

# 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

<b>SCH #</b>
--------------

**Project Title:** Brea 2050: Focused General Plan Update and Brea Core Specific Plan

Lead Agency: City of Brea Contact Person: Joanne Hwang  
 Mailing Address: 1 Civic Center Circle Phone: 714.990.7143  
 City: Brea Zip: 92821 County: Orange

**Project Location:** County: Orange City/Nearest Community: Brea  
 Cross Streets: Citywide Zip Code: 92821-23

Longitude/Latitude (degrees, minutes and seconds): 33 ° 55 ' 1.7 " N / 117 ° 53 ' 20.4 " W Total Acres: 13,263

Assessor's Parcel No.: Various Section: \_\_\_\_\_ Twp.: 3S Range: 10W Base: SB

Within 2 Miles: State Hwy #: SR-57, SR-90, SR-142 Waterways: Brea Creek, Carbon Canyon Creek

Airports: N/A Railways: UPRR Schools: Various

**Document Type:**

- |   |  |                                    |  |
|---|--|------------------------------------|--|
| CEQA: <input checked="" type="checkbox"/> NOP | <input 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 checked="" type="checkbox"/> General Plan Update | <input checked="" type="checkbox"/> Specific Plan | <input checked="" type="checkbox"/> Rezone                 | <input type="checkbox"/> Annexation     |
| <input 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 type="checkbox"/> Other: _____   |

**Development Type:**

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> Residential: Units <u>23736</u> Acres <u>6000</u>                         | <input type="checkbox"/> Transportation: Type _____            |
| <input type="checkbox"/> Office: Sq. ft. _____ Acres _____ Employees _____                                    | <input type="checkbox"/> Mining: Mineral _____                 |
| <input checked="" type="checkbox"/> Commercial: Sq. ft. <u>30.5m</u> Acres <u>5000</u> Employees <u>73709</u> | <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 type="checkbox"/> Other: _____                          |
| <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 checked="" 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 checked="" 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 checked="" type="checkbox"/> Economic/Jobs            | <input checked="" type="checkbox"/> Public Services/Facilities | <input checked="" type="checkbox"/> Traffic/Circulation             | <input checked="" type="checkbox"/> Other: <u>GHG, TCR, Wildfire</u> |

**Present Land Use/Zoning/General Plan Designation:**

Citywide

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

The project includes a focused update to, and implementation of, the 2003 Brea General Plan, specifically the Community Development (land use, circulation, economic development), Community Resources (open space), Community Services (recreation, education, cultural arts), and Public Safety chapters, with an emphasis on the land use and circulation components. The Focused General Plan Update (GPU) would allow for additional housing units and non-residential square footage across various land use categories within the incorporated City limits and would continue to allow for limited housing units in the unincorporated sphere of influence, consistent with the 2003 Brea General Plan. The project also includes a new specific plan, the Brea Core Specific Plan (BCSP), which would implement the values identified in the 2017 Brea Envisions and the goals, policies, and recommendations of the 2020 Core Active Transportation Plan. The Focused GPU would allow for the grand total of 23,736 residential units and 30,587,193 SF of non-residential uses within the City's planning area, which includes development of 4,752 residential units and 6,379,588 square feet of non-residential uses within the BCSP area.

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 checked="" 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 checked="" type="checkbox"/>	Parks & Recreation, Department of
<input checked="" type="checkbox"/>	California Highway Patrol	<input type="checkbox"/>	Pesticide Regulation, Department of
<input checked="" type="checkbox"/>	Caltrans District # <u>12</u>	<input type="checkbox"/>	Public Utilities Commission
<input checked="" type="checkbox"/>	Caltrans Division of Aeronautics	<input checked="" type="checkbox"/>	Regional WQCB # <u>8</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 checked="" 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 checked="" 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"/>	Other: _____
<input type="checkbox"/>	Health Services, Department of	<input type="checkbox"/>	Other: _____
<input checked="" type="checkbox"/>	Housing & Community Development		
<input checked="" type="checkbox"/>	Native American Heritage Commission		

---

### Local Public Review Period (to be filled in by lead agency)

Starting Date August 25, 2025 Ending Date September 24, 2025

---

### Lead Agency (Complete if applicable):

Consulting Firm: <u>Harris &amp; Associates</u>	Applicant: <u>City of Brea</u>
Address: <u>101 Progress, Suite 250</u>	Address: <u>1 Civic Center Circle</u>
City/State/Zip: <u>Irvine/CA/92618</u>	City/State/Zip: <u>Brea/CA/92821</u>
Contact: <u>Elizabeth Kim</u>	Phone: <u>714.990.7143</u>
Phone: <u>949.655.3900</u>	

---

Signature of Lead Agency Representative: Joanne Hwang  Date: 8/21/25

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