

Notice of Determination

To:
Office of Planning and Research
For U.S. Mail:
P.O. Box 3044
Sacramento, CA 95812-3044

Street Address:
1400 Tenth Street
Sacramento, CA 95814

From:
Department of Fish and Wildlife
South Coast Region
3883 Ruffin Road
San Diego, CA 92123
Contact: Kevin Hupf
Phone: (858) 636-3160



Lead Agency:
County of San Diego
5510 Overland Avenue, suite 110
San Diego, CA 92123
Contact: Dennis Campbell
Phone: (858) 505 6380

SUBJECT: *Filing of Notice of Determination pursuant to Public Resources Code section 21108*

State Clearinghouse Number: 2009061043

Project Title: Campus Park West (Lake or Streambed Alteration Agreement No. 1600-2015-0039-R5)

Project Location: The project is located at Horse Ranch Creek, tributary to the San Luis Rey River, in the County of San Diego; Latitude 33.33777, Longitude -117.15285; Sections 35 and 36, Township 9 south, Range 3 west and Sections 1 and 2, Township 10 south, Range 3 west, U.S. Geological Survey 7.5-minute map Bonsall quadrangle, San Bernardino meridian.

Project Description: The California Department of Fish and Wildlife (CDFW) has executed Lake and Streambed Alteration Agreement number 1600-2015-0039-R5, pursuant to section 1602 of the Fish and Game Code to the project Applicant, Pappas Investments, Inc.

The project will impact portions of Horse Ranch Creek and two unnamed tributaries to Horse Ranch Creek to construct a mixed-use community. Portions of streams will be filled or replaced with sub-surface stormwater conveyance structures to facilitate the construction of building pads and associated infrastructure. Pankey Road Bridge will be removed and replaced with a new larger bridge. Rock rip-rap will be installed both upstream and downstream of the new bridge. The project will permanently impact 6.65 acres of stream bed, bank, channel, and associated riparian vegetation. Compensatory mitigation for permanent stream impacts will consist of deducting 6.65 credits at a CDFW-approved mitigation bank as well as preserving 13.32 acres existing stream habitat on-site.

This is to advise that CDFW, acting as a Responsible Agency, approved the above described project on 11/8/2019 and has made the following determinations regarding the project pursuant to California Code of Regulations section 15096, subdivision (i):

1. The project will / will not have a significant effect on the environment. This determination is limited to effects within CDFW's permitting jurisdiction as a Responsible Agency.
2. CDFW considered the environmental impact report prepared by the Lead Agency for this project pursuant to California Code of Regulations section 15096, subdivision (f).
3. Mitigation measures were / were not made a condition of CDFW's approval of the project.
4. A mitigation reporting or monitoring plan was / was not adopted by CDFW for this project.
5. A statement of overriding considerations was / was not adopted by CDFW for this project.
6. Findings were / were not made by CDFW pursuant to California Code of Regulations section 15091.

The final environmental impact report prepared for the project is available to the general public at the office location listed above for the Lead Agency. CDFW's record of project approval as a Responsible Agency is available at CDFW's regional office

Signature

A handwritten signature in blue ink, appearing to read "Gail K. Sevrens".

Date:

11/8/19

Gail K. Sevrens, Environmental Program Manager

Governor's Office of Planning & Research

Date Received for filing at OPR: **NOV 08 2019**

STATE CLEARINGHOUSE