

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 #: New

Project Title: Kiddie Academy Educational Child Care Project

Lead Agency: City of San Marcos

Contact Name: Sean del Solar

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Phone Number: 760-744-1050 ext. 3223

Project Location: City of San Marcos
City

San Diego County
County

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

The proposed project consists of a request for a Conditional Use Permit (CUP) to construct a 2 story 11,430 square foot preschool and outdoor play area on a 1.61 acre vacant parcel located at the northeast corner of Twin Oaks Valley Road & Windy Way in the City of San Marcos, California. The project site encompasses Assessor's Parcel Number 218-120-30-00.

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

Biological Resources: The proposed project would impact 0.942 acres of sensitive vegetation communities, as well as foraging and nesting habitat for birds and raptors. This impact would be potentially significant. However, these impacts would be mitigated to a less than significant level with implementation of Mitigation Measures BIO-1 to BIO-7, which require the following: acquisition of an offsite mitigation bank, coordination with regulatory agencies, creation of an open space buffer, preparation and implementation of a habitat restoration plan, completion of pre-construction bird surveys and biological monitoring, and implementation of noise monitoring and abatement measures.

Cultural and Tribal Cultural Resources: The proposed project would involve earth-moving activities that could disturb previously unidentified cultural and tribal cultural resources. This impact would be potentially significant. However, these impacts would be mitigated to a less than significant level with implementation of Mitigation Measures CR-1 to CR-4 and TCR-1 to TCR-4, which require the applicant to enter a Tribal Cultural Resources Treatment and Repatriation Agreement, engage a Qualified Archaeologist and Traditionally and Culturally Affiliated Native American Monitor, and follow specific procedures in the event of an unanticipated discovery of archaeological or tribal cultural resources or human remains.

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

No known areas of controversy have been identified.

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

No responsible or trustee agencies have been identified for the proposed project; however, the Federal Emergency Management Agency would be required for approval of the Conditional Letter of Map Revision/Letter of Map Revision to demonstrate that the proposed project would meet the minimum National Flood Insurance Program standards.