

Notice of Determination

To:
Office of Planning and Research
[CEQA Submit](#)

From:
Department of Fish and Wildlife
Region 5, South Coast
3883 Ruffin Road
San Diego, CA 92123
Contact: Jennifer Blackhall
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Phone: (858) 354-3285



Lead Agency
City of Escondido
201 North Broadway
Escondido, CA 92025
Contact: Jay Paul
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SUBJECT: Filing of Notice of Determination pursuant to Public Resources Code section 21108

State Clearinghouse Number: 2021060702

Project Title: North Iris (Lake or Streambed Alteration Agreement No. EPIMS-SDO-40799-R5)

Project Location (San Diego): The project is located is in unnamed tributary to Reidy Creek, in the County of San Diego, State of California; Latitude 33.155498, Longitude -117.095293; or Section 4, Township 12 South, Range 2 West, U.S. Geological Survey (USGS) map 7.5-minute Valley Center quadrangle; Assessor's Parcel Number #224-310-05-00, #224-310-06-00, #224-310-07-00, #224-310-20-00.

Project Description: The California Department of Fish and Wildlife (CDFW) has executed Lake and Streambed Alteration Agreement (EPIMS-SDO-40799-R5), pursuant to Fish and Game Code section 1602, to the project Applicant, Iris Lane 102, LLC.

The Project includes the development of 102 multi-family residential units over 2.4 acres of a 7.50-acre project site which includes an unnamed tributary to Reidy Creek. The project includes construction of a water quality bason within a 2.2-acre open space area. The basin will direct water during rain events for flood control and water treatment prior to discharge from the project site. The unnamed tributary will be realigned, converted to an underground drain system, then filled on top and graded. Project activities begin with demolition of the existing structures on site. The site will then be prepared, debris and vegetation will be removed, and the parcel will be graded for the remaining development activities. Equipment will be staged outside of the existing unnamed tributary and will access the site from the existing three private driveways, two of which enter from North Iris Lane and one enters from Robin Hill Lane until the new driveways are created.

This is to advise that CDFW, acting as a Responsible Agency, approved the project described above on February 5, 2024, and has made the following determinations regarding the project pursuant to California Code of Regulations section 15096, subdivision (i):

1. The project **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** made a condition of CDFW's approval of the project.
4. A Mitigation Reporting or Monitoring Plan **was not** adopted by CDFW for this project.
5. A Statement of Overriding Considerations **was not** adopted by CDFW for this project.
6. Findings **were** made by CDFW pursuant to California Code of Regulations section 15091.

The Final EIR 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: _____

DocuSigned by:

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Date: 2/5/2024

Victoria Tang, Environmental Program Manager

Notice of Determination

Date Received for filing at OPR: _____