

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
County of: San Diego
Address: 1600 Pacific Highway, Suite 260
San Diego, CA 92101

From:

Public Agency: City of El Cajon
Address: 200 Civic Center Way
El Cajon, CA 92020
Contact: Noah Alvey, Deputy Director
Phone: 619-441-1795

Lead Agency (if different from above): _____
Address: _____
Contact: _____
Phone: _____

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2016031030

Project Title: Housing Element Rezone Program (Mixed-Use Overlay) - Lennar Townhomes

Project Applicant: Lennar Homes, David Shepherd; 16465 Via Esprillo, Suite 150, San Diego CA 92127; 858-618-4919

Project Location (include county): 1050 – 1058 East Main Street, El Cajon CA 92021, San Diego County

Project Description:


Construction of 132 condominium townhomes with common recreational and parking areas, landscaping and public improvements on the north side of East Main Street between North Mollison Avenue and North First Street. This project is a subsequent activity under the scope of the previously certified Final Program Environmental Impact Report for the City of El Cajon Housing Element Rezone Program, State Clearing House No. 2016031030, pursuant to California Environmental Quality Act ("CEQA") Guidelines section 15168. The project is consistent with the planned land use for the subject site and no new impacts to the site were identified. The project will comply with the mitigation framework, and all required mitigation measures are proposed as conditions of approval.

This is to advise that the City of El Cajon has approved the above
(Lead Agency or Responsible Agency)

described project on August 13, 2024 and has made the following determinations regarding the above
(date)
described project.

- 1. The project [will will not] have a significant effect on the environment.
- 2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
- 3. Mitigation measures [were were not] made a condition of the approval of the project.
- 4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
- 5. A statement of Overriding Considerations [was was not] adopted for this project.
- 6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:
https://www.elcajon.gov/ or El Cajon Community Dev. Dept. 200 Civic Center Way, El Cajon CA 92020

Signature (Public Agency):  Title: Noah Alvey

Date: August 15, 2024 Date Received for filing at OPR: _____