

APPENDIX A
NOTICE OF PREPARATION (NOP)
AND
DISTRIBUTION LIST



NOTICE OF PREPARATION

TO: Interested Agencies, Organizations and Individuals

DATE: November 10, 2016

SUBJECT: NOTICE OF PREPARATION OF A DRAFT ENVIRONMENTAL IMPACT REPORT
FOR THE EAST LAKE SPECIFIC PLAN AMENDMENT NO. 11 PROJECT

Lead Agency:

City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530
Contact: Richard J. MacHott, Planning Manager
Contact Email: rmachott@lake-elsinore.org

The CITY OF LAKE ELSINORE will be the Lead Agency and will prepare an Environmental Impact Report (EIR) for the above-referenced Project. In compliance with Section 15082 of the California Environmental Quality Act (CEQA) Guidelines, the City of Lake Elsinore is sending this Notice of Preparation (NOP) to responsible agencies, interested parties, and governmental agencies that may be involved in approving or permitting the proposed Project.

The purpose of this NOP is to solicit guidance as to the scope and content of the environmental information to be included in the EIR. The City wants to know your views and concerns related to the potential environmental effects of the Project. If you are a public agency, please provide specific comments germane to your agency's statutory responsibilities associated with the proposed Project. As a responsible or trustee agency, your agency may need to use the EIR prepared by the City when considering issuance of a permit or other approval for the Project.

Due to the time limits mandated by State law, your response must be sent at the earliest possible date but not later than 30 days after receipt of this notice. The comment period ends December 12, 2016. All comments must be delivered no later than **5 p.m. on Monday, December 12, 2016**.

Please send your written response to **Mr. Richard J. MacHott, Planning Manager** at the City of Lake Elsinore Planning Division, 130 South Main Street, Lake Elsinore, CA 92530 or via email at rmachott@lake-elsinore.org. Please provide the contact information for your agency including, name, telephone number and e-mail address.

NOP for the EAST LAKE SPECIFIC PLAN AMENDMENT NO. 11 PROJECT

NOVEMBER 10, 2016

PAGE 2 OF 3

SCOPING MEETING

According to Section 15206 of the CEQA Guidelines, the proposed Project meets the criteria for projects of statewide, regional, or area wide significance. Therefore, pursuant to Section 15082 (c) (1) of the CEQA Guidelines, the City is hosting a public scoping meeting to provide an opportunity for public agencies and members of the public to provide input as to the scope and content of the EIR. Meeting and project details are as follows:

Date: Thursday, December 1, 2016

Time: 5:00-7:00 PM

Location: Cultural Center

183 North Main Street

Lake Elsinore, CA 92530

PROJECT LOCATION

The proposed Project is located in the City of Lake Elsinore within southwestern Riverside County, and is generally bound by Lakeshore Drive to the north, Mission Trail and Corydon Road to the east, and Union Street to the South (see attached Regional Location Map). The Project site is adjacent to the southeasterly shore of Lake Elsinore and regionally accessible from Interstate 15 at Diamond Drive/Railroad Canyon Road (see attached Location Map).

PROJECT BACKGROUND

The existing East Lake Specific Plan (ELSP) serves as the primary guide for development within the approximately 3,000-acre specific plan area. The ELSP prescribes the types and arrangements of land uses, design guidelines, infrastructure, and zoning and development standards for the specific plan area. The existing ELSP primarily allows for residential uses along with open-space uses. Since the ELSP was originally prepared in 1993, the specific plan area has gradually evolved and become home to a “Dream Extreme” character with active sports-related facilities such as skydiving, hang-gliding, motocross and an 18-hole golf course, which have made the City a premier regional action sports destination. The City seeks to encourage this revitalization and further promote the “Dream Extreme” character of the area by amending the existing ELSP. The East Lake Specific Plan Amendment No. 11 (ELSPA No. 11) would accommodate a wide variety of unique sporting and recreational venues and supporting uses including commercial, restaurant, hotel, and open-space uses while also accommodating residential uses within the specific plan area.

PROJECT DESCRIPTION

The ELSPA No. 11 is the proposed “Project”. The proposed Project consists of amending the existing ELSP to:

- overhaul land uses, development regulations, circulation, drainage, and architectural guidelines for the specific plan area;
- streamline development by making the specific plan area guidance documents more user-friendly;
- protect the natural resources in the Back Basin; and
- ensure that the City’s “Action Sports Capital of the World” activities have a permanent location in the City.

The proposed Project would allow for a change from the predominantly residential and open space uses currently allowed in the specific plan area to predominantly sports- and recreation-oriented uses while also maintaining open-space.

NOP for the EAST LAKE SPECIFIC PLAN AMENDMENT NO. 11 PROJECT

NOVEMBER 10, 2016

PAGE 3 OF 3

ENVIRONMENTAL REVIEW

Based upon a preliminary analysis, the City has determined that the proposed Project could result in potentially significant environmental impacts, and an EIR is the appropriate CEQA document. As permitted by Section 15060(d) of the State CEQA Guidelines, an initial study has not been prepared. The environmental topics that will be addressed in the Draft EIR are as follows:

- Aesthetics
- Agricultural Resources
- Air Quality
- Biological Resources
- Cultural Resources and Tribal Cultural Resources
- Geology, Soils and Seismicity
- Greenhouse Gas Emissions
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Mineral Resources
- Noise
- Public Services
- Transportation and Traffic
- Utilities and Service Systems

The EIR will also identify alternatives to the proposed Project that would be capable of reducing or eliminating one or more of the significant environmental effects of the proposed Project.

MORE INFORMATION

To learn more about the proposed Project, please visit the City's website at the following link: <http://www.lake-elsinore.org/city-hall/city-departments/community-development/planning/ceqa-documents-available-for-public-review/east-lake-specific-plan-amendment-no-11>. The website will be periodically updated as more information and documents become available, including the Draft ELSPA No. 11, Draft EIR and technical studies.

Please respond no later than **5 p.m. on Monday, December 12, 2016** and send comments to **Mr. Richard J. MacHott** at the address shown above or via email at rmachott@lake-elsinore.org.

Date: November 10, 2016

Signature: _____

Richard J. MacHott

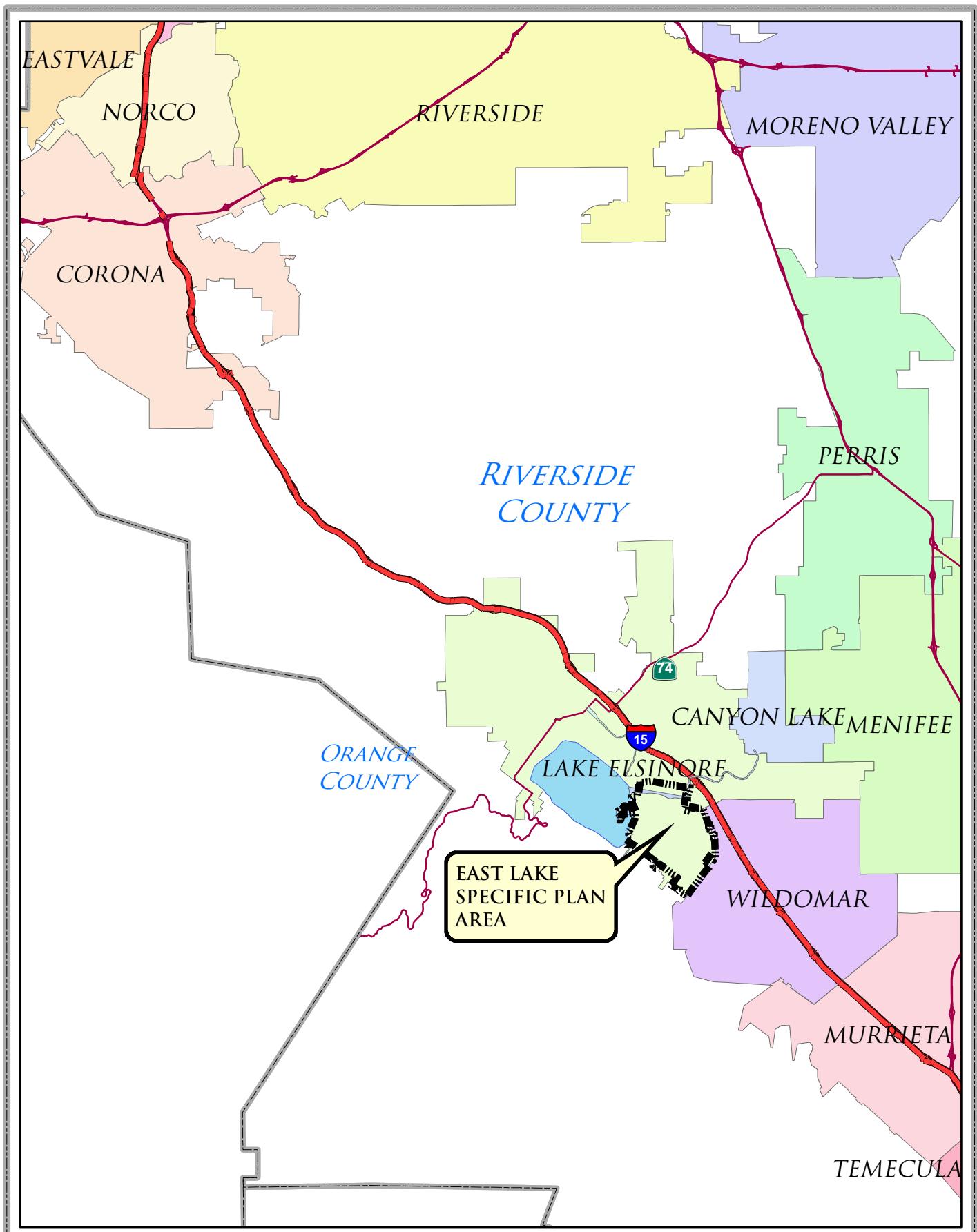
Title: _____ Planning Manager

Telephone: 951.674.3124 Ext. 209

E-mail Address: rmachott@lake-elsinore.org

Attachments:

- Regional Location Map
- Location Map



SOURCES: CITY OF LAKE ELSINORE, COUNTY OF RIVERSIDE GIS



REGIONAL LOCATION
EAST LAKE SPECIFIC PLAN



SOURCES: CITY OF LAKE ELSINORE, COUNTY OF RIVERSIDE GIS



LOCATION MAP EAST LAKE SPECIFIC PLAN

Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AEX, Getmapping, Aerogrid, IGN, IGP, swisstopo, and the GIS User Community

State Clearinghouse
Governor's Office of Planning Research
1400 Tenth Street, Room 212
Sacramento, CA 95814

Mr. Jeff Brandt, Sr. Environmental Specialist
CA Department of Fish & Wildlife
Inland Desert/Eastern Sierra Region 6
3602 Inland Empire Blvd., Ste C-220
Ontario, CA 91764

Regional Water Quality Control Board
Santa Ana Basin Region 8
Attn: Mark G. Adelson
3737 Main Street, Ste 500
Riverside, CA 92501-3348

CALTRANS District #8 - Planning
IGR/Local Development Review
464 W. Fourth Street, 6th Floor MS 725
San Bernardino, CA 92401-1400

Native American Heritage Commission
Attn: Katy Sanchez, Associate Program Analyst
915 Capitol Mall Room 364
Sacramento, CA 95814

California Emergency Management Agency
Attn: Dennis Castrillo, Environmental Officer
3650 Schriever Avenue
Mather, CA 95655

CEQA Review
California Department of Housing & Community
Development
2020 West El Camino Avenue
Sacramento, CA 95833

CEQA Review
California Air Resources Board
1001 I Street
Sacramento, CA 95812

CEQA Review
Department of Conservation
801 K Street, MS 24-01
Sacramento, CA 95814-3500

Elsinore-Murrieta-Anza Resource Conserv. Dist.
P.O. Box 2078
Temecula, CA 92593-2078

CA Dept. of Toxic Substances Control
5796 Corporate Avenue
Cypress, CA 90630

Federal Highway Administration
650 Capitol Mall, Ste 4-100
Sacramento, CA 95814

US Fish and Wildlife Service
Carlsbad Fish and Wildlife Service
Attn: Kennon A. Corey, Asst. Field Supervisor
2177 Salk Avenue, Suite 250
Carlsbad, CA 92008-7385

US Army Corps of Engineers
Los Angeles District
915 Wilshire Blvd, Ste 980
Los Angeles, CA 90017

Riverside County Transportation Dept.
Attn: Farah Khorashadi, Eng. Division Manager
4080 Lemon Street, 8th Floor
Riverside, CA 92502

Cleveland National Forest
Attn: William Metz, Forest Supervisor
10845 Rancho Bernardo Rd., Suite 200
San Diego, CA 92127 -2107

Riverside County Flood Control & Water
Conservation District
Attn: Henry Olivo
1995 Market Street
Riverside, CA 92501

Riverside County Clerk
Attn: M. Meyer
2724 Gateway Drive
Riverside, CA 92502-0751

County of Riverside Planning Department
Attn: Steve Weiss, AICP, Planning Director
P. O. Box 1409
Riverside CA 92502-1409

Riverside County Office of Education
Attn: Kenneth M. Young, Superintendent
3939 13th Street
Riverside, CA 92502-0868

Riverside County Habitat Conservation Agency
Attn: Rick Bishop, Executive Director
4080 Lemon Street
3rd Floor, MS 1082
Riverside, CA. 92501

Riverside County Transportation Commission
Attn: Anne Mayer, Executive Director
4080 Lemon Street, 3rd Floor
PO Box 12008
Riverside, CA 92502-2208

Riverside County Fire Department
Attn: Ben R. Johnson, AICP, Planning &
Development Supervisor
210 West San Jacinto Avenue
Perris, CA 92570

Riverside County Waste Management
Attn: Sung Key Ma, Urban/Regional Planner IV
14310 Frederick Street
Moreno Valley, CA 92553

Stanley Sniff, Sheriff
County of Riverside, Sheriff's Department
4095 Lemon Street
Riverside, CA 92501

Lake Elsinore Police Department
Attn: Sgt. Nathan Kaas
333 Limited Avenue
Lake Elsinore, CA 92530

City of Canyon Lake Planning Department
Attn: Jim Morrissey, City Planner
31516 Railroad Canyon Road
Canyon Lake, CA 92587

City of Murrieta Planning Department
Attn: Cynthia S. Kinser, City Planner
1 Towne Square
24601 Jefferson Avenue
Murrieta, CA 92562

City of Corona
Attn: Joanne Colletta, Community Dev. Director
400 S. Vicentia Avenue
Corona, CA 92882

City of Perris
Attn: Clara Miramontes, Director of Development Services
101 N. D Street
Perris, CA 92570-1917

City of Temecula
Attn: Luke Watson, Comm. Dev. Dir.
41000 Main Street
P. O. Box 9033
Temecula, CA 92589-9033

George J. Spiliotis, Executive Director
Riverside Local Agency Formation Commission
3850 Vine Street, Ste. 110
Riverside, CA 92507-4277

SAWPA
Attn: Celeste Cantu, General Manager
11615 Sterling Avenue
Riverside, CA 92503

Southern California Edison Company
Attn: Jeremy Goldman, Regional Manager
24487 Prielipp Road
Wildomar, CA 92595

CR&R
PO Box 1208
Perris, CA 92572

Eastern Information Center
University of California, Riverside, Dept. of Anthropology
1334 Watkins Hall
Riverside, CA 92521

Ramona Band of Cahuilla Mission Indians
Joseph Hamilton, Chairman
P.O. Box 391670
Anza, CA 92539

Los Coyotes Band of Mission Indians
Attn: Shane Chapparosa, Chairman
PO Box 189
Warner, CA 92086

Matthew Bassi, Planning Director
City of Wildomar
23873 Clinton Keith Road, Suite 201
Wildomar, CA 92595

Eric H. Roth, Manager
Southern California Assoc. of Governments
818 W. Seventh Street, 12th Floor
Los Angeles, CA 90017-3407

Western Riverside Council of Governments
Attn: Rick Bishop, AICP
4080 Lemon Street, 3rd Floor
Riverside, CA 92501-3679

Michael McCoy, Senior Planner
Riverside Transit Authority
1825 Third Street
Riverside, CA 92517-1968

Southern California Edison Company
Attn: Karen Cadavona
2244 Walnut Grove Ave., Quad 4C 472A
Rosemead, CA 91770

Pechanga Band of Luiseño Indians
Attn: Mark Macarro, Chairperson
PO Box 1477
Temecula, CA 92593

Santa Rosa Band of Mission Indians
John Marcus, Chairman
P. O. Box 391820
Anza, CA 92539

Pala Band of Mission Indians
Tribal Historic Preservation Office
Attn: Shasta C. Gaughen, MA
35008 Pala-Temecula Road, PMB 445
Pala, CA 92059

Anna Hoover, Cultural Analyst
Pechanga Band of Luiseno Indians
PO Box 2183
Temecula, CA 92593

City of Menifee
Attn: Lisa Gordon, Planning Manager
29714 Haun Road #A
Menifee, CA 92586

Mr. Ian MacMillan, Program Supervisor
CEQA Inter-Governmental Review
South Coast Air Quality Management Dist.
21865 E. Copley Drive
Diamond Bar, CA 91765-4182

Western Riverside County Regional Conservation Authority
Attn: Charles Landry, Executive Director
3403 10th Street, Suite 320
Riverside, CA 92501

Elsinore Valley Municipal Water District
Attn: Imad Baiyasi, P.E., Develop. Services Mgr.
31315 Chaney Street
Lake Elsinore, CA 92530

Southern California Gas Co.
Attn: Mapping Department
PO Box 3003
Redlands, CA 92374

San Bernardino County Museum
Attn: Kathleen B. Springer
2024 Orange Tree Lane
Redlands, CA 92374

Cahuilla Band of Indians
Attn: Luther Salgado Chairperson
P.O. Box 391760
Anza, CA 92539

Rincon Band of Mission Indians
Attn: Bo Mazzetti, Chairperson
1 W.Tribal Road
Valley Center, CA 92082

Pauma & Yuima Reservation
Attn: Randall Majel, Chairperson
P. O. Box 369
Pauma Valley, CA 92061

Joseph Ontiveros, Dir. of Cultural Resources
Soboba Band of Luiseno Indians
PO Box 487
San Jacinto, CA 92581

Lake Elsinore Unified School District
Attn: Tina Koonce, Director, Facilities and
Operations
545 Chaney Street
Lake Elsinore, CA 92530

Lake Elsinore Historical Society
Attn: Ruth Atkins
P.O. Box 84
Lake Elsinore, CA 92531

Lake Elsinore Valley Chamber of Commerce
Attn: Kim Cousins, President
132 W. Graham Avenue
Lake Elsinore, CA 92530

Lake Elsinore & San Jacinto Watersheds
Authority
Attn: Mark Norton, Authority Administrator
11615 Sterling Ave
Riverside, CA 92503

Endangered Habitats League
Attn: Dan Silver, Executive Director
8424 Santa Monica Blvd., Suite A 592
Los Angeles, CA 90069-4267

Inland Empire Waterkeepers
Attn: Colin Kelly
6876 Indiana Avenue, Suite D
Riverside 92506

Palomar Audubon Society
P.O. Box 2483
Escondido, CA 92033

Caltech/Mt. Palomar Observatory
Attn: Andrew Boden, Deputy Director
1200 East California Blvd., Mail Code 11-17
Pasadena, CA 91125

Mr. Rick Estes, Conservation Committee
Sierra Club - San Gorgonio Chapter
P. O. Box 1571
Wildomar, CA 92595

CEQA Review
Metropolitan Water District of So. California
P. O. Box 54153
Los Angeles, CA 90054-0153

Ms. Valerie A. Mosqueda
Briggs Law Corporation
Inland Empire Office
99 East "C" Street, Suite 111
Upland, CA 91786

Mr. Raymond W. Johnson
Johnson & Sedlack
26785 Camino Seco
Temecula, CA 92590

Mayor Brian Tisdale
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Mayor Pro Tem Robert Magee
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Councilmember Natasha Johnson
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Councilmember Steve Manos
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Councilmember Daryl Hickman
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Planning Commissioner John Gray
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Planning Commissioner Adam Armit
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Planning Commissioner Michael Carroll
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Planning Commissioner Rendell Klaarenbeek
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530

Planning Commissioner Myles Ross
City of Lake Elsinore
130 South Main Street
Lake Elsinore, CA 92530