



# CITY OF WILDOMAR

## NOTICE OF DETERMINATION

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**TO BE SENT TO:**

- County of Riverside County Clerk  
2724 Gateway Drive  
Riverside, CA 92507
- Office of Planning and Research  
P.O. Box 3044  
Sacramento, CA 95812-3044

**FROM THE LEAD AGENCY:**

City of Wildomar  
23873 Clinton Keith Road, Suite 201  
Wildomar, CA 92595  
951-677-7751  
Contact Person: Matthew Bassi, Planning Director

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

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**PROJECT CASE NO:** PA No. 21-0145

**PROJECT TITLE:** Wildomar Crossroads Mixed-Use Project (PA 21-0145)

**PROJECT/APPLICANT SPONSOR:** Sage CK 15 Wildomar, LLC / Intracorp Homes, Inc.; 895 Dove St., Suite 400 | Newport Beach CA 92660

**PROJECT LOCATION:** The project site is located at the northwest corner of Wildomar Trail and Clinton Keith Road

**APN(s):** 376-410-015, -016, -017, & -021

**PROJECT DESCRIPTION:** The Applicant has proposed the Wildomar Crossroads Mixed-Use project (PA 21-0145) consisting of Initial Study/Mitigated Negative Declaration (MND), a Tentative Parcel Map 38333 to subdivide the 9.05-acre site into 5 parcels, a Conditional Use Permit 21-0145 to sell alcohol as part of the Sprouts grocery store and a Plot Plan to develop a 34,540 square-foot multi-tenant retail center and 150-unit gated apartment project with related on-site & off-site improvements.

**This is to advise that the Planning Commission of the City of Wildomar acting as the Lead Agency has approved the above referenced project at a noticed public hearing held on October 19, 2022 and has made the following determinations regarding the proposed project:**

1. The project [will  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.  
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [ were  were not] made a condition of the approval of the project.
4. A mitigation monitoring and reporting program [ was,  was not] adopted for this project.
5. A statement of Overriding Considerations [ was  was not] adopted for this project.
6. Findings [were  were not] made pursuant to the provisions of CEQA.

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**This is to certify that the environmental review documents, public comments, etc. for the abovementioned project are available to the general public for review at the City of Wildomar located at 23873 Clinton Keith Road, Suite 201, Wildomar, CA. during normal business hours (8 am – 5 pm) Monday through Thursday (Closed Fridays).**

*Matthew Bassi*  
Matthew C. Bassi, Planning Director

October 20, 2022  
Date