

Form A

Notice of Completion and Environmental Document Transmittal

SCH #

For U.S. Mail: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

Project Title: The Invitation (Development Plan No. DEV2019-00087)
Lead Agency: City of Anaheim Contact Person: Andy Uk, Associate Planner
Street Address: 200 S. Anaheim Boulevard Telephone: (714) 765-5238
City: Anaheim Zip Code: CA County: Orange

Project Location: County: Orange City/Nearest Community: Anaheim
Cross Streets: Anaheim Blvd. and La Palma Avenue Zip Code: 92801
Lat. / Long.: 33°50'57.41"/117°55'07.69" Total Acres: 4.49 ac
Assessor's Parcel No. 035-010-51 Section: 9 Twp: 4S Range: 10W Base: San Bernardino
Within 2 Miles: State Hwy #: I-5, SR-91 Waterways:
Airports: Railways: UP Schools: Various (Adelaide ES, Westmont ES, Thomas Edison ES, Anaheim HS, etc.)

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:
[X] Mit Neg Dec [] Other:

Local Action Type:

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

Development Type:

[X] Residential: Units 269 Acres 4.49 [] Water Facilities: Type MGD
[] Office: Sq.ft. Acres Employees [] Transportation: Type
[] Commercial: Sq.ft. Acres Employees [] Mining: Mineral
[] Industrial: Sq.ft. Acres Employees [] Power: Type MW
[] Educational: Approx. [] Waste Treatment: Type MGD
[] Recreational: [] Hazardous Waste: Type
Total Acres (approximate): 7.17 [] Other:

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

Land Use: Zoning: General Plan: Industrial Zone and Mixed-Use High General Plan Designation

Project Description:

Renaissance City North Anaheim LLC proposes to demolish the existing tow yard facility (totaling 16,750 sq.ft of building space in four buildings) and construct 269 for-rent multi-family dwelling units, associated improvements on the approximately 4.49-acre Project Site. The Proposed Project would be a wrap-style building with four levels of residential units (302,011 sq.ft) and, six levels of parking structure area (226,545 sq.ft) feet for a combined total of 528,556 square feet of building area. The Proposed Project would have a density of 60 du/ac.

Form A, continued

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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".

- List of agencies with checkboxes for review status, including Air Resources Board, Boating and Waterways, California Highway Patrol, etc.

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

Starting Date: August 6, 2020 Ending Date: September 8, 2020

Lead Agency (complete if applicable): Consulting Firm: PlaceWorks, Address: 3 MacArthur Place, Suite 1100, City/State/Zip: Santa Ana/CA/92707, Contact: Elizabeth Kim, Telephone: 714.966.9220

Applicant: Name: Ted Fratton for Renaissance City North Anaheim LLC, Address: Three Hughes, City/State/Zip: Irvine, CA 92618-2021, Telephone: 949.583.1010

Signature of Lead Agency Representative Elizabeth Kim Date: 8/5/2020

Authority cited: Sections 21083 and 21087, Public Resources Code. Reference: Section 21161, Public Resources Code.