

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Aragon West District, Walnut Village Specific Plan

Lead Agency: City of Fontana

Contact Name: Alejandro Rico, Associate Planner

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Phone Number: 909-350-6558

Project Location: Fontana
City

San Bernardino County
County

Project Description (Proposed actions, location, and/or consequences).

The Project includes development of 100 condominium units on one (1) parcel (APN 0240-121-22) totaling approximately 6.5 adjusted gross acres. The project includes a General Plan Amendment to change the General Plan land use designation from Community Commercial (C-C) to Residential-Planned Community (R-PC), Specific Plan Amendment to establish the Aragon West District with development requirements to allow multi-family development, Zoning Code Amendment to remove the Auto Center Overlay District boundary from the project site, Tentative Tract Map for a proposed condominium map, and Design Review for site and architectural review of 20 condominium buildings and 2.5 acres of park space with amenities.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The IS/MND identified potentially significant impacts in the areas of biological resources, geology and soils, hydrology and water quality, and mandatory findings of significance for which mitigation measures are proposed to reduce impacts to less than significant levels. Mitigation measures include pre-construction biological surveys to protect nesting birds including burrowing owl; and provisions for unanticipated encounters with paleontological resources. Additionally, the Project would be subject to compliance with Standard Conditions specified in accordance with applicable regulatory policies related to Cultural Resources, Hydrology and Water Quality, Noise, and Tribal Cultural Resources to ensure provisions for unanticipated encounters with cultural and Tribal Cultural Resources, compliance with applicable storm water permits, construction hours, and use of properly maintained construction equipment per City ordinances. With implementation of mitigation and compliance with regulatory policies, all environmental impacts would be reduced to less than significant levels.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Provide a list of the responsible or trustee agencies for the project.

The developer must file a Notice of Intent with the State Water Resources Control Board to be enforced by the Santa Ana Regional Water Quality Control Board for a Construction General Permit to comply with the National Pollution Discharge Elimination System requirements.