



State of California - Department of Fish and Wildlife  
**2025 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER:  
 36 — 06262025 — 470  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
**2022020150**

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY <b>City of Upland</b>	LEAD AGENCY EMAIL -	DATE <b>06262025</b>
COUNTY/STATE AGENCY OF FILING San Bernardino	DOCUMENT NUMBER -	

PROJECT TITLE

**Villa Serena Specific Plan Project**

PROJECT APPLICANT NAME <b>The Colonies Partners, L.P.</b>	PROJECT APPLICANT EMAIL -	PHONE NUMBER <b>(909)931-4143</b>
PROJECT APPLICANT ADDRESS <b>460 N. Euclid Avenue</b>	CITY <b>Upland</b>	STATE <b>CA</b>
		ZIP CODE <b>91786</b>

PROJECT APPLICANT (Check appropriate box)

- Local Public Agency    
  School District    
  Other Special District    
  State Agency    
  Private Entity

CHECK APPLICABLE FEES:

- |   |            |    |      |
|---|------------|----|------|
| <input type="checkbox"/> Environmental Impact Report (EIR)  | \$4,123.50 | \$ | 0.00 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)                                   | \$2,968.75 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,401.75 | \$ | 0.00 |

- Exempt from fee  
      Notice of Exemption (attach)  
      CDFW No Effect Determination (attach)  
 Fee previously paid (attach previously issued cash receipt copy)

- |   |          |    |       |
|---|----------|----|-------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00  |
| <input checked="" type="checkbox"/> County documentary handling fee   |          | \$ | 50.00 |
| <input type="checkbox"/> Other  |          | \$ |       |

PAYMENT METHOD:

- Cash    
  Credit    
  Check    
  Other    
 TOTAL RECEIVED \$ 50.00

SIGNATURE <b>X</b>	AGENCY OF FILING PRINTED NAME AND TITLE <b>Alicia Meza, Deputy Clerk</b>
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DATE FILED & POSTED

Posted On: 6.26.25

Removed On: 8.1.25

Receipt No: 36-06262025-470 Appendix D

Notice of Determination

To:

Office of Planning and Research  
U.S. Mail: Street Address:  
P.O. Box 3044 1400 Tenth St., Rm 113  
Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk  
County of: San Bernardino  
Address: 222 W Hospitality Lane  
San Bernardino, CA 92415

From:

Public Agency: City of Upland  
Address: 460 N. Euclid Avenue  
Upland, CA 91786  
Contact: Joshua Winter  
Phone: (909) 931-4143

Lead Agency (if different from above):  
Address:  
Contact:  
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2022020150

Project Title: Villa Serena Specific Plan Project

Project Applicant: The Colonies Partners, L.P.

Project Location (include county): San Bernardino County (APNs 1045-121-04 and 1045-151-35)

Project Description:

See attached project description.

SAN BERNARDINO COUNTY  
CALIFORNIA  
2025 JUN 26 PM 05  
CLERK OF THE BOARD OF SUPERVISORS

This is to advise that the City of Upland has approved the above  
 Lead Agency or  Responsible Agency

described project on \_\_\_\_\_ and has made the following determinations regarding the above  
(date)  
described project.

1. The project  will  will not have a significant effect on the environment.
2.  An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.  
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures  were  were not made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan  was  was not adopted for this project.
5. A statement of Overriding Considerations  was  was not adopted for this project.
6. Findings  were  were not made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

Upland City Hall, 460 N. Euclid Avenue, Upland CA 91786 or www.uplandca.gov/environmental-review

Signature (Public Agency): [Signature] Title: Senior Planner

Date: 6/26/25 Date Received for filing at OPR: \_\_\_\_\_

**Project Description:**

Adoption of Ordinance No. 1998 amending the to amend the zoning designation of the project site from Public Institutional (PB/I) To Specific Plan (SP) to allow the Development on the eastern 9.16-acre portion of the 15th Street flood control basin consisting of 65 single-family residences, private community facilities, and ancillary features/improvements; modification of 6.85 acres of the 15th Street flood control basin east of the proposed residential development to retain the basin's stormwater and flood control capacity; the extension of 15th Street from southwest corner of the project site to the Campus Avenue; and development of a 0.15-acre public pocket park on 15th Street near the north end of Fernando Avenue. A 4.29-acre area at the extreme eastern boundary of the basin would remain unaffected by project activities.

CLERK OF THE  
BOARD OF SUPERVISORS  
2025 JUN 26 PM 1:05  
SAN BERNARDINO COUNTY  
CALIFORNIA