

# 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

<b>SCH #</b>
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**Project Title:** Lerdo Residential  
**Lead Agency:** City of Shafter **Contact Person:** Steve Esselman  
**Mailing Address:** 336 Pacific Avenue **Phone:** 661-746-5002  
**City:** Shafter **Zip:** 93263 **County:** Kern

**Project Location:** County: Kern City/Nearest Community: City of Shafter  
 Cross Streets: Northeast of intersection of Lerdo Highway and Cherry Avenue Zip Code: 93263

Longitude/Latitude (degrees, minutes and seconds): 35 ° 30 ' 13 " N / 119 ° 13 ' 35 " W Total Acres: 638.8

Assessor's Parcel No.: 089-090-(30, 31, 19); 091-040-(65, 64, 69, 51) Section: 12, 7 Twp.: 28, 28S Range: 25E, 26E Base: San Bern

Within 2 Miles: State Hwy #: 43, 99, Lerdo Highway Waterways: Calloway Canal, Friant-Kern Canal, Lerdo Canal

Airports: Shafter Airport - Minter Field Railways: UP, BNSF Schools: Sequoia Elementary, Shafter HS

Redwood Elementary, Central Valley Continuation HS, Congregational Children's Center, Shafter Kiddie Kollege, Little Hands Children's Center, Free Will Christian Academy

**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: \_\_\_\_\_

**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: \_\_\_\_\_

**Development Type:**

Residential: Units 3,500 Acres 632.8  
 Office: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Commercial: Sq.ft. 150,000 Acres 6 Employees 600  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: Energy, GHG, Tribal Cultural

**Present Land Use/Zoning/General Plan Designation:**

Almond orchard / Agriculture, Industrial-Airport Approach Height, Exclusive Agriculture / Specific Plan, Agriculture-Open Space, Industrial, Intensive Agriculture (8.1)

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

The Lerdo Residential Project involves the proposed development of a master-planned residential community containing up to 3,500 single-family and multi-family for-sale and for-rent homes, supporting amenities with culturally-rich attributes, and up to 150,000 square feet of support commercial uses on approximately 638.8 acres. Off-site improvements associated with the development would include public roadway improvements in and along existing rights-of-way and upgrades of existing, and installation of new, water, wastewater, storm drain, and dry utility lines and associated facilities.

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".

<u>S</u> Air Resources Board	<u>        </u> Office of Historic Preservation
<u>        </u> Boating & Waterways, Department of	<u>        </u> Office of Public School Construction
<u>        </u> California Emergency Management Agency	<u>        </u> Parks & Recreation, Department of
<u>        </u> California Highway Patrol	<u>        </u> Pesticide Regulation, Department of
<u>S</u> Caltrans District # <u>6</u>	<u>        </u> Public Utilities Commission
<u>        </u> Caltrans Division of Aeronautics	<u>S</u> Regional WQCB # <u>5</u>
<u>X</u> Caltrans Planning	<u>        </u> Resources Agency
<u>        </u> Central Valley Flood Protection Board	<u>        </u> Resources Recycling and Recovery, Department of
<u>        </u> Coachella Valley Mtns. Conservancy	<u>        </u> S.F. Bay Conservation & Development Comm.
<u>        </u> Coastal Commission	<u>        </u> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<u>        </u> Colorado River Board	<u>        </u> San Joaquin River Conservancy
<u>        </u> Conservation, Department of	<u>        </u> Santa Monica Mtns. Conservancy
<u>        </u> Corrections, Department of	<u>        </u> State Lands Commission
<u>        </u> Delta Protection Commission	<u>        </u> SWRCB: Clean Water Grants
<u>        </u> Education, Department of	<u>        </u> SWRCB: Water Quality
<u>        </u> Energy Commission	<u>        </u> SWRCB: Water Rights
<u>S</u> Fish & Game Region # <u>4</u>	<u>        </u> Tahoe Regional Planning Agency
<u>        </u> Food & Agriculture, Department of	<u>S</u> Toxic Substances Control, Department of
<u>        </u> Forestry and Fire Protection, Department of	<u>        </u> Water Resources, Department of
<u>        </u> General Services, Department of	<u>        </u> Other: _____
<u>        </u> Health Services, Department of	<u>        </u> Other: _____
<u>X</u> Housing & Community Development	
<u>S</u> Native American Heritage Commission	

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

Starting Date April 23, 2025 Ending Date May 23, 2025

### Lead Agency (Complete if applicable):

Consulting Firm: <u>T&amp;B Planning, Inc.</u>	Applicant: <u>The Wonderful Company LLC</u>
Address: <u>3200 El Camino Real, Suite 100</u>	Address: <u>11444 W Olympic Blvd., 10th Floor</u>
City/State/Zip: <u>Irvine, CA 92602</u>	City/State/Zip: <u>Los Angeles, CA 90064</u>
Contact: <u>Connie Anderson</u>	Phone: <u>661-331-3771</u>
Phone: <u>949-629-5270</u>	

Signature of Lead Agency Representative: /s/ Steve Esselman Date: 4/22/25

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