
NOTICE OF DETERMINATION

To County Clerk
County of Los Angeles
12400 East Imperial Highway
Norwalk, California 90650

From City of La Verne
3660 D Street
La Verne, CA 91750

Subject: Filing of Notice of Determination in Compliance with Public Resources Code § 21152

State Clearing House #

Project Title: 48 unit housing development, including 15% affordable units

Project Applicant: Victor Locket

Project Location: 2366 and 2336 First Street, La Verne, County of Los Angeles

Project Description: Development of a 3-story 48 unit housing development project, including 15% affordable units consisting of moderate and very low income units in that section of the Old Town La Verne Specific Plan designated for medium-density residential development. Total acreage of the site is 1.3 acres.

This is to advise that the Lead Agency of the City of La Verne Development Review Committee has approved the precise plan for the above described project on June 6, 2023 and has made the following determinations regarding the above described project.

In 2012 the City of La Verne certified the EIR for the Old Town La Verne Specific Plan (OTLVSP). The OTLVSP contemplated the construction of residential units. The project is located within the First Street Sector which was identified for Medium Density Residential consisting of 2 or 3 story homes. The project is within the allowed density for the area, the units meet the development and design standards except as specified above, and the number of units do not exceed the number of units that were contemplated under the OTLVSP. There have been no changes to the project or the circumstances which would create new impacts or increase the severity of previously identified impacts, nor are there any new alternatives or mitigation measures which the applicant is unwilling to implement. No subsequent review is required under CEQA Guidelines § 15162.


This is to certify that the final EIR with comments and responses and record of project approval is available to the General Public at:

<https://www.cityoflaverne.org/index.php/documents/community-development-planning/general-and-specific-plans/816-old-town-la-verne-specific-plan-draft-final-eir/file>

NOTICE OF DETERMINATION – CEQA Guidelines § 15168 – Program EIR. The 48-unit housing development project was analyzed as part of the 2012 EIR for the Old Town La Verne Specific Plan. The 48-units are being developed in a location proposed for medium density residential development and complies with the development standards that were included in the Old Town La Verne Specific Plan. These changes have no environmental impacts and there are no changes which arise to the level of triggering additional CEQA review in accordance with CEQA Guidelines § 15162. The 48-unit development is within the scope of the previous EIR which adequately describes the activity for CEQA purposes.

- The Project will have a significant effect on the environment.
- An EIR was prepared for this project pursuant to the provisions of CEQA.
- Mitigation Measures were made a condition of the approval of the project.
- A mitigation reporting or monitoring plan was adopted for this project.
- A statement of Overriding Considerations was adopted for this project.
- Findings were made pursuant to the provisions of CEQA.

Contact Person: Candice Bowcock Phone: 909/596-8706


Candice Bowcock
Principal Planner

Signature (Public Agency):

Date: 06-13-23 Date Received for filing: 06-13-23