

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 # 2023030471

Project Title: Santee Multiple Species Conservation Program (MSCP) Subarea Plan

Lead Agency: City of Santee Contact Person: Sandi Sawa, AICP, Planning & Building Director
 Mailing Address: 10601 Magnolia Avenue Phone: (619) 258-4100 ext. 167
 City: Santee Zip: 92071 County: San Diego

Project Location: County: San Diego City/Nearest Community: Santee, City and County of San Diego

Cross Streets: N/A Zip Code: 92071, 92145, 91901

Longitude/Latitude (degrees, minutes and seconds): _____ ° _____ ' _____ " N / _____ ° _____ ' _____ " W Total Acres: 10,482.4

Assessor's Parcel No.: N/A Section: _____ Twp.: _____ Range: _____ Base: _____

Within 2 Miles: State Hwy #: SR-125, SR-52, SR-67 Waterways: San Diego River

Airports: Gillespie Field, MCAS Miramar Railways: Trolley Schools: Numerous

Document Type:

- | | | | |
|--------------------------------------|--|------------------------------------|--|
| CEQA: <input type="checkbox"/> NOP | <input checked="" type="checkbox"/> Draft EIR | NEPA: <input type="checkbox"/> NOI | Other: <input type="checkbox"/> Joint Document |
| <input type="checkbox"/> Early Cons | <input type="checkbox"/> Supplement/Subsequent EIR | <input type="checkbox"/> EA | <input type="checkbox"/> Final Document |
| <input type="checkbox"/> Neg Dec | (Prior SCH No.) _____ | <input type="checkbox"/> Draft EIS | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Mit Neg Dec | Other: _____ | <input type="checkbox"/> FONSI | |

Local Action Type:

- | | | | |
|--|---|--|---|
| <input type="checkbox"/> General Plan Update | <input type="checkbox"/> Specific Plan | <input type="checkbox"/> Rezone | <input type="checkbox"/> Annexation |
| <input checked="" type="checkbox"/> General Plan Amendment | <input type="checkbox"/> Master Plan | <input type="checkbox"/> Prezone | <input type="checkbox"/> Redevelopment |
| <input type="checkbox"/> General Plan Element | <input type="checkbox"/> Planned Unit Development | <input type="checkbox"/> Use Permit | <input type="checkbox"/> Coastal Permit |
| <input type="checkbox"/> Community Plan | <input type="checkbox"/> Site Plan | <input type="checkbox"/> Land Division (Subdivision, etc.) | <input checked="" type="checkbox"/> Other: <u>MSCP Subarea Plan</u> |

Development Type:

- | | |
|---|--|
| <input type="checkbox"/> Residential: Units _____ Acres _____ | <input type="checkbox"/> Transportation: Type _____ |
| <input type="checkbox"/> Office: Sq.ft. _____ Acres _____ Employees _____ | <input type="checkbox"/> Mining: Mineral _____ |
| <input type="checkbox"/> Commercial: Sq.ft. _____ Acres _____ Employees _____ | <input type="checkbox"/> Power: Type _____ MW _____ |
| <input type="checkbox"/> Industrial: Sq.ft. _____ Acres _____ Employees _____ | <input type="checkbox"/> Waste Treatment: Type _____ MGD _____ |
| <input type="checkbox"/> Educational: _____ | <input type="checkbox"/> Hazardous Waste: Type _____ |
| <input type="checkbox"/> Recreational: _____ | <input checked="" type="checkbox"/> Other: <u>None - Regional Plan</u> |
| <input type="checkbox"/> Water Facilities: Type _____ MGD _____ | |

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

N/A. Regional Plan

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

The proposed project is the Santee MSCP Subarea Plan, which implements the MSCP Subregional Plan for the City of Santee. The intent of the Plan is to balance urban growth in certain undeveloped areas of the City with the preservation of wildlife habitat supporting sensitive plant and animal species. The Plan would allow for future private and public development to occur within these undeveloped areas by requiring land to be set aside and managed for permanent open space at levels acceptable to the USFWS and CDFW. The Plan comprehensively addresses how the City will conserve species pursuant to the NCCP Act of 1991, CESA and ESA. The future adoption of the Plan would allow the transfer of take permitting authority to the City by which landowners obtain federal and State authorizations for the take of certain listed rare, threatened, or endangered species, while at the same time permanently protecting and managing sufficient land to preserve these species within the subregion. The Plan analyzes 20 sensitive species that would be "covered" under the Plan, defines "Covered Activities" and envisions a 2,263-acre Managed Preserve. The draft PEIR concluded that no significant and unavoidable impacts would result from the proposed Subarea Plan or alternatives, and all impacts were determined to be less than significant since the Subarea Plan does not specifically authorize or approve the Covered Activities. Covered Activities will be required to undergo separate City environmental review independent of the Subarea Plan, relying on the Subarea Plan to ensure compliance with the ESA and CESA. In order to receive take authorizations that can be conveyed to third parties under the City's control, the City will certify the PEIR, adopt the Subarea Plan and Implementing Agreement between the City and Wildlife Agencies (IA) that will memorialize the terms of the Subarea Plan, promulgate a Habitat Loss and Incidental Take (HLIT) Ordinance that will define a permitting structure as to how to address biological impacts, and process a General Plan Amendment (GPA) that will incorporate the approved Subarea Plan by reference.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

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 checked="" 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 checked="" type="checkbox"/> Caltrans District # <u>11</u>	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # <u>9</u>
<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 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 # <u>5</u>	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input 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 August 4, 2025 Ending Date September 17, 2025

Lead Agency (Complete if applicable):

Consulting Firm: <u>Ebbin Moser Skaggs LLP</u>	Applicant: <u>City of Santee</u>
Address: <u>11622 El Camino Real, Suite 100</u>	Address: <u>10601 Magnolia Avenue</u>
City/State/Zip: <u>San Diego/CA/92130</u>	City/State/Zip: <u>Santee/CA/92071</u>
Contact: <u>Sean Skaggs</u>	Phone: <u>(619) 258-4100 ext. 167</u>
Phone: <u>(858) 764-2540</u>	

Signature of Lead Agency Representative:  Date: 7/31/25

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