

DATE FILED & POSTED

Posted On: 11/7/19

Removed On: 12/20/19

Receipt No: 30-11072019-782

CITY OF RANCHO CUCAMONGA
NOTICE OF DETERMINATION

CLERK OF THE
BOARD OF SUPERVISORS

2019 NOV -7 PM 11:32

TO: Clerk of the Board
County of San Bernardino
385 N. Arrowhead, 2nd Floor
San Bernardino, CA 92415-0130

FROM: City of Rancho Cucamonga
COUNTY OF SAN BERNARDINO
CALIFORNIA
Planning Department
P. O. Box 807
Rancho Cucamonga, CA 91729

Receipt Number 36-10032019-695

SUBJECT: Filing of Notice of Determination for the Etiwanda Heights Neighborhood and Conservation Plan (ENHCP) project in compliance with Section 21152 of the Public Resources Code.

PROJECT DESCRIPTION: The Etiwanda Heights Neighborhood and Conservation Plan (ENHCP) proposes the annexation of portions of the Plan Areas not currently within the City and the adoption of the EHNCP as a specific plan pursuant to Sections 65450 through 65457 of the California Government Code. The ENHCP is organized into seven chapters as described below:

Chapter 1 – The Making of the Plan discusses the circumstances leading to the preparation of the Plan, the process by which analysis, public engagement, planning and conceptual design work led to the community-based vision for this area, the guiding principles and vision for a plan that balances the conservation and neighborhood development based on the community input received.

Chapter 2 – Setting & Context addresses the regional and local context, along with the physical, environmental, and regulatory setting, of the Plan Area.

Chapter 3 – Conservation Plan provides an overview of the physical master plan for the Rural/Conservation Area.

Chapter 4 – Neighborhood Plan provides an overview of the physical master plan for the Neighborhood Area.

Chapter 5 – Development Standards and Design Guidelines contains the development regulations and neighborhood design standards developed to create the design character as the new planned neighborhoods are developed over time. Standards for new development are integrated with public realm design standards that address the standards and guidelines for the neighborhoods, and for the limited rural development.

Chapter 6– Infrastructure and Public Services addresses the provision of infrastructure and services.

Chapter 7– Implementation addresses the purpose and applicability of the Plan, the regulatory approach, anticipated phasing of development over time, implementation, ownership, and long-term maintenance responsibilities for the infrastructure and public facilities developed within the Plan Area, a program for promoting conservation in the Resource Conservative Area (RCA) through transfer of development rights, and administration of the Plan.

Etiwanda Heights Neighborhood and Conservation Plan project includes the following:

1. Amend the 2010 General Plan of the City of Rancho Cucamonga by deleting, adding, and/or

revising text, graphics, and exhibits and changing land use designations of certain parcels in order to integrate the proposed Etiwanda Heights Neighborhood and Conservation Plan's (EHNCP) Specific Plan (hereafter the "Specific Plan") into the General Plan. This includes, among other things, changing the land use designations of multiple parcels within the City that have a combined area of approximately 305 acres and multiple parcels within the City's Sphere of Influence that have a combined area of 4,393 acres in a project area extending from Haven Avenue, easterly to the City's boundary with Fontana, and from the northerly City limits to the San Bernardino National Forest boundary in the City's Sphere of Influence (hereafter the "Project Area"), and which are proposed to be annexed into the City of Rancho Cucamonga, to land use designations that allow conservation, residential, commercial, and/or civic uses.

2. Amend the Etiwanda North Specific Plan by deleting, adding, and/or revising text, graphics, and exhibits within the specific plan in order to remove those parcels proposed to be included in the proposed EHNCP Specific Plan and make other conforming amendments.

3. Adopt the proposed EHNCP Specific Plan that will apply to multiple parcels within the Project Area to allow conservation, residential, commercial, and civic uses for a project area extending from Haven Avenue, easterly to the City's boundary with Fontana, and from the northerly City limits to the San Bernardino National Forest boundary in the City's Sphere of Influence, in conjunction with the proposed Specific Plan.

4. Amend the Zoning Map of the City of Rancho Cucamonga by deleting, adding, and/or revising text and graphics within the Zoning Map, and change the zoning/land use designations in the Project Area to zoning/land use designations that allow conservation, residential, commercial, and/or civic uses consistent with the Specific Plan (prezoning the Project Area within the SOI).

5. Adoption of a resolution of application to annex multiple parcels within the City's Sphere of Influence that have a combined area of 4,088 acres for a project area extending from Haven Avenue, easterly to the City's boundary with Fontana, and from the northerly City limits to the San Bernardino National Forest boundary in the City's Sphere of Influence, in conjunction with the proposed Specific Plan.

6. Amend the Development Code of the City of Rancho Cucamonga to add a description of the proposed Specific Plan and the Allowed Use table for the Specific Plan. This proposal will apply to the Project Area in order to permit zoning/land use designations that allow conservation, residential, commercial, and/or civic uses consistent with the proposed Specific Plan.

PROJECT LOCATION: The Project Area extends from Haven Avenue, easterly to the City's boundary with Fontana, and from the northerly City limits to the San Bernardino National Forest boundary in the City's Sphere of Influence – APN's: 0201-033-32, -35 through -40, -43, and -44, 0201-191-27 and -28, 0201-272-14 through -18, 0201-281-02, -04 through -10, -13, -14, -16 through -22, 0225-091-03, 05, and -06, 225-092-01, 0225-101-32, 0225-152-06 through -11, and -17, 0225-161-42, 0226-061-03, -07, -16, -20, -26, -27, -28, -33, -47, -56, -57, -61 through -71, -73 through -78, 0226-082-08, -19, -20, -21, and -30, 1074-351-01, -04, -05, and -06, 1087-051-02 through -14, -16 through -27, 1087-061-01 through -21, and 1087-071-01 through -14, and -16 through -21 in San Bernardino County.

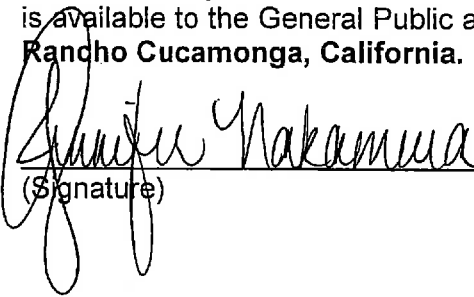
APPLICANT: City of Rancho Cucamonga, 10500 Civic Center Drive, Rancho Cucamonga, CA 91730

STATE CLEARINGHOUSE NUMBER: 2017091027

This is to advise that the **City of Rancho Cucamonga** approved the above-described project on November 6, 2019, and has made the following determinations regarding the above project.

1. The project X will, ___ will not, have a significant effect on the environment.
2. X An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
___ A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures X were, ___ were not, made a condition of the approval of this project.
4. A statement of overriding considerations X was, ___ was not, adopted for this project.
5. Findings X were, ___ were not, made pursuant to the provisions of CEQA.

This is to certify that the final EIR or Mitigated Negative Declaration and record of project approval is available to the General Public at: **City of Rancho Cucamonga, 10500 Civic Center Drive, Rancho Cucamonga, California.**

 November 7, 2019 Management Analyst II (909) 477-2750
(Signature) (Date) (Title) (Telephone)



State of California - Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 12/01/18) Previously DFG 753.5a

Print **Start Over** **Finalize & Email**

RECEIPT NUMBER:
 36 — 11072019 — 782
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Rancho Cucamonga	LEAD AGENCY EMAIL	DATE 11072019
COUNTY/STATE AGENCY OF FILING San Bernardino	DOCUMENT NUMBER	

PROJECT TITLE
Etiwanda Heights Neighborhood and Conservation Plan

PROJECT APPLICANT NAME City of Rancho Cucamonga	PROJECT APPLICANT EMAIL	PHONE NUMBER (909) 477-2750
PROJECT APPLICANT ADDRESS PO Box 807	CITY Rancho Cucamonga	STATE CA
		ZIP CODE 91729

PROJECT APPLICANT (Check appropriate box)

Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity


CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,271.00	\$	<u>0.00</u>
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,354.75	\$	<u>0.00</u>
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,112.00	\$	<u>0.00</u>
<input checked="" type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input checked="" type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)			
<hr/>			
<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	<u>0.00</u>
<input checked="" type="checkbox"/> County documentary handling fee		\$	<u>50.00</u>
<input type="checkbox"/> Other		\$	<u> </u>

PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 50.00

SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE Jessica Ruiz, Deputy Clerk
---	--

DATE FILED & POSTED
Posted On: 10/3/19
Removed On: 11/15/19
Receipt No: 36-00032019-6

CITY OF RANCHO CUCAMONGA
NOTICE OF DETERMINATION

TO: Clerk of the Board
County of San Bernardino
385 N. Arrowhead, 2nd Floor
San Bernardino, CA 92415-0130

FROM: City of Rancho Cucamonga
Planning Department
P. O. Box 807
Rancho Cucamonga, CA 91729

Receipt Number _____

SUBJECT: Etiwanda Heights Neighborhood and Conservation Plan

PROJECT DESCRIPTION: The EHNCP Project would include the annexation of the portions of the Plan Areas not currently within the City and the adoption of the EHNCP as a Specific Plan pursuant to Sections 65450 through 65457 of the California Government Code of the EHNCP to create a framework to provide for the conservation of additional open space in the Resource Conservation Area and development in the Neighborhood Area. The EHNCP is organized into seven chapters as described below:

Chapter 1 – The Making of the Plan discusses the circumstances leading to the preparation of the Plan, the process by which analysis, public engagement, planning and conceptual design work led to the community-based vision for this area, the guiding principles and vision for a plan that balances the conservation and neighborhood development based on the community input received.

Chapter 2 – Setting and Context addresses the regional and local context, along with the physical, environmental, and regulatory setting, of the Plan Area.

Chapter 3 – Conservation Plan provides an overview and vision of the conservation plan for the RCA.

Chapter 4 – Neighborhood Plan provides an overview of the physical plan for the new neighborhoods proposed in the NA, based on the community input.

Chapter 5 – Development Standards and Design Guidelines contains the development regulations and neighborhood-design standards developed to create the desired design character as the new planned neighborhoods are developed over time. Standards for new development are integrated with public realm design standards to ensure varied and harmonious streetscapes and frontages that define public spaces.

Chapter 6 – Infrastructure and Public Services addresses the improvement and the extension of existing infrastructure and public services with a focus on the provision of infrastructure and services within the NA by identifying the "backbone" infrastructure needed to support the proposed development within the NA as required by the City of Rancho Cucamonga Municipal Code.

Chapter 7 – Implementation outlines strategies and procedures to facilitate development of the Plan in a collaborative and organized manner. Specifically, this Chapter includes a discussion of overall phasing, a conservation strategy, financing mechanisms, procedural steps for implementing the Plan, and implementation actions.

PROJECT LOCATION: The Etiwanda Heights Neighborhood and Conservation Plan (EHNCP) Area (Plan Area) is located along the northeastern edge of the City at the base of the San Gabriel Mountains. The site is located west of Interstate 15 (I-15), north of State Route 210 (SR-210), south of the San Gabriel Mountains, and north of existing residential neighborhoods in the City of Rancho Cucamonga

CLERK OF THE BOARD
COUNTY OF SAN BERNARDINO
CITY OF RANCHO CUCAMONGA
29 OCT 2019 9:00 AM

Band and 1,217-acre Lower Band areas. Approximately 305 acres located in the western edge and southeast corner of the Plan Area are currently within the City, and the remaining 4,088 acres consists of unincorporated area in the County of San Bernardino (County) within the City's Sphere of Influence (SOI). APN's: 0201-033-32, -35 through -40, -43, and -44, 0201-191-27 and -28, 0201-272-14 through -18, 0201-281-02, -04 through -10, -13, -14, -16 through -22, 0225-091-03, 05, and -06, 225-092-01, 0225-101-32, 0225-152-06 through -11, and -17, 0225-161-42, 0226-061-03, -07, -16, -20, -26, -27, -28, -33, -47, -56, -57, -61 through -71, -73 through -78, 0226-082-08, -19, -20, -21, and -30, 1074-351-01, -04, -05, and -06, 1087-051-02 through -14, -16 through -27, 1087-061-01 through -21, and 1087-071-01 through -14, and -16 through -21.

PROJECT APPLICANT:

City of Rancho Cucamonga
10500 Civic Center Drive
Rancho Cucamonga, CA 91730

STATE CLEARINGHOUSE NUMBER: 2017091027

This is to advise that the **City of Rancho Cucamonga** approved the above-described project on October 2, 2019, and has made the following determinations regarding the above project.

1. The project X will, will not, have a significant effect on the environment.
2. X An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures X were, were not, made a condition of the approval of this project.
4. A statement of overriding considerations X was, was not, adopted for this project.
5. Findings X were, were not, made pursuant to the provisions of CEQA.

This is to certify that the Mitigated Negative Declaration and record of project approval is available to the General Public at: **City of Rancho Cucamonga, 10500 Civic Center Drive, Rancho Cucamonga, California.**


(Signature)

October 3, 2019
(Date)

Management Analyst II
(Title)

(909) 477-2750
(Telephone)



State of California - Department of Fish and Wildlife
2019 ENVIRONMENTAL FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 12/01/18) Previously DFG 753.5a

Print **StartOver** **Finalize&Email**

RECEIPT NUMBER:
 36 — 10032019 — 695
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Rancho Cucamonga	LEAD AGENCY EMAIL	DATE 10032019
COUNTY/STATE AGENCY OF FILING San Bernardino	DOCUMENT NUMBER	

PROJECT TITLE

Etiwanda Heights Neighborhood and Conservation Plan

PROJECT APPLICANT NAME City of Rancho Cucamonga	PROJECT APPLICANT EMAIL	PHONE NUMBER (909) 477-2750
PROJECT APPLICANT ADDRESS PO Box 807	CITY Rancho Cucamonga	STATE CA
		ZIP CODE 91729

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

- | | | | |
|---|------------|----|-------------------|
| <input checked="" type="checkbox"/> Environmental Impact Report (EIR) | \$3,271.00 | \$ | <u>3,271.00</u> |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,354.75 | \$ | <u>0.00</u> |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,112.00 | \$ | <u>0.00</u> |
|
 | | | |
| <input type="checkbox"/> Exempt from fee | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy) | | | |
| <hr/> | | | |
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | <u>0.00</u> |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | <u>50.00</u> |
| <input type="checkbox"/> Other | | \$ | <u> </u> |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 3,321.00

SIGNATURE X <i>K Schram</i>	AGENCY OF FILING PRINTED NAME AND TITLE Kari Schram, Deputy Clerk
---------------------------------------	---