

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH # 2018041022

Project Title: MARJA ACRES

Lead Agency: City of Carlsbad Contact Person: Teri Delcamp
 Mailing Address: 1635 Faraday Avenue Phone: (760) 602-4611
 City: Carlsbad Zip: 92008-7314 County: San Diego

Project Location: County: San Diego City/Nearest Community: Carlsbad
 Cross Streets: El Camino Real and Kelly Drive Zip Code: 92008
 Longitude/Latitude (degrees, minutes and seconds): 33 ° 09 ' 03 " N / 117 ° 18 ' 26 " W Total Acres: 20.65
 Assessor's Parcel No.: 207-101-35, -37 Section: 9 Twp.: 12S Range: 4W Base: San Luis
 Within 2 Miles: State Hwy #: I-5 Waterways: Agua Hedionda Lagoon
 Airports: Palomar McClellan Railways: NCTD Schools: Carlsbad

Document Type:

CEQA: NOP Draft EIR Early Cons Supplement/Subsequent EIR Neg Dec Mit Neg Dec Other: _____
 NEPA: NOI EA Draft EIS FONSI Other: _____
 Other: Joint Document Final Document Other: _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units 296 Acres 20.65
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. 10,000 Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Small commercial stores & residence/General Commercial C-2 & Residential Density-Multiple/General Commercial & R-15

Project Description: (please use a separate page if necessary)

The applicant is proposing a mixed use community of 296 residential units and 10,000 square feet of commercial uses located in the northwest quadrant of the City of Carlsbad, south of El Camino Real, east of Kelly Drive, north of Park Drive, and west of Lisa Street, in the appealable jurisdiction of the Coastal Zone. The site comprises two parcels and is approximately 20.65 acres in size. The southerly 14 acres that is higher in elevation has been disturbed in the past by agricultural practices and contains a home and outbuildings; the lower northerly 6 acres contains approximately 12,000 square feet of commercial uses. An SDG&E transmission corridor and access road crosses the westerly end of the site. No habitat exists on site.

State Clearinghouse Contact:

(916) 445-0613

State Review Began:

4-12 - 2019

SCH COMPLIANCE

5-28 - 2019

Project Sent to the following State Agencies

<input checked="" type="checkbox"/> Resources	<input type="checkbox"/> Cal EPA
<input type="checkbox"/> Boating & Waterways	<input type="checkbox"/> ARB: Airport & Freight
<input type="checkbox"/> Central Valley Flood Prot.	<input type="checkbox"/> ARB: Transportation Projects
<input checked="" type="checkbox"/> Coastal Comm	<input type="checkbox"/> ARB: Major Industrial/Energy
<input type="checkbox"/> Colorado Rvr Bd	<input type="checkbox"/> Resources, Recycl. & Recovery
<input checked="" type="checkbox"/> Conservation	<input type="checkbox"/> SWRCB: Div. of Drinking Water
<input checked="" type="checkbox"/> CDFW # <u>5</u>	<input type="checkbox"/> SWRCB: Div. Drinking Wtr # _____
<input type="checkbox"/> Cal Fire	<input type="checkbox"/> SWRCB: Div. Financial Assist.
<input type="checkbox"/> Historic Preservation	<input checked="" type="checkbox"/> SWRCB: Wtr Quality
<input checked="" type="checkbox"/> Parks & Rec	<input type="checkbox"/> SWRCB: Wtr Rights
<input type="checkbox"/> Bay Cons & Dev Comm.	<input checked="" type="checkbox"/> Reg. WQCB # <u>9</u>
<input type="checkbox"/> DWR	<input type="checkbox"/> Toxic Sub Ctrl-CTC
	Yth/Adlt Corrections
	<input type="checkbox"/> Corrections
	Independent Comm
	<input type="checkbox"/> Delta Protection Comm
	<input type="checkbox"/> Delta Stewardship Council
	<input checked="" type="checkbox"/> Energy Commission
	<input checked="" type="checkbox"/> NAHC
	<input checked="" type="checkbox"/> Public Utilities Comm
	<input type="checkbox"/> Santa Monica Bay Restoration
	<input checked="" type="checkbox"/> State Lands Comm
	<input type="checkbox"/> Tahoe Rgl Plan Agency
	<input checked="" type="checkbox"/> <u>San Diego</u>
	<input type="checkbox"/> Conservancy
	Other: _____

Please note State Clearinghouse Number (SCH#) on all Comments

SCH#: **2018041022**

Please forward late comments directly to the Lead Agency

AQMD/APCD 27

(Resources: 4, 13)

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

- | | |
|---|--|
| <input type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans District # 11 | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # 9 |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input checked="" type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # 5 | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | |
| <input type="checkbox"/> Health Services, Department of | Other: _____ |
| <input type="checkbox"/> Housing & Community Development | Other: _____ |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

Local Public Review Period (to be filled in by lead agency)

Starting Date April 15, 2019 Ending Date May 29, 2019

Lead Agency (Complete if applicable):

Consulting Firm: <u>HDR Inc.</u>	Applicant: <u>New Urban West Communities, LLC</u>
Address: <u>8690 Balboa Avenue, Suite 200</u>	Address: <u>16935 W. Bernardo Dr., Ste 260</u>
City/State/Zip: <u>San Diego, CA 92123</u>	City/State/Zip: <u>San Diego, CA 92127</u>
Contact: <u>Tim Gribus</u>	Phone: <u>925-708-3638</u>
Phone: <u>714-730-2451</u>	

Signature of Lead Agency Representative: Te. Dep. Date: April 12, 2019

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.