Print Form

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 #: 2004071076

Project Title: Oak Springs Ranch Phjase 2 Project: Revised Plot Plan

Lead Agency: City of Wildomar

Contact Name: Matthew Bassi, Planning Director

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Project Location: Wildomar *City* Riverside *County*

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

The Modified Project would eliminate the approved 103 single-family dwelling units designated in Planning Area (PA2) of the Specific Plan area to instead construct 288 multifamily dwelling units in nine buildings (3-story, approximately 39 feet and 3-inches-high to the roofline) and one amenity building (1-story, approximately 19 feet and 6-inches-high to the roofline) on 12.89 acres.

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

The following would mitigate impacts to a less than significant level:

Air quality - During construction, the construction contractor(s) shall limit the hauling of soil generated from grading/ excavation activities to a maximum of 140 trucks per day (1,350 one-way soil haul trips per day if 16 cubic yard trucks are used; or 675 one-way soil haul trips if double haul trucks with a 30 cubic yard capacity is used; and assuming a one-way haul distance of 65 miles). Where feasible, haul trucks with engines that are 2010 or newer shall be used for soil hauling activities. These requirements shall be noted on all construction management plans and verified by the City of Wildomar Building & Safety Department prior to issuance of any construction permits and during the soil-disturbing phases.

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 known to the Lead Agency at this time.

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

City of Wildomar