

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: Acacia Pointe Residential Project

Lead Agency: City of Perris, California

Contact Name: Nathan Perez

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Project Location: City of Perris, Riverside County

City

County

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

Planned Development Overlay (PDO) Zone 23-05246, Tentative Tract Map 23-05244 (TTM 38775), Development Plan Review (DPR) 23-00019 – A proposal to consider the following entitlements to facilitate the construction of 141 townhome-style condominiums and amenities including a central area with pickleball courts, a tot lot, a pool and pool house, and open space generally located at the southeast corner of Nuevo Road and Wilson Avenue: 1) Planned Development Overlay Zone to rezone 11.6 acres from the R-6,000 Zone to the R-6,000-PD Zone; 2) Tentative Tract Map to subdivide 12.8 acres into 91 residential lots; and 3) Development Plan Review for review of the site plan and building elevations.

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 would have a potentially significant impact relating to aesthetics, but implementation of MM AES-1, which requires construction lighting to be downward facing and hooded or shielded, would reduce impacts to less than significant. The proposed project would have a potentially significant impact relating to air quality, but implementation of MM AIR-1 which requires use of Tier 4 engines for equipment greater than 50 horsepower, would ensure impacts remain less than significant. The proposed project would have a potentially significant effect relating to biological resources. However, with implementation of MM BIO-1, MM BIO-2, and MM BIO-3, which require pre-construction species surveys and MSHCP best management practices, impacts would be reduced to less than significant. The proposed project would have a potentially significant impact related to cultural resources. However, the proposed project would implement MM CUL-1, MM CUL-2, and MM CUL-3, which require retaining a professional archaeologist, WEAP training for construction personnel, and special procedures in the event human remains are discovered. As a result impacts would be less than significant. The proposed project would result in a potentially significant impact related to geology and soils. However, with implementation of MM GEO-1, MM GEO-2, and MM GEO-3, which require submittal of a Paleontological Resource Impact Mitigation Monitoring Program, pre-construction worker paleontological resources sensitivity training, and incorporation of all recommendations in the Geotechnical and Infiltration Evaluation, impacts would be reduced to less than significant. The proposed project would have a potentially significant impact related to noise, but implementation of MM NOI-1, which requires installation of a temporary noise barrier, impacts would reduce impacts to less than significant.

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

The proposed project would have a potentially significant impact relating to light and glare during construction, exposing sensitive receptors to substantial pollutant concentrations, special-status species, conflicts with the MSHCP, an adverse change in the significance of a historical resource, and potential disturbance of human remains, erosion, paleontological resources, and construction noise. Mitigation measures were adopted to reduce these impacts to less than significant.

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

Air Resources Board, California Emergency Management Agency, Caltrans District #8, Department of Conservation, Energy Commission, Fish and Game Region #6, Department of Forestry and Fire Protection, Housing & Community Development, Native American Heritage Commission, Office of Historic Preservation, Department of Parks & Recreation, Public Utilities Commission, Regional WQCB #8, Resources Agency, Department of Resources Recycling and Recovery, SWRCB: Water Quality, Department of Toxic Substances Control, Department of Water Resources.