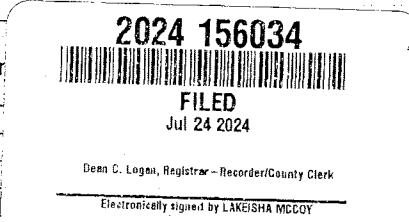


Notice of Determination

Appendix D

To:
[ ] Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814
[ ] County Clerk
County of: Los Angeles
Address: 12400 E. Imperial Hwy Room 1201 Norwalk, CA 90650

From:
Public Agency: Los Angeles County Planning
Address: LA County Planning, 320 W. Temple Street
Contact: Marie Pavlovic
Phone: 213/974-6433
Lead Agency (if different fr
Address:
Contact:
Phone:



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

State Clearinghouse Number (if submitted to State Clearinghouse): 2022100204
Project Title: Royal Vista Residential Project
Project Applicant: RV Dev, LLC, 4 Park Place, Suite 700, Irvione, CA 92614
Project Location (include county): LA County within the unincorporated community of Rowland Heights
Project Description:

The Project would redevelop six parcels of a closed golf course into four residential planning areas (and two open space planning areas (28 acres), for a total of 360 dwelling. Of the 360 residential units, the Project would consist of 200 detached single-family homes, 88 attached residential condominium units (58 duplex units, 30 triplex units) and 72 townhomes. All 72 townhomes and ten triplex units would be set aside for sale to middle- and moderate-income households.

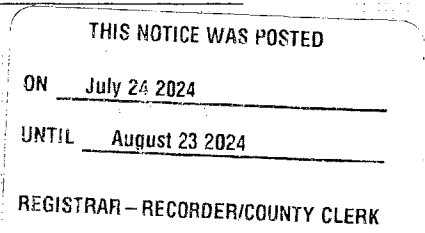
This is to advise that the [ ] Lead Agency or [ ] Responsible Agency has approved the above described project on 7/23/24 (date) and has made the following determinations regarding the above described project.

- 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 reporting or monitoring plan [ ] 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.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at: LA County Planning, 320 W. Temple Street, Los Angeles, CA 90012

Signature (Public Agency): [Handwritten Signature] Title: Supervising Planner
Date: 7-24-24 Date Received for filing at OPR:

Authority cited: Sections 21083, Public Resources Code. Reference Section 21000-21174, Public Resources Code.



This is a true and certified copy of the record  
if it bears the seal, imprinted in purple ink,  
of the Registrar-Recorder/County Clerk

JUL 24 2024

*Deane C. Logan* REGISTRAR-RECORDER/COUNTY CLERK  
LOS ANGELES COUNTY, CALIFORNIA



CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE  
**2024 ENVIRONMENTAL FILING FEE CASH RECEIPT**

RECEIPT # 202407241240013
STATE CLEARING HOUSE # (If applicable) 2022100204

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY LOS ANGELES COUNTY PLANNING		DATE 07/24/2024	
COUNTY/STATE AGENCY OF FILING COUNTY OF L.A.		DOCUMENT NUMBER 2024156034	
PROJECT TITLE ROYAL VISTA RESIDENTIAL PROJECT			
PROJECT APPLICANT NAME MARIE PAVLOVIC		PHONE NUMBER (213)974-6433	
PROJECT APPLICANT ADDRESS 320 W TEMPLE ST.	CITY LOS ANGELES	STATE CA	ZIP CODE 90012

PROJECT APPLICANT (Check appropriate box):

Local Public Agency   
  School District   
  Other Special District   
  State Agency   
  Private Entity

CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$4,051.25	\$ 4,051.25
<input type="checkbox"/> Negative Declaration (ND)(MND)	\$2,916.75	\$ 0.00
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	\$850.00	\$ 0.00
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP)	\$1,377.25	\$ 0.00
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$ 75.00
<input type="checkbox"/> Project that is exempt from fees		
<input type="checkbox"/> Notice of Exemption		
<input type="checkbox"/> CDFW No Effect Determination (Form Attached)		
<input type="checkbox"/> Other _____		\$ 0.00

PAYMENT METHOD:

Cash   
  Credit   
  Check   
  Other \_\_\_\_\_

\$ 4,126.25

SIGNATURE <b>X</b> 	TITLE ITC
---	--------------

Item(s)	Qty	Total
Fee		
NdD - County Posting Fee	1	\$75.00
2024156034		
NdD - Environmental Impact	1	\$4,051.25
2024156034		
Notice - Certified Copy	1	\$2.00
2024156034		
<b>Total</b>		<b>\$4,128.25</b>
Total Documents:	1	
Customer payment(s):		
Check		\$4,126.25
Cash		\$10.00
Change		(\$8.00)
Check List:		
#21233		\$4,126.25

Dean C. Logan  
 Los Angeles County Registrar / Recorder  
 12400 Imperial Highway, Norwalk, CA  
 (800)201-8999  
 BUSINESS FILINGS REGISTRATION  
 NORWALK DEPARTMENT HEADQUARTER

Cashier: L. MCCOY  
 \* 2 0 2 4 0 7 2 4 1 2 4 0 0 1 3 \*  
 Wednesday, July 24, 2024 2:20 PM

ORIGINAL - PF