

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

SCH# 2018011046

Project Title: The Terraces at Walnut Specific Plan

Lead Agency: City of Walnut Contact Person: Chris Vasquez
 Mailing Address: P.O. Box 682 Phone: (909) 595-7543 x 312
 City: Walnut Zip: 91789 County: Los Angeles

Project Location: County: Los Angeles City/Nearest Community: Walnut
 Cross Streets: Valley Boulevard and Grand Avenue Zip Code: 91789
 Longitude/Latitude (degrees, minutes and seconds): 34 ° 01 ' 56 " N / 117 ° 49 ' 44 " W Total Acres: 49
 Assessor's Parcel No.: 8709-023-273, 8709-023-274, 8709-023-275 Section: _____ Twp.: _____ Range: _____ Base: _____
 Within 2 Miles: State Hwy #: 57 and 10 Waterways: None
 Airports: None Railways: None Schools: Lorbeer Middle School, Walnut

Document Type:

CEQA: NOP Draft EIR Supplement/Subsequent EIR Mit Neg Dec
 NEPA: NOI EA Draft EIS FONSI
 Other: Joint Document Final Document

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 290 Acres 23.2
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. 30,000 Acres 3 Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: Neighborhood park, pocket parks 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: Tribal Resources

Present Land Use/Zoning/General Plan Designation:

General Plan Land Use designations of Future Specific Plan No.3 / Zoning designation of RPD-16,800- 2.2DU (Residential)

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

The proposed Terraces at Walnut Specific Plan would involve development of a mixed-use infill project that includes residential and commercial development, recreation areas, and open space development on 49 acres of vacant land. Residential development would include 290 total dwelling units; 278 units would be located in a small-lot district and 12 units would be located in a large-lot district. The three-acre commercial district would be located on the western portion of the Plan Area and would consist of one- to two-story buildings and surface parking. Parks and open spaces would be designed to increase public access and connectivity within the Plan Area and would provide shade structures, water features, outdoor furniture, and other furnishings.

State Clearinghouse Contact: (916) 445-0613

State Review Began: 3 - 18 - 2019

SCH COMPLIANCE 5 - 1 - 2019

Project Sent to the following State Agencies

- | | |
|--|--|
| <input checked="" type="checkbox"/> Resources | Cal EPA |
| <input type="checkbox"/> Boating & Waterways | ARB: Airport & Freight |
| <input type="checkbox"/> Central Valley Flood Prot. | <input checked="" type="checkbox"/> ARB: Transportation Projects |
| <input type="checkbox"/> Coastal Comm | ARB: Major Industrial/Energy |
| <input type="checkbox"/> Colorado Rvr Bd | Resources, Recycl. & Recovery |
| <input type="checkbox"/> Conservation | SWRCB: Div. of Drinking Water |
| <input checked="" type="checkbox"/> CDFW # <u>5</u> | SWRCB: Div. Drinking Wtr # _____ |
| <input type="checkbox"/> Cal Fire | SWRCB: Div. Financial Assist. |
| <input type="checkbox"/> Historic Preservation | <input checked="" type="checkbox"/> SWRCB: Wtr Quality |
| <input checked="" type="checkbox"/> Parks & Rec | SWRCB: Wtr Rights |
| <input type="checkbox"/> Bay Cons & Dev Comm. | <input checked="" type="checkbox"/> Reg. WQCB # <u>4</u> |
| <input checked="" type="checkbox"/> DWR | Toxic Sub Ctrl-CTC |
| | Yth/Adlt Corrections |
| | Corrections |
| | Independent Comm |
| CalSTA | Delta Protection Comm |
| <input type="checkbox"/> Aeronautics | Delta Stewardship Council |
| <input type="checkbox"/> CHP | Energy Commission |
| <input checked="" type="checkbox"/> Caltrans# <u>7</u> | <input checked="" type="checkbox"/> NAHC |
| <input type="checkbox"/> Trans Planning | Public Utilities Comm |
| Other | Santa Monica Bay Restoration |
| <input type="checkbox"/> Education | State Lands Comm |
| <input type="checkbox"/> Food & Agriculture | Tahoe Rgl Plan Agency |
| <input type="checkbox"/> HCD | Conservancy |
| <input type="checkbox"/> OES | Other: _____ |
| State/Consumer Svcs | |
| <input type="checkbox"/> General Services | |

Please note State Clearinghouse Number (SCH#) on all Comments

SCH#: 2018011046

Please forward late comments directly to the Lead Agency

AQMD/APCD 33

(Resources: 3, 23)

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X". If you have already sent your document to the agency please denote that with an "S".

- | | |
|---|--|
| <input checked="" type="checkbox"/> Air Resources Board | <input checked="" type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # <u>7</u> | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # <u>4</u> |
| <input checked="" type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>5</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | Other: _____ |
| <input type="checkbox"/> Health Services, Department of | Other: _____ |
| <input type="checkbox"/> Housing & Community Development | |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

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

Starting Date March 18, 2019 Ending Date May 1, 2019

Lead Agency (Complete if applicable):

| | |
|--|--|
| Consulting Firm: <u>Rincon Consultants, Inc.</u> | Applicant: <u>Sunjoint Development LLC</u> |
| Address: <u>250 E. 1st Street, Suite 301</u> | Address: <u>280 Machlin Court</u> |
| City/State/Zip: <u>Los Angeles, CA 90012</u> | City/State/Zip: <u>Industry, CA 91789</u> |
| Contact: <u>Susanne Huerta, Project Manager</u> | Phone: _____ |
| Phone: <u>(213) 788-4842 ext 104</u> | |

Signature of Lead Agency Representative: *Ch Vazquez* Date: 3/15/19

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