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DEC 15 2021

ORANGE COUNTY CLERK-RECORDER DEPARTMENT

BY: [Signature] DEPUTY



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DEC 15 2021

HUGH NGUYEN, CLERK-RECORDER

BY: [Signature] DEPUTY

NOTICE OF DETERMINATION

DATE: December 15, 2021

TO: Orange County Clerk
601 North Ross Street
Santa Ana, California 92701

LEAD AGENCY: City of Garden Grove
Contact: Chris Chung
11222 Acacia Parkway
Garden Grove, California 92507

Recorded in Official Records, Orange County
Hugh Nguyen, Clerk-Recorder



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SUBJECT: Filing of Notice of Determination for Program EIR in Compliance with Section 21152 of the California Public Resources Code

PROJECT TITLE: Garden Grove Focused General Plan Update and Zoning Amendments

SCH No.: 2021060714

APPLICANT: City of Garden Grove

The Focused General Plan Update and Zoning Amendments (FGPUZA) include goals, policies, and programs that will provide City staff and discretionary bodies with a foundation for decisions for long-range planning related to physical development and public services. The City of Garden Grove's General Plan was last updated in 2008. The City has amended the Housing Element, Land Use Element, and the Safety Element; and it prepared an Environmental Justice Element. In addition to the Focused General Plan Update, the City also adopted various amendments to Title 9 (Land Use) of the Garden Grove Municipal Code, along with map amendments to its Zoning Map, in compliance with CGC Section 65300 et seq. and to make it consistent with the Focused General Plan Update.

The Planning Area of the General Plan consists of the corporate boundaries of the City of Garden Grove, located in central Orange County, approximately six miles from the Pacific Ocean to the west and 10 miles west of the Santa Ana Mountains.

An Environmental Impact Report (EIR) was prepared in accordance with the California Environmental Quality Act (CEQA) to evaluate the potential environmental impacts of the anticipated buildout that could occur within the Planning Area as a result of the FGPUZA.

The EIR estimates that there will be 68,499 dwelling units, 238,619 residents, 29,718,000 building square feet of non-residential uses, and 49,369 jobs in the City by the 2040 General Plan horizon year. Buildout under the FGPUZA has the potential to result in up to 20,242 additional dwelling units and would support up to 63,818 additional residents within the Planning Area when compared to existing conditions. However, the General Plan Update would potentially result in a reduction of approximately 514,500 square feet of non-residential building floor area when compared to existing conditions. Although it is projected over the long term that there will be a net reduction of non-residential uses (industrial, commercial, etc.) such uses would still continue to develop/redevelop within the Planning Area.

Significant environmental impacts were identified in the EIR and it was determined that, even with implementation of all feasible and recommended mitigation, the following impacts would remain significant, adverse, and unavoidable: Air Quality, Greenhouse Gas Emissions, Noise, and Transportation (VMT). As described in the EIR, there are sites within the City and its Planning Area that are on the lists of sites enumerated under Government Code Section 65962.5.

On December 14, 2021, the City of Garden Grove, as the Lead Agency, approved the above-referenced project and has made the following determinations regarding the above-described project.

A Final EIR was prepared for, and certified by, the City of Garden Grove FGPUZA in accordance with CEQA. Consistent with the Final EIR:

1. The project will have significant effects 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 approval of the project.
4. A Mitigation Monitoring and Reporting Program 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.

The Final EIR with comments and responses and the record of project approval is available to the General Public at: Garden Grove City Hall, Planning Services Division, 11222 Acacia Parkway, CA 92840.

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Chris Chung, Urban Planner

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