



Notice of Determination

303 East B Street, Ontario, California 91764 Phone: 909.395.2036 / Fax: 909.395.2420

To: Clerk of the Board of Supervisors
 County of San Bernardino
 385 North Arrowhead Avenue, 2nd Floor
 San Bernardino, California 92415

Office of Planning and Research
 1400 Tenth Street, Room 113
 Sacramento, California 95814

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse No.: 200471095

Project Title/File No.: File No. PDEV23-026

Project Applicant (name, address, phone): Landsea Homes 7525 Irvine Center Drive Suite 200 Irvine, CA 92618

Specific Project Location – Identify street address and cross street or attach a map showing project site: The Project site is comprised of 19.62 acres of land generally located west of Haven Avenue, south of Riverside Drive, north of Chino Avenue, and east of the SCE easement, within the Planning Area 3 within the West Haven Specific Plan.

COUNTY OF
 SAN BERNARDINO
 MAR 27 2024
 CLERK OF THE BOARD



DATE FILED & POSTED
 Posted On: 3.27.2024
 Removed On: 5.9.2024
 Receipt No: 36-03272024-
220

Figure 1: Project Location

General Project Location: The project site is generally located in southwestern San Bernardino County, within the City of Ontario. The City of Ontario is located approximately 40 miles from downtown Los Angeles, 20 miles from downtown San Bernardino, and 30 miles from Orange County.

Project Description:


ENVIRONMENTAL ASSESSMENT AND DEVELOPMENT PLAN REVIEW FOR FILE NO. PDEV23-026: A hearing to consider a Development Plan to construct 95 detached single-family dwellings and 96 attached multiple family dwelling units within 16 6-plex buildings on approximately 19.62 acres of land generally located west of Haven Avenue, south of Riverside Drive and north of Chino Avenue, within the Planning Area 3 land use district of the West Haven Specific Plan. The environmental impacts of this project were previously reviewed in conjunction with an Amendment to the West Haven Specific Plan, for which an Addendum to the West Haven Specific Plan Environmental Impact Report (State Clearinghouse No. 200471095) was adopted by the City Council on July 7, 2007. This application introduces no new significant environmental impacts. The proposed project is located within the Airport Influence Area of Ontario International Airport and was evaluated and found to be consistent with the policies and criteria of the Ontario International Airport Land Use Compatibility Plan; (APN: 0218-151-10)

This is to advise that the [Lead Agency, Responsible Agency] approved the above-described project on February 27, 2024 and has made the following determinations regarding the above-described project:

1. The project [will, will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared and certified for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
 An Addendum to The West Haven Specific Plan Environmental Impact Report ("EIR," State Clearinghouse No. 200471095) was prepared and approved for use by the City Council the on July 18, 2023. This proposed project does not contemplate any actions that would require the preparation of a subsequent or supplemental environmental document under State CEQA Guidelines section 15162, 15163, and 15164. The proposed project is consistent with the development scenarios identified and analyzed within the SEIR and no further review pursuant to CEQA is required.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
 A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
3. Mitigation measures [were, were not] made a condition of the approval of the project.
4. A Mitigation Monitoring or Reporting Plan [was, was not] adopted for this project.
5. A Statement of Overriding Considerations [was, was not] adopted for this project.
6. Findings [were, were not] made pursuant to the provisions of CEQA.

This is to certify that the Final SEIR with comments and responses and record of project approval, or the Negative Declaration, is available to General Public at:

City of Ontario
City Hall
303 East B Street
Ontario, California 91764

Signature: 		Date: 3/25/2024
Name: Robert Morales	Title: Assistant Planner	
Date Received for Filing Click or tap to enter a date.		

Authority cited: Sections 21083, Public Resources Code.
Reference Section 21000-21174, Public Resources Code.

**COUNTY OF
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