



State of California - Department of Fish and Wildlife
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

Print **StartOver** **Save**

RECEIPT NUMBER:
 36 — 08152024 — 590
 STATE CLEARINGHOUSE NUMBER (If applicable)
2021020110

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Grand Terrace	LEAD AGENCY EMAIL	DATE 08152024
COUNTY/STATE AGENCY OF FILING San Bernardino	DOCUMENT NUMBER	

PROJECT TITLE

The Gateway at Grand Terrace Specific Plan EIR

PROJECT APPLICANT NAME Lewis Land Developers, LLC	PROJECT APPLICANT EMAIL	PHONE NUMBER (909)954-5175
PROJECT APPLICANT ADDRESS 22795 Barton Road	CITY Grand Terrace	STATE CA
		ZIP CODE 92313

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

- | | | | |
|--|------------|----|------|
| <input type="checkbox"/> Environmental Impact Report (EIR) | \$4,051.25 | \$ | 0.00 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,916.75 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,377.25 | \$ | 0.00 |
|
 | | | |
| <input type="checkbox"/> Exempt from fee | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input checked="" type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy) | | | |

- | | | | |
|---|----------|----|-------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00 |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | 50.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

#00084911

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50.00

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Alicia Meza, Deputy Clerk
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Posted On: 08-15-24

Removed On: 09-20-24

Receipt No: 36-08152024-590

Notice of Determination

Appendix D

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

From: Public Agency: City of Grand Terrace
Address: 22795 Barton Road
Grand Terrace, CA 92313
Contact: Scott Hutter
Phone: 909-954-5175

[x] County Clerk
County of: San Bernardino
Address: 222 West Hospitality Lane
San Bernardino, CA 92415

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): 2021020110

Project Title: The Gateway at Grand Terrace Specific Plan EIR

Project Applicant: Lewis Land Developers, LLC

Project Location (include county): Located in the southwest portion of City of Grand Terrace, north of Grand Terrace High School, east of I-215 in San Bernardino County.

Project Description:

The Project adopted the Gateway at Grand Terrace Specific Plan (SP) and associated General Plan Amendment, Zone Change, Zone Change Amendment, Tentative Trace Map, Development Agreement, Disposition and Development Agreement & Exchange Agreement. The new land use designations in the SP include Residential 4-20 dwelling units/acre, General Commercial, Park, Open Space, Drainage Facilities, Utilities, Roads, and Utility/R 4-20, Utility/General Commercial, and Open Space overlays.

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

described project on 7/23/24 & 8/13/24 and has made the following determinations regarding the above described project.

- 1. The project will have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were 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.grandterrace-ca.gov/departments/planning_development_services

Signature (Public Agency): [Signature] Title: Assistant Planner

Date: 8/15/2024 Date Received for filing at OPR:

2024 AUG 15 AM 9:22
SAN BERNARDINO COUNTY
CLERK OF THE BOARD OF SUPERVISORS



State of California - Department of Fish and Wildlife
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

Print **Start Over** **Save**

RECEIPT NUMBER:
 36 — 07242024 — 529
 STATE CLEARINGHOUSE NUMBER (If applicable)
 2021020110

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Grand Terrace	LEAD AGENCY EMAIL	DATE 07242024
COUNTY/STATE AGENCY OF FILING San Bernardino	DOCUMENT NUMBER	

PROJECT TITLE

The Gateway at Grand Terrace Specific Plan EIR

PROJECT APPLICANT NAME Lewis Management Corporation	PROJECT APPLICANT EMAIL	PHONE NUMBER (909)954-5175
PROJECT APPLICANT ADDRESS 22795 Barton Road	CITY Grand Terrace	STATE CA
	ZIP CODE 92313	

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 (EIR) | \$4,051.25 | \$ | <u>4,051.25</u> |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,916.75 | \$ | <u>0.00</u> |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,377.25 | \$ | <u>0.00</u> |
|
 | | | |
| <input type="checkbox"/> Exempt from fee | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy) | | | |
| <hr/> | | | |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | <u>0.00</u> |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | <u>50.00</u> |
| <input type="checkbox"/> Other | | \$ | <u> </u> |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 4,101.25

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Alicia Meza, Deputy Clerk
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CLERK OF THE BOARD OF SUPERVISORS
 2024 AUG 15 AM 9:22
 SAN BERNARDINO COUNTY
 CALIFORNIA

DATE FILED & POSTED

Posted On: 07-24-24

Print Form

Removed On: 08-29-24

Receipt No: 36-07242024-529

Notice of Determination

Appendix D

To:

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

County Clerk
County of: San Bernardino
Address: 222 West Hospitality Lane, San Bernar

From:

Public Agency: City of Grand Terrace
Address: 22795 Barton Road Grand Terrace, CA 92313
Contact: Scott Hutter
Phone: 909-954-5175

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): 2021020110

Project Title: The Gateway at Grand Terrace Specific Plan EIR

Project Applicant: Lewis Management Corporation

Project Location (include county): The Project is generally located east of Interstate 215 (I-215) in the City

Project Description:

The project proposes to change the existing General Plan land use designation from Mixed Use to Gateway at Grand Terrace Specific Plan (GSP). The land use designations within the GSP Zone would include Medium-High Density Residential 8 - 20 dwelling units per acre (MHDR 8-20), High Density Residential 12 - 20 dwelling units per acre (HDR 12-20), General Commercial (GC), Park, Open Space, Drainage Facilities, Utilities, Roads. In addition, the Project area would include Utility/R 4-20.

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

described project on July 23, 2024 and has made the following determinations regarding the above described project.

- 1. The project will have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan was adopted for this project.
5. A statement of Overriding Considerations was adopted for this project.
6. Findings were 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.grandterrace-ca.gov/departments/planning_development_services

Signature (Public Agency): [Signature] Title: Assistant Planner

Date: 7/24/2024 Date Received for filing at OPR:

Vertical stamps: SAN BERNARDINO COUNTY CLERK OF THE BOARD OF SUPERVISORS, 2024 AUG 5 AM 9:22, SAN BERNARDINO COUNTY CLERK OF THE BOARD OF SUPERVISORS, 2024 JUL 23 AM 10:46