

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Royal Oaks Annexation

Lead Agency: City of Duarte, Planning Division, Department of Community Development

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Project Location: _____
City Los Angeles County *County*

Project Description (Proposed actions, location, and/or consequences).

HumanGood SoCal (applicant) is proposing the annexation of a 19.02-acre property located at 1736 Royal Oaks Drive North in unincorporated County of Los Angeles and within the City of Bradbury's Sphere of Influence (SOI). The proposed annexation also includes the Royal Oaks Drive North public right-of way along the project frontage and a portion of the Woodlyn Lane private road easement along the eastern boundary of the project site. The entire project site is currently designated as Residential 2 under the County of Los Angeles General Plan land use map, and zoned Light Agricultural under the County of Los Angeles zoning map. As part of the annexation process, the City is required to designate the project site with a land use designation and pre-zone the project site is consistent with the proposed General Plan land use designation. The City of Duarte is proposing to amend the City's General Plan to designate the project site as Institutional and pre-zone the project site as Institutional. The project site is currently developed with Royal Oaks Manor, a senior living facility that includes independent-living apartments and cottages, and an assisted living and skilled nursing facility with associated roadways for circulation and recreational amenities. The proposed annexation would result in no development changes or improvements to the project site and the project site would continue to be used as a senior living facility. No construction activities are being proposed.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

N/A

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

N/A

Provide a list of the responsible or trustee agencies for the project.

County of Los Angeles Local Agency Formation Commission