

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Legacy at Coto

Lead Agency: County of Orange, Development Services/Planning Contact Person: Kevin Canning
 Mailing Address: 601 North Ross Street Phone: (714) 667-8847
 City: Santa Ana Zip: 92701 County: Orange

Project Location: County: Orange City/Nearest Community: Coto de Caza
 Cross Streets: Avenida La Caza and Via Pavo Real Zip Code: 92679
 Longitude/Latitude (degrees, minutes and seconds): 33 ° 37 ' 22.8 " N / 117 ° 34 ' 38.5 " W Total Acres: 3.86
 Assessor's Parcel No.: 804-231-02 and 804-231-04 Section: 26 Twp.: 6S Range: 7W Base: N/A
 Within 2 Miles: State Hwy #: SR-241 Waterways: N/A
 Airports: N/A Railways: N/A Schools: Various

Document Type:

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

Local Action Type:

General Plan Update Specific Plan 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 101 Acres 3.86
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: GHG Emissions

Present Land Use/Zoning/General Plan Designation:

Tennis Facilities and Offices/Community Center, Commercial/Suburban Residential (1B)

Project Description: (please use a separate page if necessary)

The proposed Legacy at Coto Project (proposed project) is located within the Coto de Caza Specific Plan within unincorporated Orange County. The site is located at 23333 and 23335 Avenida La Caza. The project site consists of 3.86 acres and was the former location of the Vic Braden Tennis College. The proposed project would reuse the area where the existing tennis facilities and administrative offices are located to allow for the construction of a 101-unit active senior living project. A total of 120 onsite parking spaces and 25 offsite parking spaces at the Coto Valley Country Club would be provided for residents and visitors.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

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| <input checked="" type="checkbox"/> Air Resources Board | <input checked="" type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District #12 | <input checked="" type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB #9 |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input checked="" type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input checked="" type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region #5 | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | Other: _____ |
| <input type="checkbox"/> Health Services, Department of | Other: _____ |
| <input type="checkbox"/> Housing & Community Development | |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

Local Public Review Period (to be filled in by lead agency)

Starting Date June 26, 2020 Ending Date July 31, 2020

Lead Agency (Complete if applicable):

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|--|---|
| Consulting Firm: <u>VCS Environmental</u> | Applicant: <u>County of Orange</u> |
| Address: <u>30900 Rancho Viejo Road, Suite 100</u> | Address: <u>601 North Ross Street</u> |
| City/State/Zip: <u>San Juan Capistrano, CA 92675</u> | City/State/Zip: <u>Santa Ana/California/92701</u> |
| Contact: <u>Dan Bott</u> | Phone: <u>(714) 667-8847</u> |
| Phone: <u>(949) 234-6072</u> | |

Signature of Lead Agency Representative:  Date: 6/29/2020

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.