



November 08, 2022

[VIA EMAIL TO:mflejter@hemetca.gov]  
City of Hemet  
Ms. Monique Alaniz-Flejter  
445 East Florida Avenue  
Hemet, California 92543

**Re: AB52 Consultation for the City of Hemet, 800 N. Girard Street**

Dear Ms. Monique Alaniz-Flejter,

The Agua Caliente Band of Cahuilla Indians (ACBCI) appreciates your efforts to include the Tribal Historic Preservation Office (THPO) in the 800 N. Girard St project. The project area is not located within the boundaries of the ACBCI Reservation. However, it is within the Tribe's Traditional Use Area. For this reason, the ACBCI THPO requests the following:

- \*A cultural resources inventory of the project area by a qualified archaeologist prior to any development activities in this area.
- \*A copy of the records search with associated survey reports and site records from the information center.
- \*Copies of any cultural resource documentation (report and site records) generated in connection with this project.

Again, the Agua Caliente appreciates your interest in our cultural heritage. If you have questions or require additional information, please call me at (760) 883-1134. You may also email me at [ACBCI-THPO@aguacaliente.net](mailto:ACBCI-THPO@aguacaliente.net).

Cordially,

Nicole Raslich  
Archaeological Technician  
Tribal Historic Preservation Office  
AGUA CALIENTE BAND  
OF CAHUILLA INDIANS



# City of Hemet

PLANNING DIVISION.

445 EAST FLORIDA AVENUE · HEMET, CALIFORNIA 92543 (951) 765-2375

October 20, 2022

Pechanga Band of Luiseno Indians  
Paul Macarro, Cultural Resources Coordinator  
P.O. Box 1477  
Temecula, California 92593

**Re: AB 52 Tribal Consultations for the City of Hemet (800 N. Girard Street)**

To Whom It May Concern:

The City of Hemet hereby notifies you that it is processing a legislative application, in which the City is responsible for government-to-government consultation with Native American Tribes pursuant to California Assembly Bill 52. The project involves the processing of a conditional use permit, site development review and tentative parcel map, which are subject to the California Environmental Quality Act (CEQA). Therefore, the City of Hemet will prepare an environmental determination pursuant to CEQA for the project.

State law under Assembly Bill 52 (Public Resources Code Section 21080.3.1) allows California Native American tribes 30 days to request consultation regarding possible significant effects that implementation of a proposed project may have on tribal cultural resources. The City of Hemet will begin the consultation process within 30 days of receiving a tribe's request for consultation. The consultation may include a discussion concerning the type of environmental review necessary for the project, the significance of tribal resources discovered, the significance of the project's impacts on tribal resources, and if necessary, project alternatives or appropriate measures for preservation or mitigation that the tribe may recommend.

**Application Numbers:** Zone Change 20-001  
MAP 20-002 -Tentative Tract Map No. 37558

**Project Description:** The project includes the subdivision of a 13-acre parcel into 51 lots for the future construction of single-family residences; one lot containing a water quality basin; two lots dedicated to open space, and associated streets, sidewalks, and other infrastructure improvements. The 51 residential lots would average approximately 8,073 square feet in size. The Proposed Project would change the Project Area's existing zoning of R-2 (Low Density Multiple Family Residential) to R-1-6 (Single Family Residential, 6,000 square feet minimum lot size). The Project Area's General Plan land use designation of Low Medium Density Residential (LMDR 5.1-8.0 dwelling units per acre) would remain the same. The net lot area of the Project area after roadway improvements, open space, and water quality basins is approximately 9-acres.

**Location:** The project is bound by Girard Street to the west, Park Avenue to the east, and Menlo Avenue to the south (APN 439-230-005).

**Project Applicant:** Shizao Zheng, Property Owner

**Attachments:**

1. General Plan Land Use Map
2. Current Zoning Map
3. Aerial Map
4. Site Plan

Please feel free to contact me at (951) 765-2370 or by e-mail at [mflejter@hemetca.gov](mailto:mflejter@hemetca.gov) if you have any questions or would like additional information.

Sincerely,

A handwritten signature in blue ink that reads "Monique Alaniz-Flejter". The signature is written in a cursive style with a large initial "M".

Monique Alaniz-Flejter, AICP  
Principal Planner