

**NOTICE OF DETERMINATION**

**TO:** X County Clerk, County of San Bernardino  
  
\_\_\_ Office of Planning and Research

**FROM:** City of Fontana  
Planning Department  
8353 Sierra Avenue  
Fontana, CA 92335

**SUBJECT:** Filing of Notice of Determination in Compliance with Section 21152 of the Public Resources Code.

**Project Title:** The Heights at Southridge Project: Master Case No. 22-084, General Plan Amendment No. 22-008, Specific Plan Amendment No. 22-004, Tentative Parcel Map No. 20565 (TPM No. 22-018), Tentative Tract Map No. 20568 (TTM No. 22-007), Design Review No. 22-043, and Administrative Site Plan Review No. 23-014

**State Clearinghouse Number:** 1981052210

**Name of Person or Agency carrying out project:** Salvador Quintanilla – Senior Planner, City of Fontana (Lead Agency) 8353 Sierra Avenue, Fontana, CA 92335.

**Project Location:** The project site is located on the south side of Village Drive and east of Live Oak Avenue (APNs: 0237-411-13 and -14)

**Project Description:** The project consists of the development of 255 condominium units (147 detached Cluster Homes units and 108 detached Stub Drive units), with various amenities and a park within a 37.17 acre site. An Addendum to the Southridge Village Specific Plan Environmental Impact Report has been prepared for this proposed project.

**Project Proponent & Address:** NH Southridge LLC, 500 Newport Center Dr., #570 Newport Beach, CA 92660

**Contact Name & Phone:** Ian Harvey – (949) 344-2703

This is to certify that the City of Fontana approved the above described project on July 25, 2023 and made the following determinations:

1. The project \_\_\_ will X will not have a significant effect on the environment.
2. An Environmental Impact Report (EIR) and subsequent addenda thereto were previously prepared and approved and fully analyzed the effects of the project. The EIR thoroughly analyzed and discussed all potential environmental impacts. None of the conditions described in Section 15162 of the State CEQA Guidelines calling for the preparation of a subsequent EIR or MND have occurred. Additionally, this action does not include any additional impacts beyond those impacts already disclosed in the previous EIR and no further environmental review is required.
3. Mitigation measures X were \_\_\_ were not made a condition of the approval of the project.
4. A Statement of Overriding Considerations \_\_\_ was X was not adopted for this project.
5. Findings X were \_\_\_ were not made pursuant to the provisions of CEQA.
6. The location and custodian of the documents which comprise the record of proceedings for the Addendum are specified as follows:

**Custodian:** City of Fontana, Planning Department  
**Location:** 8353 Sierra Avenue, Fontana, CA 92335  
(909) 350-8656

  
Salvador Quintanilla  
Senior Planner

Date Received for Filing: 7/27/2023