



No. of Determination for Mitigated Negative Declaration 2015-02 (In compliance with Section 21108 or 21152 of the Public Resources Code)

130 South Main Street, Lake Elsinore, CA 92530

Filed With: [] Office of Planning and Research 1400 Tenth Street Sacramento, CA 95814

[x] County Clerk of Riverside County 2724 Gateway Drive Riverside, CA 92507

FILED RIVERSIDE COUNTY

APR 20 2015

PETER ALDANA, CLERK By M. Meyer Deputy

Date: April 17, 2015

Project Title: Tentative Tract Map No. 36567 (South Shore II)

Lead Agency Contact Person: Richard J. MacHott, LEED Green Associate, Planning Manager

Telephone Number: (951) 674-3124 x 209

Project Location: The project is located northeast of Interstate 15 (I-15) at the Main Street interchange in the City of Lake Elsinore, in Riverside County. The 67.7-acre project site is located approximately one-quarter mile northeast of Camino Del Norte and one mile northeast of Lake Elsinore. The project site is comprised of assessor's parcel numbers (APNs) 363-020 002, 003, 011 through 015 and 018, and 363-020-011. The project site is located at Latitude 33°50'51" North, Longitude 117°18'30" West.

Project Description: Tentative Tract Map No. 36567 (referred to as South Shore II) proposes the subdivision of 67.69 acres (APN 363-020-002, 003, 011 through 015, and 018) into 147 single-family residential lots, two open space lots, three open space lots for a park and one open space/water quality basin lot. The overall average single-family lot size is 7,566 square feet with lots ranging from 6,000 square feet to 16,163 square feet. The proposed 3.63-acre park site consists of 1.63 acres of on-site property and 1.9 acres of an adjacent City-owned parcel (APN 363-020-011).

This is to advise that the Lake Elsinore City Council (Lead Agency) has approved the above project on April 14, 2015, and has made the following determinations regarding the above-described project:

- 1. The project [] will [x] will not have a significant effect on the environment.
2. [] An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. [x] A 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 the project.
4. A mitigation reporting or monitoring plan [x] was [] was not adopted for this project.
5. A Statement of Overriding Considerations [] was [x] was not adopted for this project.
6. Findings [] were [x] were not made pursuant to the provisions of CEQA.

This is to certify that the final Mitigated Negative Declaration with comments and responses and record of project approval is available to the General Public at: City of Lake Elsinore, 130 South Main Street, Lake Elsinore, CA 92530.

Signed: [Signature] Richard J. MacHott, LEED Green Associate

Date: 4-17-2015

Title: Planning Manager

County of Riverside Neg Declaration/Ntc Determination Filed per P.R.C. 21152 POSTED

APR 20 2015

MAY 27 2015

Removed: By: [Signature] County of Riverside

STATE OF CALIFORNIA - THE RESOURCES AGENCY
DEPARTMENT OF FISH AND GAME
ENVIRONMENTAL FILING FEE CASH RECEIPT

Receipt #: 201500283

State Clearinghouse # (if applicable): _____

Lead Agency: CITY OF LAKE ELSINORE Date: 04/20/2015

County Agency of Filing: Riverside Document No: 201500283

Project Title: TTM 36567 (SOUTH SHORE II)

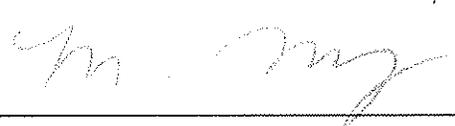
Project Applicant Name: SOUTH SHORE II, LLC Phone Number: 951 674-3124

Project Applicant Address: 515 ACOVADO AVE CORONA DEL MAR CA 92625

Project Applicant: Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report	_____
<input checked="" type="checkbox"/> Negative Declaration	<u>2210.00</u>
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only)	_____
<input type="checkbox"/> Project Subject to Certified Regulatory Programs	_____
<input checked="" type="checkbox"/> County Administration Fee	<u>\$50.00</u>
<input type="checkbox"/> Project that is exempt from fees (DFG No Effect Determination (Form Attached))	_____
<input type="checkbox"/> Project that is exempt from fees (Notice of Exemption)	_____
Total Received	<u>2260.00</u>

Signature and title of person receiving payment: _____


Notes: