

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 # 2022070240

Project Title: Yucaipa Valley Wine Country Specific Plan

Lead Agency: City of Yucaipa Contact Person: Benjamin Matlock
 Mailing Address: City of Yucaipa Development Services, 34272 Yucaipa Boulevard Phone: (909) 797-2489
 City: Yucaipa Zip: 92399 County: San Bernardino

Project Location: County: San Bernardino City/Nearest Community: Yucaipa

Cross Streets: Oak Glen Road/Jefferson/Ivy Zip Code: 92399

Longitude/Latitude (degrees, minutes and seconds): 34 ° 03 ' 32.5 " N / 117 ° 00 ' 29.4 " W Total Acres: 1,093.6

Assessor's Parcel No.: 032025-106, -108, -119 to -121, -123 to -125, -130 to -136 (Refer to NOP for remaind Section: 29 Twp.: 1S Range: 1W Base: _____

Within 2 Miles: State Hwy #: California State Route 38 Waterways: Willow Creek

Airports: None Railways: None Schools: Ridgeview ES, Park View MS, Competitive Edge & Wildw

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units 1091 Acres 547.4
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. 23792472 Acres 546.2 Employees 250 Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

Rural Living (RL)

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

The Yucaipa Valley Wine Country Specific Plan would create a land use framework to create opportunities for open space, agricultural, and residential land uses in lieu of the existing large-lot residential designation to support the establishment of a wine growing region. The Specific Plan will provide provisions for the proposed agricultural district, including types and sizes of wineries to be permitted, as well as the two single-family land use districts, with the "Wine Country Villas" within the interior of the Specific Plan area, and the larger-lot size "Wine Country Estates" along the periphery of the site. Additional elements include the protection of Wilson Creek, and the creation of public trails for the community.

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".

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| <input checked="" type="checkbox"/> Air Resources Board | <input checked="" type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input checked="" type="checkbox"/> California Emergency Management Agency | <input checked="" type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # <u>8</u> | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # <u>8</u> |
| <input type="checkbox"/> Caltrans Planning | <input checked="" type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input checked="" 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 checked="" 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 checked="" type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>6</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input checked="" type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input checked="" type="checkbox"/> Forestry and Fire Protection, Department of | <input checked="" type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Housing & Community Development | |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

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

Starting Date December 8, 2023 Ending Date January 22, 2023

Lead Agency (Complete if applicable):

Consulting Firm: <u>PlaceWorks</u>	Applicant: <u>City of Yucaipa</u>
Address: <u>3 MacArthur Place, Suite 1100</u>	Address: <u>34272 Yucaipa Boulevard</u>
City/State/Zip: <u>Santa Ana/California/92707</u>	City/State/Zip: <u>Yucaipa, CA 92399</u>
Contact: <u>JoAnn Hadfield</u>	Phone: <u>909.797.2489 Ext. 261</u>
Phone: <u>714.966.9220</u>	

Signature of Lead Agency Representative: *JoAnn Hadfield* Date: 12/7/23
Principal, PlaceWorks, on behalf of Ben Mastlock, City of Yucaipa

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