

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 # _____

Project Title: Quail Valley Subarea 4 Project

Lead Agency: Eastern Municipal Water District (EMWD) Contact Person: Joseph Broadhead
Mailing Address: 2270 Trumble Road Phone: (951) 928-3777 ext. 4545
City: Perris Zip: 92570 County: Riverside

Project Location: County: County of Riverside City/Nearest Community: City of Menifee/Quail Valley Community
Cross Streets: Numerous cross streets within Subarea 4, which is within the Quail Valley community Zip Code: 92587
Longitude/Latitude (degrees, minutes and seconds): 33 ° 42 ' 22.97 " N/ 117 ° 14 ' 40.90 " W Total Acres: ~227.06
Assessor's Parcel No. Numerous Section: Romoland (1979) & Lake Elsinore (1988) quadrangles Twp. 05S Range: 04W Base: San Bernardino
Within 2 Miles: State Hwy #: n/a Waterways: Canyon Lake
Airports: n/a Railways: n/a Schools: Quail Valley Elementary School

Document Type:

- CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH #) Draft EIS Other:
 Mit Neg Dec Other FONSI

Local Action Type:

- General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: Encroachment Permit

Development Type:

- Residential: Units _____ Acres _____ Transportation: Type _____
 Office: Sq. ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Commercial: Sq. ft. _____ Acres _____ Employees _____ Power: Type _____ Watts _____
 Industrial: Sq. ft. _____ Acres _____ Employees _____ Waste Treatment: Type _____ MGD _____
 Educational: _____ Hazardous Waste: Type _____
 Recreational: _____ Other: _____
 Water Facilities: Wastewater collection and conveyance system

Project Issues Discussed In Document:

- Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Floodplain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archaeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: Cultural/Tribal

Present Land Use/Zoning/General Plan Designation:

Numerous

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

See the attached page.

Reviewing Agencies Checklist

continued

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."

<u> X </u>	Air Resources Board	<u> X </u>	Office of Historic Preservation
<u> </u>	Boating & Waterways, Department of	<u> </u>	Office of Public School Construction
<u> </u>	California Highway Patrol	<u> </u>	Parks & Recreation, Department of
<u> </u>	California Emergency Management Agency	<u> </u>	Pesticide Regulation, Department of
<u> X </u>	Caltrans District # <u> 8 </u>	<u> </u>	Public Utilities Commission
<u> </u>	Caltrans Division of Aeronautics	<u> X </u>	Regional WQCB # <u> 8 </u>
<u> </u>	Caltrans Planning	<u> </u>	Resources Agency
<u> </u>	Central Valley Food Protection Board	<u> </u>	Resources Recycling & Recovery, Department of
<u> </u>	Coachella Valley Mountains Conservancy	<u> </u>	S.F. Bay Conservation & Development Comm.
<u> </u>	Coastal Commission	<u> </u>	San Gabriel & Lower Los Angeles Rivers & Mtns Conservancy
<u> </u>	Colorado River Board	<u> </u>	San Joaquin River Conservancy
<u> </u>	Conservation, Department of	<u> </u>	Santa Monica Mountains Conservancy
<u> </u>	Corrections, Department of	<u> </u>	State Lands Commission
<u> </u>	Delta Protection Commission	<u> </u>	SWRCB: Clean Water Grants
<u> </u>	Education, Department of	<u> X </u>	SWRCB: Water Quality
<u> </u>	Energy Commission	<u> </u>	SWRCB: Water Rights
<u> X </u>	Fish & Wildlife Region # <u> 6 </u>	<u> </u>	Tahoe Regional Planning Agency
<u> </u>	Food & Agriculture, Department of	<u> </u>	Toxic Substances Control, Department of
<u> </u>	Forestry & Fire Protection, Department of	<u> X </u>	Water Resources, Department of
<u> </u>	General Services, Department of	<u> X </u>	Other: <u>South Coast Air Quality Management District</u>
<u> </u>	Health Services, Department of	<u> X </u>	Other: <u>County of Riverside</u>
<u> </u>	Housing & Community Development	<u> X </u>	Other: <u>City of Menifee</u>
<u> X </u>	Native American Heritage Commission	<u> X </u>	Other: <u>U.S. Environmental Protection Agency (EPA)</u>
<u> X </u>	Other: <u>State Water Resources Control Board</u>	<u> X </u>	Other: <u>U.S. Department of Housing and Urban Development</u>

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

Starting Date September 3, 2025

Ending Date October 3, 2025

Lead Agency (complete if applicable):

Consulting Firm: RECON Environmental, Inc.
Address: 3111 Camino del Rio North, Suite 600
City/State/Zip: San Diego, CA 92108-5726
Contact: Morgan Weintraub
Phone: 619-308-9333 ext. 114

Applicant:

Eastern Municipal Water District
Address: 2270 Trumble Road
City/State/Zip: Perris, CA 92570
Phone: (951) 928-3777 ext. 4545

- **Signature of Lead Agency Representative:** Joe Broadhead Date 9/3/25

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

Project Description:

The Quail Valley community is situated within the service area of the Eastern Municipal Water District (District). Quail Valley has experienced ongoing failures of private septic system that pose a threat to public health and water quality, both within the community and downstream in Canyon Lake. As a vital water source, residential area, and recreational destination, Canyon Lake serves the public in multiple capacities.

In response to these challenges, the District and other key stakeholders—including Riverside County, the California Department of Public Health, the Elsinore Valley Municipal Water District, the City of Canyon Lake, and the City of Menifee—have collaboratively explored long-term solutions. The goal of this multi-agency effort is to implement a comprehensive, community-wide sewer collection system that would protect water resources, improve public health, and enhance the overall quality of life for Quail Valley residents.

The proposed project seeks to establish a robust and comprehensive wastewater collection and conveyance system that provides consistent and reliable service to all Quail Valley Subarea 4 residences consistent with all established District standards, while also safeguarding public health, public water resources, and enhancing the overall well-being of the Quail Valley and Canyon Lake communities.

The proposed project would construct approximately 10 miles of 8-inch and 12-inch polyvinyl chloride gravity main pipe, approximately 1.1 miles of force mains, 247 manholes, 37 connector pipes, one regional lift station, and four smaller lift stations (LS-2, LS-3, LS-4, and LS-5). The regional lift station (LS-1) would convey the majority of wastewater flows originating from Subarea 4. To connect Subarea 4 to the regional lift station, 37 connector pipes would be installed to link streets, thereby facilitating gravity flows. To accomplish this, connector pipes would be required to traverse private properties.

Gravity flows cannot be fully achieved in the northwest portion of Subarea 4 due to varied topography. To adjust to this, lift stations LS-2 through LS-5 would pump wastewater via a shared force main to Collection Manhole 2, located at the intersection of La Bertha Lane and Mountain View Place, before ultimately discharging to LS-1. From LS-1, flows would be pumped to Collection Manhole 1 located at the intersection of Wells Place and Goetz Road. Collection Manhole 1 would connect to sewer infrastructure in Goetz Road. Construction is planned to be carried out in eight phases, to be implemented over an approximately 20-year period.