



CITY OF CANYON LAKE

PLANNING DEPARTMENT

31516 Railroad Canyon Road, Canyon Lake, CA 92587

TEL: (951) 244-2955 OPTION 2

NOTICE OF DETERMINATION

June 2, 2022

To: STATE CLEARINGHOUSE AND RIVERSIDE COUNTY CLERK
From: City of Canyon Lake
Planning Department
31516 Railroad Canyon Road
Canyon Lake, CA 92587

SUBJECT: *Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code*

State Clearinghouse Number (if submitted to Clearinghouse): 2022030162

Project Title: Towne Center Specific Plan

Contact Person: Jim Morrissey, City Planner **Telephone No.:** (951) 244-2955 Option 2

Project Location: City of Canyon Lake Towne Center

Project Description: The Project is a specific plan for the existing Towne Center Shopping Center. The Towne Center Specific Plan (TCSP) document would provide the basic framework, design, and implementing guidelines to allow for residential mixed use development within the City of Canyon Lake's existing Towne Center. The TCSP will allow for a distribution of land uses that will provide for greater fiscal opportunities by improving the attributes of the existing center to generate more local interest and the opportunity for residential development through allowance of multiple family residential development. The Towne Center is currently comprised of a variety of service, retail, restaurant, hotel, office, and public facility uses. The existing General Plan Land Use designation of Mixed Use and proposed zoning designation of Mixed Use which would allow for all proposed land uses. The TCSP will provide guidelines for multi-family housing and mixed-use commercial design with opportunities for development of both affordable and varied housing types to help retain current Canyon Lake residents. The TCSP also promotes the retention of the existing businesses, while providing opportunity for new commercial, office and service uses, and will allow for the development of a more centralized civic area along with increase opportunity for open space plazas and pedestrian walkability.

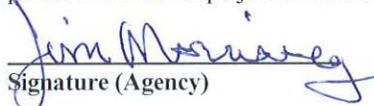
Project Applicant: City of Canyon Lake
31740 Railroad Canyon Road
Canyon Lake, CA 92587
Contact: Jim Morrissey

Project No.: 22-02

This is to advise that the City of Canyon Lake City Council (Lead Agency) has approved the above described project on June 1, 2022 and has made the following determinations regarding the above described project:

1. The project [will **X will not**] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
X A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [**X were** were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [**X was** was not] adopted for this project.
5. A statement of Overriding Considerations [was **X was not**] adopted for this project.
6. Findings [were **X were not**] made pursuant to the provisions of CEQA.

The record of this project approval is available by request by emailing the City Planner at jmorrissey@canyonlakeca.gov. To request a PDF version of the document from the Planning Department database, please reference the project number above.


Signature (Agency)

6/2/2022
Date

City Planner
Title