

Notice of Determination

Appendix D

To:

☒ Office of Land Use and Climate Innovation
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 100
Sacramento, CA 95812-3044 Sacramento, CA 95814

☒

County Clerk
County of: Los Angeles
Address: Registrar-Recorder/County Clerk Office
12400 Imperial Highway, Norwalk, CA 90650

From:

Public Agency: City of Walnut
Address: PO Box 682
Walnut, CA 91789-0682
Contact: Joelle Guerra
Phone: (909) 348 - 0738

Lead Agency (if different from above):

Address: _____
Contact: _____
Phone: _____

THIS NOTICE WAS POSTED

ON January 29 2026

UNTIL March 02 2026

REGISTRAR - RECORDER/COUNTY CLERK

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): SCH 2022110184

Project Title: The Brookside Project

Project Applicant: Spring Meadows Homes, LLC and Meadow Pass Estates, LLC

Project Location (include county): County of Los Angeles, City of Walnut, cross streets of Meadow Pass Road and Lemon Avenue

Project Description: The proposed project requests approval of a Tentative Tract Map to allow for the development of 27 single-family detached homes. Future approvals will include Site Plan and Architectural Review pursuant to the City's Municipal Code. The City's General Plan designates the property as Very Low Density and is Zoned as Residential Planned Development Zone (RPD). The project site is specifically located in zone designation RPD - 28.500 - 1.3 dwelling units per acre. The proposed project provides for a minimum lot size of 28,500 square feet.

This is to advise that the City of Walnut, as Lead Agency, has approved the above-described project on January 28, 2026 and has made the following determinations regarding the above 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:

City of Walnut, 21201 La Puente Road, Walnut, CA 91789-2018

Signature: _____

Title: Community Development Director

Date: 01/28/26

Date Received for filing at OPR: _____

Authority cited: Sections 21083, Public Resources Code.

Reference Section 21000-21174, Public Resources Code.



Dean C. Logan, Registrar - Recorder/County Clerk

Electronically signed by NICOLE CORONA

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LOS ANGELES, COUNTY CLERKLead Agency (if different from above):

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Contact: _____
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State of California—Department of Fish and Wildlife

**2026 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT**

DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT Number:

19 — 01/29/2026 — 202601291220007

STATE CLEARING HOUSE # (If applicable)

2022110184

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY	LEAD AGENCY EMAIL	DATE
CITY OF WALNUT		01/29/2026
COUNTY/STATE AGENCY OF FILING	DOCUMENT NUMBER	
LOS ANGELES	2026022023	
PROJECT TITLE		
THE BROOKSIDE PROJECT		
PROJECT APPLICANT NAME	PROJECT APPLICANT EMAIL	PHONE NUMBER
JOELLE GUERRA		(909)348-0738
PROJECT APPLICANT ADDRESS	CITY STATE	ZIP CODE
PO BOX 682	WALNUT CA	91789

PROJECT APPLICANT (Check appropriate box):

☒ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☐ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	\$4,227.50	\$ 0.00
☐ Mitigated/Negative Declaration (MND)(ND)	\$3,043.75	\$ 0.00
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,437.25	\$ 0.00
☐ Exempt from fee		
☐ Notice of Exemption (attach)		
☐ CDFW No Effect Determination (attach)		
☐ Fee previously paid (attach previously issued cash receipt copy)		
☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$ 0.00
☒ County documentary handling fee		\$ 25.00
☐ Other		\$ 0.00

PAYMENT METHOD:

☒ Cash ☐ Credit ☐ Check ☐ Other

TOTAL RECEIVED \$ 25.00

SIGNATURE	AGENCY OF FILING PRINTED NAME AND TITLE
X 	NICOLE CORONA, ITC



State of California—Department of Fish and Wildlife

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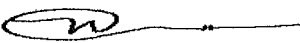
SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF WALNUT	LEAD AGENCY EMAIL	DATE 01/29/2026
COUNTY/STATE AGENCY OF FILING LOS ANGELES	DOCUMENT NUMBER 2026022023	
PROJECT TITLE THE BROOKSIDE PROJECT		
PROJECT APPLICANT NAME JOELLE GUERRA	PROJECT APPLICANT EMAIL	PHONE NUMBER (909)348-0738
PROJECT APPLICANT ADDRESS PO BOX 682	CITY WALNUT	STATE CA
		ZIP CODE 91789

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SIGNATURE X 	AGENCY OF FILING PRINTED NAME AND TITLE NICOLE CORONA, ITC
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