

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # 2024030654

Project Title: Valle Reseda / Silverbeach - TTM 38066 (P21-010)

Lead Agency: City of San Jacinto Contact Person: Steven Valdez
 Mailing Address: 595 S. San Jacinto Avenue Phone: 951-590-2827
 City: San Jacinto Zip: 92583 County: Riverside

Project Location: County: Riverside City/Nearest Community: City of San Jacinto

Cross Streets: South of Ramona Boulevard, West of Ranchview Lane Zip Code: 92582

Longitude/Latitude (degrees, minutes and seconds): 33 ° 48 ' 40.82 " N / 116 ° 59 ' 54.10 " W Total Acres: 37.87

Assessor's Parcel No.: 436-040-006, 436-040-008, and 436-030-001 Section: 16 Twp.: 4 South Range: 1 West Base: _____

Within 2 Miles: State Hwy #: SR-79; Waterways: San Jacinto River, Casa Loma Canal, San Diego Canal

Airports: N/A Railways: N/A Schools: San Jacinto HS, Monte Vista MS, De Anza Elementary, Mo

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: Recirculation FONSI _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: Planned Development

Development Type:

Residential: Units 206 Acres 37.87
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Land Use: Vacant / Zoning: Residential, Low Density (RL) / General Plan Land Use: Low Density Residential (LDR)

Project Description: (please use a separate page if necessary)

The proposed Project would develop an approximately 37.87-acre vacant site with up to 206 single-family residential homes and associated infrastructure. The Project requires subdividing three (3) existing parcels (APNs 43436-040-006, 436-040-008, and 436-030-005). Offsite improvements include connecting the proposed internal circulation system to existing roads; connecting to existing utility systems, sidewalk and street lights.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

<input checked="" type="checkbox"/> Air Resources Board	<input type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input checked="" type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input type="checkbox"/> Caltrans District # <u>8</u>	<input checked="" type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # <u>8</u>
<input type="checkbox"/> Caltrans Planning	<input type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> SWRCB: Water Quality
<input checked="" type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input checked="" type="checkbox"/> Fish & Game Region # <u>6</u>	<input type="checkbox"/> Tahoe Regional Planning Agency
<input checked="" type="checkbox"/> Food & Agriculture, Department of	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input checked="" type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Housing & Community Development	
<input checked="" type="checkbox"/> Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date August 7, 2024 Ending Date September 9, 2024

Lead Agency (Complete if applicable):

Consulting Firm: <u>York Engineering</u>	Applicant: <u>Golden Ocean Realty</u>
Address: <u>31726 Rancho Viejo Road, Suite 218</u>	Address: <u>608 Deodar Lane</u>
City/State/Zip: <u>San Juan Capistrano, CA 92675</u>	City/State/Zip: <u>Bradbury, CA 91008</u>
Contact: <u>Harry Wilfong</u>	Phone: <u>(951)741-6888</u>
Phone: <u>(949) 248-8490</u>	

Signature of Lead Agency Representative: Steven A. Valdez Date: 08/07/2024

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.