



State of California - Department of Fish and Wildlife
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

RECEIPT NUMBER:
 24-17383
 STATE CLEARINGHOUSE NUMBER (If applicable)
 2022120318

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF JURUPA VALLEY	LEAD AGENCY EMAIL RGONZALEZ@JURUPAVALLEY.ORG	DATE 01/19/2024
COUNTY/STATE AGENCY OF FILING RIVERSIDE	DOCUMENT NUMBER E-202400065	

PROJECT TITLE
 VERNOLA RANCH SPECIFIC PLAN PROJECT

PROJECT APPLICANT NAME ANTHONY P. VERNOLA TRUST	PROJECT APPLICANT EMAIL RICKBONDOR@AOL.COM	PHONE NUMBER (951) 318-0600
PROJECT APPLICANT ADDRESS 12080 BELLGRAVE AVENUE,	CITY JURUPA VALLEY	STATE CA
		ZIP CODE 91752

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

- Environmental Impact Report (EIR) \$4,051.25 \$ _____
- Mitigated/Negative Declaration (MND)(ND) \$2,916.75 \$ _____
- Certified Regulatory Program (CRP) document - payment due directly to CDFW \$1,377.25 \$ _____

- Exempt from fee
 - Notice of Exemption (attach)
 - CDFW No Effect Determination (attach)
- Fee previously paid (attach previously issued cash receipt copy)

- Water Right Application or Petition Fee (State Water Resources Control Board only) \$850.00 \$ _____
- County documentary handling fee \$ _____ \$50.00
- Other \$ _____

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other
 TOTAL RECEIVED \$ _____ \$50.00

SIGNATURE <i>X Isabel Tejada</i>	AGENCY OF FILING PRINTED NAME AND TITLE Deputy <i>Isabel Tejada</i>
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Notice of Determination

TO: ■ Office of Planning and Research
PO Box 3044
Sacramento, CA 95812-3044

FROM: City of Jurupa Valley
Development Services Department
8930 Limonite Avenue
Jurupa Valley, CA 92509

■ County Clerk
County of Riverside
2724 Gateway Drive
Riverside, CA 92507

Lead Agency (if different from above): Same
Address: Same
Contact: Rob Gonzalez
Senior Planner
Phone: (951) 332-6464

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): 2022120318

Project Title: Vernola Ranch Specific Plan Project

Project Applicant: Anthony P. Vernola Trust, 12080 Bellgrave Avenue, Jurupa Valley, CA 91752

Project Location (include county): I-15 Freeway to the west, Pats Ranch Road to the east, and Bellegrave Avenue to the north, in the City of Jurupa Valley within Riverside County.

Project Description: On January 18, 2024, Jurupa Valley City Council conducted a second reading and adopted Ordinance Nos. 2024-04 and 2024-05 approving Change of Zone No. 22002 to change the zone from One-(1) Family Dwellings Medium Manufacturing (R-1) and Industrial Park (I-P) to Specific Plan (SP) zone and approving Development Agreement No. 22001 (DA 22001) between the City and Mccune & Associates to implement the Vernola Ranch Specific Plan which provides for the development of approximately 1,576 residential dwelling units, recreation areas, trail and park networks, open space, landscaping and street improvements including an overlay for a potential school site on an approximately 153-acre site.

This is to advise that the City of Jurupa Valley (■ Lead Agency □ Responsible Agency) has approved the above-described project on January 18, 2024 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 Mitigated 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, is available to the General Public at: City of Jurupa Valley, Development Services Department – Planning Division, 8930 Limonite Avenue, Jurupa Valley, California 92509.

Signature (Public Agency): *Roberto Gonzalez* Title: Senior Planner
Date: January 18, 2024 Date Received for filing at OPR: _____

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

FILED / POSTED

County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder

E-202400065
01/19/2024 01:09 PM Fee: \$ 50.00
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Removed: _____ By: _____ Deputy
