

Notice of Determination

Appendix D

To:
Office of Planning and Research
For U.S. Mail:
P.O. Box 3044
Sacramento, CA 95812-3044
County Clerk
County of: Orange
Address: 333 W. Santa Ana Blvd
Santa Ana, CA 92701

From:
Public Agency: Santa Margarita Water District
Address: 26111 Antonio Pkwy
Rancho Santa Margarita, CA 92688
Contact: Don Bunts
Phone: 949-459-6602
Lead Agency (if different from above): same as above
Address:
Contact:
Phone: ORANGE COUNTY CLERK-RECORDER DEPARTMENT

FILED
DEC 23 2019

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): 2003021141 and 2006061140

Project Title: Addendum to FEIR 589 (The Ranch Plan) and FEIR 584 (NCCP/MSAA/HCP for Southern Subregion. Implementation of a 30" Recycled Water Pipeline)

Project Applicant: Santa Margarita Water District; 26111 Antonio Pkwy, Rancho Santa Margarita, CA 92688

Project Location (include county): Unincorporated Orange County (near San Juan Capistrano)

Project Description:

The proposed pipeline is approximately 3,700 lineal feet constructed from either ductile iron pipe or steel pipe. The pipeline will extend from the southern terminus of the approved Gibby Road Bridge to a 30-inch pipeline in the vicinity of Cristianitos Road and the Lapeyre Industrial Sands access road. The pipeline will provide recycled water from the Chiquita Water Reclamation Plant to the Trampas Canyon Reservoir. The pipeline connection traverses existing roadways/highway (including State Route 74 [Ortega Highway]), utility access roads, and firebreak/ranch access roads. Project features include the pipeline, airvacs, blowoffs, pipeline appurtenances and facilities for access to the pipeline

This is to advise that the Santa Margarita Water District has approved the above (X) Lead Agency or ( ) Responsible Agency

described project on 12/20/2019 and has made the following determinations regarding the above (date)

described project.

- 1. The project (X) will ( ) will not have a significant effect on the environment.
2. (X) 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 (X) were ( ) were not made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan (X) was ( ) was not adopted for this project.
5. A statement of Overriding Considerations (X) was ( ) was not adopted for this project.
6. Findings (X) 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:

Santa Margarita Water District; 26111 Antonio Pkwy, Rancho Santa Margarita, CA 92688

Signature (Public Agency): Don Bunts, Deputy General Manager

Date: 12-20-19 Date Received for filing at OPR:

Fish & Wildlife Fee Finding: EIR filing fee previously paid Recorded in Official Records, Orange County Hugh Nguyen, Clerk-Recorder

DEC 23 2019

STATE CLEARINGHOUSE



201985001284 9:43 am 12/20/19

381 OR03 Z01

0.00 0.00 0.00 0.00 0.00 0.00 0.00 0.00

30-2019-1248

ORANGE COUNTY CLERK-RECORDER DEPARTMENT
BY: [Signature]

DEC 20 2019

POSTED

Orange County  
Clerk-Recorder's Office  
Hugh Nguyen

501 N. Ross Street  
92701

County

Finalization: 20190000465585  
12/20/19 9:43 am  
381 OR03

Item	Title	Count
L	Z01	1

EIR: Exempt or Previously Paid  
Document ID Amount

DOC# 201985001284 0.00  
Time Recorded 9:43 am

Total 0.00

Payment Type Amount

Amount Due 0.00

THANK YOU  
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FOR YOUR RECORDS

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State of California - Department of Fish and Wildlife  
**2019 ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFW 753.5a (Rev. 01/01/18) Previously DFG 753.5a



RECEIPT NUMBER:  
 30-2019 1248  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
 2003021141, 2006061140

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY <b>SANTA MARGARITA WATER DISTRICT</b>	LEAD AGENCY EMAIL	DATE 12/20/2019
COUNTY/STATE AGENCY OF FILING Orange	DOCUMENT NUMBER 201985001284	

PROJECT TITLE  
 ADDENDUM TO FEIR 589 (THE RANCH PLAN) AND FEIR 584 9NCCP/MSAA/HCP FOR SOUTHERN SUBREGION. IMPLEMENTATION OF A 30" RECYCLED PIPELINE

PROJECT APPLICANT NAME <b>SANTA MARGARITA WATER DISTRICT</b>	PROJECT APPLICANT EMAIL	PHONE NUMBER (949) 459-6602
PROJECT APPLICANT ADDRESS 26111 ANTONIO PKWY	CITY RANCHO SANTA MARGARITA	STATE CA
		ZIP CODE 92688

PROJECT APPLICANT (Check appropriate box)

Local Public Agency   
  School District   
  Other Special District   
  State Agency   
  Private Entity

CHECK APPLICABLE FEES:

- Environmental Impact Report (EIR) \$3,271.00 \$ 0.00
- Mitigated/Negative Declaration (MND)(ND) \$2,354.75 \$ 0.00
- Certified Regulatory Program document (CRP) \$1,112.00 \$ 0.00
- Exempt from fee
  - Notice of Exemption (attach)
  - CDFW No Effect Determination (attach)
- Fee previously paid (attach previously issued cash receipt copy)

- Water Right Application or Petition Fee (State Water Resources Control Board only) \$850.00 \$ 0.00
- County documentary handling fee \$ 0.00
- Other \$

PAYMENT METHOD:

Cash   
  Credit   
  Check   
  Other   
 TOTAL RECEIVED \$ 0.00

SIGNATURE 	AGENCY OF FILING PRINTED NAME AND TITLE DIANNA VELASQUEZ, DEPUTY CLERK
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# County of Orange

## NOTICE OF DETERMINATION

DEC 20 2019

Recorded in Official Records, Orange County  
Tom Daly, Clerk-Recorder

ORANGE COUNTY CLERK-RECORDER DEPARTMENT

BY: 

DEPUTY

893.00

200685001153 02:28pm 10/25/06


90 67 202 201

**TO:** County Clerk, County of Orange

**FROM:** Resources and Development Management Department 850.00 43.00 0.00 0.00 0.00 0.00 0.00 0.00

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

**FILED**

<b>Project Title:</b> Final Environmental Impact Report No. 584/Environmental Impact Statement for the Southern Subregion Natural Community Conservation Plan/Master Streambed Alteration Agreement/Habitat Conservation Plan (NCCP/MSAA/HCP)		<b>Type of Document:</b> EIR/EIS	
		DEC 20 2019	
		ORANGE COUNTY CLERK-RECORDER DEPARTMENT	
		BY:  DEPUTY	
<b>State Clearinghouse Number:</b> 2006061140		<b>Previously certified or adopted? If yes, provide document number and certification date:</b> No.	
<b>Contact:</b> CEQA – Jerry Mitchell		<b>Telephone:</b> (714) 834-5389	
<b>Applicants:</b> County of Orange, RDMD Santa Margarita Water District Rancho Mission Viejo, LLC		<b>Address:</b> 300 N. Flower Street, Santa Ana CA 92703 26111 Antonio Parkway, Las Flores, CA 92688 28811 Ortega Highway, San Juan Capistrano, CA 92693	
<b>Project Location:</b> The Southern Subregion NCCP/MSAA/HCP boundaries are as follows: on the west, the boundary extends from the mouth of the San Juan Creek along the Creek inland to Interstate 5, then northwest along Interstate 5 to El Toro Road, and north along El Toro Road to the intersection of Live Oak Canyon Road, and northeasterly on a straight line from that intersection to the northern apex of the boundary with Riverside County. The San Diego and Riverside county boundaries form the eastern boundary of the Subregion.			
<b>Project Description:</b> The Southern Subregion NCCP/MSAA/HCP establishes a Conservation Strategy to be implemented by the County of Orange in cooperation with state and federal agencies and Participating Landowners in southern Orange County. The Conservation Strategy focuses on long-term protection and management of multiple natural communities that provide habitat essential to the survival of a broad array of wildlife and plant species. The Conservation Strategy, including state and federal regulatory authorizations and provisions for proposed Covered Activities, represents the comprehensive project. In summary, the Conservation Strategy consists of the following elements: creation of a permanent Habitat Reserve; formulation and implementation of a Habitat Reserve Management Program (HRMP); state and federal regulatory coverage and provisions for the impacts of proposed Covered Activities on proposed Covered Species and California Department of Fish and Game Jurisdictional Areas; and execution of an Implementation Agreement and identification of funding necessary to implement the HRMP. The Covered activities consist of those lawful activities undertaken by the Participating Landowners (i.e., County of Orange, Rancho Mission Viejo and Santa Margarita Water District pursuant to the NCCP/MSAA/HCP.			

Notice is hereby given that the County of Orange as lead agency has made the following determination on the above-described project:

- The project was approved by the Board of Supervisors on: October 24, 2006.

**FILED**  
OCT 25 2006

TOM DALY, CLERK-RECORDER  
 DEPUTY

**POSTED**

OCT 25 2006

TOM DALY, CLERK-RECORDER  
 DEPUTY

2. The project will not have a significant effect on the environment.

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 incorporated into the project through conditions of approval and project design.

4. For this project a Statement of Overriding Considerations was **Not Adopted**. However, a prior Statement of Overriding Considerations was adopted by the County Board of Supervisors on November 8, 2004 relative to the Ranch Plan, and said Statement of Overriding Considerations was incorporated by reference into the NCCP/MSAA/HCP findings.

5. Findings were made pursuant to CEQA Guidelines 15091 (Statement of Facts and Findings).

6. A copy of the EIR and the record of the project approval is on file and may be examined at:

**Resources & Development Management Department,  
Environmental Planning Services Division,  
300 N. Flower, Room 321  
Santa Ana, California 92702-4048.  
(714) 834-6105.**

Date: 10/25/06

Signature: *Jerry Mitchell*  
Title: *Planner IV*

**Fish & Game Fee Finding: EIR - \$850.00**

JM Revised 1/15/04

**POSTED**

DEC 20 2019

ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
BY: *[Signature]* DEPUTY

**FILED**

DEC 20 2019

ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
BY: *[Signature]* DEPUTY

**FILED**

OCT 25 2006

TOM DALY, CLERK-RECORDER  
By: *[Signature]* DEPUTY

**POSTED**

OCT 25 2006

TOM DALY, CLERK-RECORDER  
By: *[Signature]* DEPUTY



# County of Orange NOTICE OF DETERMINATION

NOV 09 2004  
TOM DALY, CLERK-RECORDER  
DEPUTY

Project Charge Number: PA010114

**POSTED**  
NOV 09 2004

**TO:** County Clerk, County of Orange  
**FROM:** Planning and Development Services Department  
**SUBJECT:** Filing of Notice of Determination in Compliance with Section 21108 and/or 21152 of the Public Resources Code

TOM DALY, CLERK-RECORDER  
DEPUTY

<b>Project Title:</b> The Ranch Plan (Planning Application PA010114)	<b>Type of Document:</b> Final Program EIR 589
<b>State Clearinghouse Number:</b> SCH# 2003021141	<b>Previously certified or adopted? If yes, provide document number and certification date</b>
<b>Contact Persons:</b> Planning Director – Tim Neely CEQA Project Manager – Chuck Shoemaker	<b>Telephone:</b> (714) 834-2552 (714) 834-2166
<b>Applicant:</b> Rancho Mission Viejo	<b>Address:</b> 28811 Ortega Highway, P. O. Box 9, San Juan Capistrano, CA 92693
<b>Project Location:</b> The 22,815-acre "Ranch Plan" project site is located in southeastern Orange County easterly of the cities of San Juan Capistrano, Mission Viejo and San Clemente and westerly of the Cleveland National Forest; and, constitutes the remaining undeveloped portions of Rancho Mission Viejo located within unincorporated Orange County	
<b>Project Description:</b> The Ranch Plan project includes: (1) a privately initiated Zone Change from A-1 General Agricultural and SG - Sand and Gravel Extraction to PC-Planned Community zoning district for the entire project site to allow up to 14,000 dwelling units, as well as retail, office, and recreational uses, within a development area of approximately 7,683 acres (the remaining 15,132 acres would be retained in open space); (2) amendments to the Land Use, Transportation, Resources and Recreation Elements of the County of Orange General Plan; (3) a Development Agreement; (4) approval of the South County Roadway Improvement Program (SCRIP); and, (5) certification of Draft Final Program EIR 589 prepared for the project in compliance with CEQA and the CEQA Guidelines.	

Notice is hereby given that the County of Orange as lead agency, Environmental Planning Services Division, has made the following determination on the above-described project:

The project was approved by the Board of Supervisors on November 8, 2004

- The project will have a significant effect on the environment.
  - 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.
- Mitigation Measures were incorporated into the project through conditions of approval and project design.
- For this project a Statement of Overriding Considerations was Adopted.
- Findings were made pursuant to CEQA Guidelines 15091 (Statement of Facts and Findings).
- A copy of the EIR and the record of the project approval is on file and may be examined at:

Resources & Development Management Department,  
Environmental Planning Services Division,  
300 N. Flower, Room 321  
Santa Ana, California 92702-4048.  
(714) 834-5550.

Signature: [Signature]  
Title: DIRECTOR, PLANNING AND DEVELOPMENT SERVICES

Date: 11/8/04

**FILED**

Recorded in Official Records, Orange County  
Tom Daly, Clerk-Recorder  
200485001407 08:25am 11/09/04  
90 63 202 Z01  
850.00 49.00 0.00 0.00 0.00 0.00

**Fish & Game Fee Finding:** EIR - \$850.00

DEC 20 2019

DEC 20 2019

ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
BY: [Signature] DEPUTY

ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
BY: [Signature] DEPUTY



STATE OF CALIFORNIA - THE RESOURCES AGENCY  
 DEPARTMENT OF FISH AND GAME  
 ENVIRONMENTAL FILING FEE CASH RECEIPT  
 DFG 753.5a (8-03)

240810

Lead Agency: PDS Date: 11-9-04  
 County / State Agency of Filing: O.C. Clerk Recorder Document No: 2004 85001407  
 Project Title: The Ranch Plan PA010114  
 Project Applicant Name: Ranch Mission Viejo Phone Number: 914 834-2166  
 Project Applicant Address: 28811 Ortega Hwy. P.O. Box 9 SJC. CA. 92683  
 Project Applicant (check appropriate box): Local Public Agency  School District  Other Special District   
 State Agency  Private Entity

CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report #589	\$850.00	\$ 850.-
<input type="checkbox"/> Negative Declaration	\$1,250.00	\$
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs	\$850.00	\$
<input checked="" type="checkbox"/> County Administrative Fee	<del>\$25.00</del>	\$ 43.-
<input type="checkbox"/> Project that is exempt from fees		
	<b>TOTAL RECEIVED</b>	<b>\$ 893.-</b>

Signature and title of person receiving payment: [Signature]

WHITE-PROJECT APPLICANT

YELLOW-DFG/FASB

PINK-LEAD AGENCY

GOLDENROD-STATE AGENCY OF FILING

ORANGE COUNTY RECORDER  
 TOM DALY

Finalization 20040000337343  
 11/09/2004 08:25am  
 90 63

FILED

DEC 20 2019

ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
 DEPUTY  
 BY: [Signature]

Item Title	Count
1 Z02 Fish & Game: Env Impact Report	1

1 Z01 EIR Administrative Fee	1
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Document ID	Amount
DOC# 200485001407	893.00
Time Recorded 08:25 am	

Total	893.00
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Payment Type	Amount
Check tendered # 10507	893.00
Amount Due	0.00

Thank You  
 Please Retain This Receipt  
 For Your Records

POSTED

DEC 20 2019

ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
 DEPUTY  
 BY: [Signature]





STATE OF CALIFORNIA - THE RESOURCES AGENCY  
 DEPARTMENT OF FISH AND GAME  
 ENVIRONMENTAL FILING FEE CASH RECEIPT  
 DFG 783.5 (6/03)

297556

Lead Agency: RDMO Date: 10/25/06  
 County / State Agency of Filing: OC, Recorder Document No.: 20060000276478  
 Project Title: EIR NO 584 EIR Statement for the Southern Silicon  
 Project Applicant Name: RDMO/RS in Water District Rancho Mission LLC Phone Number: 951-5389  
 Project Applicant Address: 300 N. Flower St SA CA 92703

Project Applicant (check appropriate box): Local Public Agency  School District  Other Special District   
 State Agency  Private Entity

CHECK APPLICABLE FEES:

- Environmental Impact Report \$850.00 \$ 850.-
  - Negative Declaration \$1,250.00 \$ \_\_\_\_\_
  - Application Fee Water Diversion (State Water Resources Control Board Only) \$850.00 \$ \_\_\_\_\_
  - Projects Subject to Certified Regulatory Programs \$850.00 \$ \_\_\_\_\_
  - County Administrative Fee 43.00 \$ 43.-
  - Project that is exempt from fees
- TOTAL RECEIVED \$ 893.-

Signature and title of person receiving payment: \_\_\_\_\_  
 WHITE-PROJECT APPLICANT      YELLOW-DFG/FASB      PINK-LEAD AGENCY      GOLDENROD-STATE AGENCY OF FILING

ORANGE COUNTY RECORDER  
 TOM DALY

Finalization 20060000276478  
 10/25/2006 02:28PM  
 90 67

Item Title	Count
1 Z02 Fish & Game: Env Impact Report	1
1 Z01 EIR Administrative Fee	1

Document ID	Amount
DOC# 200600001153	893.00
Time Recorded 02:28 PM	

Total 893.00

Payment Type	Amount
Check tendered # 22312	893.00
Amount Due	0.00

FILED  
 DEC 20 2006  
 ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
 BY: \_\_\_\_\_ DEPUTY

POSTED  
 DEC 20 2019  
 ORANGE COUNTY CLERK-RECORDER DEPARTMENT  
 BY: \_\_\_\_\_ DEPUTY



Orange County  
Clerk-Recorder's Office  
Hugh Nguyen

601 N. Ross Street  
92701

County

Finalization: 20190000465585  
12/20/19 9:43 am  
381 OR03

Item	Title	Count
1	Z01	1
EIR: Exempt or Previously Paid Document ID		Amount
DOC# 201985001284		0.00
Time Recorded 9:43 am		

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Total	0.00
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Payment Type	Amount
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Amount Due	0.00
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