

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 # 2020060567

Project Title: Legacy at Coto California Grand Villages

Lead Agency: County of Orange, Development Services/Planning

Contact Person: Kevin Canning

Mailing Address: 601 North Ross Street

Phone: (714) 667-8847

City: Santa Ana

Zip: 92701

County: Orange

Project Location: County: Orange

City/Nearest Community: Coto de Caza

Cross Streets: Avenida La Caza and Via Pavo Real

Zip Code: 92679

Longitude/Latitude (degrees, minutes and seconds): 33 ° 37 ' 22.8 " N / 117 ° 34 ' 38.5 " W Total Acres: 3.86

Assessor's Parcel No.: 804-231-02 and 804-231-04

Section: 26

Twp.: 6S

Range: 7W

Base: N/A

Within 2 Miles: State Hwy #: SR-241

Waterways: N/A

Airports: N/A

Railways: N/A

Schools: Various

Document Type:CEQA: ☒ NOP☐ Draft EIRNEPA: ☐ NOIOther: ☐ Joint Document☐ Early Cons☐ Supplement/Subsequent EIR☐ EA☐ Final Document☐ Neg Dec

(Prior SCH No.)

☐ Draft EIS☐ Other:☐ Mit Neg Dec

Other:

☐ FONSI**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 95 Acres 3.86☐ Office: Sq.ft. Acres Employees☐ Transportation: Type☐ Commercial: Sq.ft. 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: GHG Emissions**Present Land Use/Zoning/General Plan Designation:**

Tennis Facilities and Offices/Community Center, Commercial/Suburban Residential (1B)

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

The proposed Legacy at Coto Project (proposed project) is located within the Coto de Caza Specific Plan within unincorporated Orange County. The site is located at 23333 and 23335 Avenida La Caza. The project site consists of 3.86 acres and was the former location of the Vic Braden Tennis College. The proposed project would reuse the area where the existing tennis facilities and administrative offices are located to allow for the construction of a 95-unit active senior living project. A total of 115 onsite parking spaces and 25 offsite parking spaces at the Coto Valley Country Club would be provided for residents and visitors.

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".

<u>S</u> Air Resources Board	<u>S</u> Office of Historic Preservation
<u> </u> Boating & Waterways, Department of	<u> </u> Office of Public School Construction
<u> </u> California Emergency Management Agency	<u> </u> Parks & Recreation, Department of
<u> </u> California Highway Patrol	<u> </u> Pesticide Regulation, Department of
<u>S</u> Caltrans District # <u>12</u>	<u>S</u> Public Utilities Commission
<u> </u> Caltrans Division of Aeronautics	<u>S</u> Regional WQCB # <u>9</u>
<u> </u> Caltrans Planning	<u> </u> Resources Agency
<u> </u> Central Valley Flood Protection Board	<u> </u> Resources Recycling and Recovery, Department of
<u> </u> Coachella Valley Mtns. Conservancy	<u> </u> S.F. Bay Conservation & Development Comm.
<u> </u> Coastal Commission	<u> </u> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<u> </u> Colorado River Board	<u> </u> San Joaquin River Conservancy
<u>X</u> Conservation, Department of	<u> </u> Santa Monica Mtns. Conservancy
<u> </u> Corrections, Department of	<u> </u> State Lands Commission
<u> </u> Delta Protection Commission	<u> </u> SWRCB: Clean Water Grants
<u> </u> Education, Department of	<u>X</u> SWRCB: Water Quality
<u> </u> Energy Commission	<u> </u> SWRCB: Water Rights
<u>X</u> Fish & Game Region # <u>5</u>	<u> </u> Tahoe Regional Planning Agency
<u> </u> Food & Agriculture, Department of	<u>S</u> Toxic Substances Control, Department of
<u> </u> Forestry and Fire Protection, Department of	<u> </u> Water Resources, Department of
<u> </u> General Services, Department of	<u> </u> Other: _____
<u> </u> Health Services, Department of	<u> </u> Other: _____
<u> </u> Housing & Community Development	
<u>S</u> Native American Heritage Commission	

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

Starting Date December 15, 2020 Ending Date January 29, 2021

Lead Agency (Complete if applicable):

Consulting Firm: <u>VCS Ennvironmental</u>	Applicant: <u>County of Orange</u>
Address: <u>30900 Rancho Viejo Road, Suite 100</u>	Address: <u>601 North Ross Street</u>
City/State/Zip: <u>San Juan Capistrano, CA 92675</u>	City/State/Zip: <u>Santa Ana/California/92701</u>
Contact: <u>Dan Bott</u>	Phone: <u>(714) 667-8847</u>
Phone: <u>(949) 234-6072</u>	

Signature of Lead Agency Representative:  Date: 12/15/2020

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