

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: Frederick's Ridge Tentative Tract Map No. 38472 (TTM38472)

Lead Agency: County of Riverside- Planning Department

Contact Name: Russell Brady

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Project Location: Winchester (Unincorporated) Riverside County

City

County

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

TTM 38472 is a proposal to subdivide the existing parcel into 434 single family residential lots, a 6.02-acre park, and 58.37 acres of conservation area. The 434 single-family residential lots have a proposed minimum lot size of 3,677 square feet. Additional improvements include 6.55 acres of storm drain and detention basins for water quality purposes, 14.0 acres of slope area for drainage purposes, and 6.97 acres of dedicated right-of-way (ROW). The Project site, is situated in unincorporated Riverside County within the Sphere of Influence (SOI) of the City of Murrieta. The site is currently vacant land and is located south of Scott Road, north of Via Curtidor, east of Christine Street, and west of Beeler Road.(APN 472-070-0010). The 58.37-acre conservation area located at the southernmost portion of the Project site is the remainder of the parcel and will be dedicated for conservation purposes.

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

The proposed Project was found to have potentially significant effects to the subjects listed in the NOP that will be covered in the EIR (subject areas are listed in the NOP).

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

There are no known areas of controversy regarding the Project at this time.

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

California Dept. of Fish and Game, Region #6
Santa Ana Regional Water Quality Control Board
South Coast Air Quality Management District
Eastern Municipal Water District

Additional responsible agencies, if any, will be identified as part of the forthcoming EIR.