

CITY OF WILDOMAR

NOTICE OF DETERMINATION

TO BE SENT TO:

- County of Riverside County Clerk
- 2724 Gateway Drive
Riverside, CA 92507
- Office of Planning and Research
- P.O. Box 3044
Sacramento, CA 95812-3044

FROM THE LEAD AGENCY:

City of Wildomar
23873 Clinton Keith Road, Suite 201
Wildomar, CA 92595
951-677-7751
Contact Person: Matthew Bassi, Planning Director

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

PROJECT CASE NO: Zoning Ordinance Amendment No. 2024-01 / Change of Zone No. 2024-01

PROJECT TITLE: City of Wildomar Development Code and Zoning Map/Zoning Consistencies Updates

PROJECT APPLICANT/SPONSOR: City of Wildomar, 23873 Clinton Keith Road, Suite #110, Wildomar, CA 92595

PROJECT LOCATION: City of Wildomar, Riverside County

APN(s): Citywide

PROJECT DESCRIPTION: City Council's approval of Zoning Ordinance Amendment No. 2024-01 (Ordinance No. 247) repeals Title 17 (Zoning) of the City of Wildomar Municipal Code in its entirety and replaces it with the new "Wildomar Development Code" that will implement the new General Plan (GPA 2024-01) land use designations and goals and policies as adopted by the Council on December 9th, 2024. City Council's approval of Change of Zone No. 2024-01 (Ordinance No. 278) revises and updates the Wildomar Zoning Map and approves various consistency zone changes throughout the City to also implement the new General Plan (GPA 2024-01) goals and policies as adopted by the Council on December 9th, 2024.

This is to advise that the City Council of the City of Wildomar on January 15, 2025, acting as the CEQA Lead Agency, has approved the 2nd Reading of Ordinance No. 247 and 248 approving Zoning Ordinance Amendment No. 2024-01 and Change of Zone No. 2024-01, respectively, and has made the following CEQA determinations regarding the proposed 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 environmental review documents, public comments, etc. for the abovementioned project are available to the general public for review at the City of Wildomar located at 23873 Clinton Keith Road, Suite #110, Wildomar, CA. during normal business hours (8 am – 5 pm) Monday through Thursday (Closed Fridays).


Matthew C. Bassi, Community Development Director

Date 1/16/2025



Peter Aldana
Riverside County
Assessor-County Clerk-Recorder
2724 Gateway Drive
Riverside, CA 92507
(951) 486-7000
www.rivcoacr.org

Receipt: 24-358665

Product	Name	Extended
FISH	CLERK FISH AND GAME FILINGS	\$4,101.25
	# Pages	2
	Document #	E-202401308
	Filing Type	1
	State Fee Prev Charged	false
	No Charge Clerk Fee	false
F&G Environmental Impact Report		\$4,051.25
F&G Clerk Handling Fee		\$50.00
Sub-Total		\$4,101.25
Service Fee		\$93.51
Total		\$4,194.76
Tender (Credit Card Online)		\$4,194.76
Customer Email	MBASSI@CITYOFWILDOMAR.ORG	
Service Fee	\$0.00	
Credit Card Invoice #	BPI3437S462	
Customer Name	MATTHEW BASSI	
Customer Phone Number	9516777751	
Customer Address	23873 CLINTON KEITH ROAD SUITE #110 WILDOMAR, CA 92595	

Signature _____



State of California - Department of Fish and Wildlife
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

RECEIPT NUMBER: 24-358665
STATE CLEARINGHOUSE NUMBER (If applicable) 2023090064

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF WILDOMAR	LEAD AGENCY EMAIL MBASSI@CITYOFWILDOMAR.ORG	DATE 12/10/2024
COUNTY/STATE AGENCY OF FILING RIVERSIDE	DOCUMENT NUMBER E-202401308	

PROJECT TITLE
CITY OF WILDOMAR PROPOSED GENERAL PLAN AND ZONING CODE UPDATE

PROJECT APPLICANT NAME CITY OF WILDOMAR (MATTHEW BASSI)	PROJECT APPLICANT EMAIL MBASSI@CITYOFWILDOMAR.ORG	PHONE NUMBER (951) 677-7751
PROJECT APPLICANT ADDRESS 23873 CLINTON KEITH ROAD, SUITE #110	CITY WILDOMAR	STATE CA
		ZIP CODE 92595

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

- | | | | |
|---|------------|----|------------|
| <input checked="" type="checkbox"/> Environmental Impact Report (EIR) | \$4,051.25 | \$ | \$4,051.25 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,916.75 | \$ | |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,377.25 | \$ | |
|
 | | | |
| <input type="checkbox"/> Exempt from fee | | | |
| <input type="checkbox"/> Notice of Exemption (attach) | | | |
| <input type="checkbox"/> CDFW No Effect Determination (attach) | | | |
| <input type="checkbox"/> 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 | \$ | |
| <input checked="" type="checkbox"/> County documentary handling fee | | \$ | \$50.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 4,101.25

SIGNATURE X <i>C. Sandoval</i>	AGENCY OF FILING PRINTED NAME AND TITLE Deputy Cassandra Sandoval
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Lead Agency: CITY OF WILDOMAR
ATTN: MATTHEW BASSI
Address: 23873 CLINTON KEITH ROAD SUITE 201
WILDOMAR, CA 92595

FILED / POSTED

County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder

E-202401308
12/10/2024 11:00 AM Fee: \$ 4101.25
Page 1 of 2

Removed: _____ By: _____ Deputy

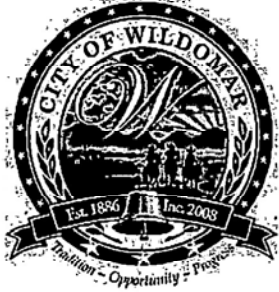

Project Title

CITY OF WILDOMAR PROPOSED GENERAL PLAN AND ZONING CODE UPDATE

Filing Type

- Environmental Impact Report
- Mitigated/Negative Declaration
- Notice of Exemption
- Other:

Notes



CITY OF WILDOMAR

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TO BE SENT TO:

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2724 Gateway Drive
Riverside, CA 92507
- Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812-3044

FROM THE LEAD AGENCY:

City of Wildomar
23873 Clinton Keith Road, Suite 201
Wildomar, CA 92595
951-677-7751
Contact Person: Matthew Bassi, Planning Director

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

PROJECT CASE NO: GPA 2024-01/ZOA 2024-01/CZ 2024-01
PROJECT TITLE: City of Wildomar Proposed General Plan and Zoning Code Update
PROJECT APPLICANT/SPONSOR: City of Wildomar, 23873 Clinton Keith Road, Suite #110, Wildomar, CA 92595
PROJECT LOCATION: City of Wildomar, Riverside County
APN(s): Citywide
PROJECT DESCRIPTION: This project represents the City's first comprehensive update of the General Plan and Zoning Ordinance since incorporation in 2008. The City of Wildomar's Proposed General Plan will provide the long-term planning framework for the improvements needed to accommodate the City's growing population over the 20-year planning horizon. It defines the community's vision of the city for the next two decades and provides goals, objectives, policies, and specific implementation measures that will direct the City's policies towards attaining the vision. The proposed project is a comprehensive update of the current General Plan to conform with new State laws related to community health, environmental justice, climate adaptation, resiliency, and mobility, and to bring long-term growth and fiscal projections into alignment with current economic conditions and state mandates. By 2045, the City could potentially grow by 8,992 dwellings, 27,999 residents, 2,965,538 square feet of nonresidential uses, and 6,724 jobs compared to existing conditions. The new zoning code will implement the new General Plan.

This is to advise that the City Council of the City of Wildomar acting as the Lead Agency has approved GPA 2024-01/Zoning Ordinance Amendment No. 2024-01/Change of Zone No. 2024-01 at a noticed public hearing held on December 9, 2024 and has made the following determinations regarding the proposed 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.

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Matthew C. Bassi, Community Development Director

12/10/2024
Date