

## 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 # 2021060576**

**Project Title:** Shady View Residential Project

Lead Agency: City of Chino Hills Contact Person: Ryan Gackstetter, Senior Planner  
 Mailing Address: 14000 City Center Drive Phone: (909) 364-2749  
 City: Chino Hills Zip: 91709 County: San Bernardino

**Project Location:** County: San Bernardino City/Nearest Community: City of Chino Hills

Cross Streets: Mystic Canyon Drive and Shady View Drive Zip Code: 91709

Longitude/Latitude (degrees, minutes and seconds):       °       '       " N /       °       '       " W Total Acres: 130

Assessor's Parcel No.: 1057-261-06 Section:        Twp.:        Range:        Base:       

Within 2 Miles: State Hwy #: SR-71, SR-83 Waterways: Santa Ana River

Airports: None Railways: None Schools: Butterfield Ranch ES

**Document Type:**

CEQA: <input type="checkbox"/> NOP	<input type="checkbox"/> Draft EIR	NEPA: <input type="checkbox"/> NOI	Other: <input type="checkbox"/> Joint Document
<input type="checkbox"/> Early Cons	<input type="checkbox"/> Supplement/Subsequent EIR	<input type="checkbox"/> EA	<input checked="" type="checkbox"/> Final Document
<input type="checkbox"/> Neg Dec	(Prior SCH No.) <u>      </u>	<input type="checkbox"/> Draft EIS	<input type="checkbox"/> Other: <u>      </u>
<input type="checkbox"/> Mit Neg Dec	Other: <u>      </u>	<input type="checkbox"/> FONSI	

**Local Action Type:**

<input type="checkbox"/> General Plan Update	<input type="checkbox"/> Specific Plan	<input type="checkbox"/> Rezone	<input type="checkbox"/> Annexation
<input type="checkbox"/> General Plan Amendment	<input type="checkbox"/> Master Plan	<input type="checkbox"/> Prezone	<input type="checkbox"/> Redevelopment
<input type="checkbox"/> General Plan Element	<input type="checkbox"/> Planned Unit Development	<input checked="" type="checkbox"/> Use Permit	<input type="checkbox"/> Coastal Permit
<input type="checkbox"/> Community Plan	<input type="checkbox"/> Site Plan	<input checked="" type="checkbox"/> Land Division (Subdivision, etc.)	<input type="checkbox"/> Other: <u>      </u>

**Development Type:**

<input checked="" type="checkbox"/> Residential: Units <u>159</u> Acres <u>130</u>	<input type="checkbox"/> Transportation: Type <u>      </u>
<input type="checkbox"/> Office: Sq.ft. <u>      </u> Acres <u>      </u> Employees <u>      </u>	<input type="checkbox"/> Mining: Mineral <u>      </u>
<input type="checkbox"/> Commercial: Sq.ft. <u>      </u> Acres <u>      </u> Employees <u>      </u>	<input type="checkbox"/> Power: Type <u>      </u> MW <u>      </u>
<input type="checkbox"/> Industrial: Sq.ft. <u>      </u> Acres <u>      </u> Employees <u>      </u>	<input type="checkbox"/> Waste Treatment: Type <u>      </u> MGD <u>      </u>
<input type="checkbox"/> Educational: <u>      </u>	<input type="checkbox"/> Hazardous Waste: Type <u>      </u>
<input type="checkbox"/> Recreational: <u>      </u>	<input type="checkbox"/> Other: <u>      </u>
<input type="checkbox"/> Water Facilities: Type <u>      </u> MGD <u>      </u>	

**Project Issues Discussed in Document:**

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

**Present Land Use/Zoning/General Plan Designation:**

Zoning: Low Density Residential (R-S) and Agriculture-Ranches (R-A); GP Land Use: Low Density Residential and Agriculture-Ranches

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

The project proposes the development of a single-family residential subdivision. The proposed subdivision would consist of 159 single-family residential homes, a community recreation center, private interior streets, debris basins, utility infrastructure, and other associated improvements. Additionally, the project includes approximately 80.8 acres of homeowners' association-maintained open space. The project consists of four main components: (1) Residential Development; (2) Oil Tank Removal and Construction; (3) Amenities and Open Space; and (4) Access, Circulation, and Parking.

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".

- |  |  |
|--|--|
| <input type="checkbox"/> Air Resources Board                         | <input 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 type="checkbox"/> Caltrans District # _____                   | <input type="checkbox"/> Public Utilities Commission                         |
| <input type="checkbox"/> Caltrans Division of Aeronautics            | <input type="checkbox"/> Regional WQCB # _____                               |
| <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 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 type="checkbox"/> SWRCB: Water Quality                                |
| <input type="checkbox"/> Energy Commission                           | <input type="checkbox"/> SWRCB: Water Rights                                 |
| <input type="checkbox"/> Fish & Game Region # _____                  | <input type="checkbox"/> Tahoe Regional Planning Agency                      |
| <input type="checkbox"/> Food & Agriculture, Department of           | <input 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             |  |
| <input type="checkbox"/> Health Services, Department of              | <input type="checkbox"/> Other: _____  |
| <input type="checkbox"/> Housing & Community Development             | <input type="checkbox"/> Other: _____  |
| <input type="checkbox"/> Native American Heritage Commission         |  |

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

Starting Date \_\_\_\_\_ Ending Date \_\_\_\_\_

**Lead Agency (Complete if applicable):**

Consulting Firm: <u>HELIX Environmental Planning, Inc.</u>	Applicant: <u>Trumark Homes</u>
Address: <u>16485 Laguna Canyon Road, Suite 150</u>	Address: <u>450 Newport Center Drive, Suite 300</u>
City/State/Zip: <u>Irvine, CA 92618</u>	City/State/Zip: <u>Newport Beach, CA 92660</u>
Contact: <u>David Crook, AICP, Principal Planner</u>	Phone: <u>(949) 999-9800</u>
Phone: <u>(949) 234-8770</u>	

**Signature of Lead Agency Representative:** \_\_\_\_\_ **Date:** September 9, 2022

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