

NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

TO: State Clearinghouse
P.O. Box 3044
Sacramento, CA 95812-3044

FROM: City of Rancho Cucamonga
Planning Department
P. O. Box 807
Rancho Cucamonga, CA 91729

The City of Rancho Cucamonga hereby gives notice that pursuant to the authority and criteria contained in the California Environmental Quality Act (CEQA) and the CEQA Guidelines, the staff has analyzed the request for:

PROJECT NAME: SUBTPM19855 & DRC2016-00291

PROJECT LOCATION: The 3.04-acre project site is located within the Very Low (VL) Residential District on the south side of Hillside Road, approximately 540 feet west of Archibald Avenue.

PROJECT DESCRIPTION: The applicant is requesting to subdivide the 3.04-acre project site into 4 parcels of land for future development of three (3) single-family residences on Parcels #1-#3, with the existing single-family residence (Grandma Issak House) preserved on Parcel #4. Parcels #1 - #3 will take vehicle access from the new cul-de-sac off of Hillside Road, with the existing residence on Parcel #4 continuing to take vehicle access from an existing drive access from Hillside Road. The existing 6-foot high wall along Hillside Road will be removed with the construction of the new cul-de-sac. The project includes a Tree Removal Permit (DRC2019-00393) for the removal of 17 eucalyptus trees located along the south and west property lines as well as a Certificate of Appropriateness (DRC2016-00291) to subdivide the project site and reduce the size of the parcel on which the existing residence is located. The applicant has submitted a Variance (DRC2016-00290) requesting to reduce the required lot depth from 200 feet to 150 feet. The applicant has submitted a Minor Exception application (DRC2018-00934) for the additional wall height. A Minor Exception permits an up to 2 foot increase in the permitted wall height. Combination wall heights are calculated by adding one-half the height of the retaining walls to the height of the freestanding portion of the wall. The maximum permitted calculated wall height will be 8 feet with the approval of the Minor Exception.

After reviewing the Initial Study and any applicable mitigating measures for the project, staff has determined that this project will not have a significant effect on the environment. Accordingly, a Mitigated Negative Declaration has been prepared.

A public hearing will be held by the Planning Commission and Historic Preservation to consider this proposed Mitigated Negative Declaration on July 10, 2019, at 7:00 p.m. at the Rancho Cucamonga Civic Center, Council Chambers, 10500 Civic Center Drive, Rancho Cucamonga.

Public comments on the Mitigated Negative Declaration will be received by the City beginning on June 5, 2019 through July 10, 2019.

Governor's Office of Planning & Research

Copies of all relevant material, including the project specifications and all documents referenced in the Mitigated Negative Declaration, are available for public inspection at Rancho Cucamonga Civic Center, Planning Department, 10500 Civic Center Drive, Rancho Cucamonga.

JUN 07 2019
STATE CLEARINGHOUSE

The project site __ is X is not listed on any list of hazardous waste sites prepared pursuant to Government Code Section 65962.5. Any information contained in a Hazardous Waste Substances Statement is attached to this Notice.

Date: 6/4/19

By: _____
Associate Planner

City Contact Information:
Tabbe van der Zwaag, Associate Planner
(909) 477-2750 Ext 4316