	WATERWAYS
None.	None.

DOCUMENT TYPE

CEQA			NEPA		OTHER	
	☒ NOP	☐ Supplement/Subsequent EIR		☐ NOI		☐ Joint Document
	☐ Early Cons	(Prior SCH No.) _____		☐ EA		☐ Final Document
	☐ Neg Dec	☐ Other _____		☐ Draft EIS		☐ Other _____
	☐ Draft EIR			☐ FONSI		

LOCAL ACTION TYPE

☐ General Plan Update	☒ Specific Plan Amendment	☒ Rezone	☐ Annexation
☐ General Plan Amendment	☐ Master Plan	☐ Prezone	☐ Redevelopment
☐ General Plan Element	☐ Planned Unit Development	☐ Use Permit	☐ Coastal Permit
☐ Community Plan	☐ Site Plan	☒ Land Division (Subdivision, etc.)	☐ Other _____

DEVELOPMENT TYPE

☒ Residential	Units 315	Acres 151.23		☐ Transportation	Type _____	
☐ Office	Sq. ft. _____	Acres _____	Employees _____	☐ Mining	Mineral _____	
☒ Shopping/Commercial	Sq. ft. _____	Acres 3.5	Employees _____	☐ Waste Treatment	Type _____	
☐ Industrial	Sq. ft. _____	Acres _____	Employees _____	☐ Hazardous Waste	Type _____	
☐ Educational _____				☐ Water Facilities	Type _____	MGD _____
☐ Recreational _____				☐ Power	Type _____	Watts _____
☐ Other _____						

FUNDING

Federal $ _____ State $ _____ Total $ _____

RECEIVED
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STATE CLEARING HOUSE

PROJECT ISSUES DISCUSSED IN DOCUMENT

☒ Aesthetic/Visual	☐ Flood Plain/Flooding	☒ Schools/Universities	☒ Water Supply
☐ Agricultural Land	☐ Forest Land/Fire Hazard	☐ Septic Systems	☐ Wetland/Riparian
☒ Air Quality	☒ Geological/Seismic	☒ Soil Erosion/Compaction/Grading	☒ Wildlife
☒ Archaeological/Historical	☐ Minerals	☒ Solid Waste	☒ Growth Inducing
☐ Coastal Zone	☒ Noise	☐ Toxic/Hazardous	☒ Land Use
☒ Drainage/Absorption	☒ Population/Housing Balance	☒ Traffic/Circulation	☒ Cumulative Effects
☐ Economic/Jobs	☒ Public Services/Facilities	☒ Vegetation	☐ Other _____
☐ Fiscal	☒ Recreation/Parks	☒ Water Quality	

PRESENT LAND USE/ZONING/GENERAL PLAN DESIGNATION The proposed project is part of the Farm Specific Plan No. 116. Current zoning for the project site is R-1, Single Family Residential.

PROJECT DESCRIPTION While a single proposal for processing by the City, the proposed project requires three (3) distinct development actions more specifically described as follows: Specific Plan Amendment (SPA) – An amendment to the Farm Specific Plan No. 116 to create special development standards, architectural design guidelines, landscape design guidelines, etc., for a 315-lot single family residential subdivision project (with private parks), including a 3.5 acre commercial retail component; and, Change of Zone (CZ) – An amendment to the City's Zoning Map from R-1 (One-Family Dwelling) to R-4 (Planned Residential Zone) and C/1-C/P (General Commercial) to accommodate the development of a 315-lot single family residential subdivision project (with private parks), including a 3.5 acre commercial retail component; and, Tentative Tract Map No. 36388 – A proposed subdivision of 151.23 acres into 315 lots (including a 3.5 acre commercial site – Lot L) for the development of 315 single family residential dwelling units with lot sizes ranging from 4,000 square feet to 7,200 square feet with private parks.

REVIEWING AGENCIES CHECKLIST

☐ Resources Agency
☐ Boating & Waterways
☐ Coastal Conservancy
☐ Colorado River Board
☐ Conservation
☒ Fish and Game
☐ Forestry & Fire Protection
☐ Office of Historic Preservation
☐ Parks and Recreation
☐ Reclamation Board
☐ San Francisco Bay Conservation & Development Commission
☐ Water Resources

Business, Transportation & Housing

☐ Aeronautics
☐ California Highway Patrol
☒ CALTRANS District # 8
☐ Department of Transportation Planning (headquarters)
☒ Housing & Community Development
☐ Food & Agriculture Health & Welfare
☐ Health Services _____

State & Consumer Services

☐ General Services

Environmental Protection Agency

☒ Air Resources Board
☒ California Waste Management Board
☐ SWRCB: Clean Water Grants
☐ SWRCB: Delta Unit
☐ SWRCB: Water Quality
☐ SWRCB: Water Rights
☒ Regional WQCB # 9 (San Diego Region)

Youth & Adult Corrections

☐ Corrections

Independent Commissions & Offices

☐ Energy Commission
☒ Native American Heritage Commission
☐ Public Utilities Commission
☐ Santa Monica Mountains Conservancy
☐ State Lands Commission
☐ Tahoe Regional Planning Agency

☐ Other U. S. Army Corps of Engineers, San Diego District
☐ Other _____

PUBLIC REVIEW PERIOD

Starting Date Thursday, March 15, 2012

Ending Date Monday, April 16, 2012

Signature Matthew Bassi

Date March 14, 2012

Matthew C. Bassi, Planning Director

Lead Agency (Complete if applicable):

Consulting Firm: Pacific Municipal Consultants

Address: 6020 Cornerstone Court West

City/State/Zip: San Diego, CA 92128

Contact: Mark Teague, AICP

Phone: (858) 453-3602 ext 15201

Applicant: Jim Bach c/o MDMG, Inc.

Address: 41635 Enterprise Circle North, Suite B

City/State/Zip: Temecula, CA 92590

Phone: (951) 296-3466 ext. 221

For SCH Use Only: _____

Date Received at SCH _____

Date Review Starts _____

Date to Agencies _____

Date to SCH _____

Clearance Date _____

Notes: