NOTICE OF EXEMPTION

TO BE SENT TO:

☑ County of Riverside County Clerk
P.O. Box 12004
Riverside, CA 92502

☑ Office of Planning and Research
P.O. Box 3044
1400 Tenth Street, Room 113
Sacramento, CA 95812-3044

LEAD AGENCY:

CITY OF EASTVALE
12363 Limonite Avenue, Suite 910
Eastvale, CA 91752

PROJECT CASE NO: PLN24-20053

PROJECT TITLE: Warmington Residential Project

PROJECT APPLICANT: Greg Ocasek, Warmington Residential, California, Inc.

PROJECT LOCATION: 8312 Grapewin Street and 8330 Archibald Avenue

CITY: Eastvale **COUNTY:** Riverside

APN(s): 130-070-021, 130-070-015, and 130-080-004

PROJECT DESCRIPTION: The project proposes the development of 76 single-family residences, including 4 very low-income residences, and the provisions of open space adjacent to the Santa Ana River immediately east of the 8.3-acre project site.

AGENCY APPROVING PROJECT: City of Eastvale, City Council

NAME OF PERSON OR AGENCY CARRYING OUT PROJECT: Jamie K. Cerda, AICP Principal Planner

The project or activity identified above is determined to be exempt from further environmental review requirements contained in the California Environmental Quality Act (CEQA).

EXEMPT STATUS:

☐ Ministerial (Sec. 21080(b)(1); 15268);

☐ Declared Emergency (Sec. 21080(b)(3);15269(a));

☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));

☐ Categorical Exemption. State type and section no:

☒ Statutory Exemption. State code number: Project consistent with Community Plan or Zoning (Sec 15183)

REASONS TO SUPPORT EXEMPTION FINDING (attach if needed):

With approval of applicant's density bonus waiver on minimum lot size, which is allowable due to the provision of very low-income residential units, the proposed project would be consistent with the development density allowed on the project site by the General Plan. Additionally, the project would not result in impacts that are peculiar or more severe than those disclosed in the City's General Plan EIR (SCH No. 2022080090), which was certified on March 27, 2024.

LEAD AGENCY CONTACT: David Murray **TELEPHONE: (951) 703-0488**

SIGNATURE: **DATE: 05/29/2025 TITLE: City Planner**