

**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 # 2025090047

Project Title: Quail Valley Subarea 4 Project

Lead Agency: Eastern Municipal Water District (EMWD) Contact Person: Joseph Broadhead  
Mailing Address: P.O. Box 8300 Phone: (951) 928-3777 ext. 4545  
City: Perris Zip: 92572-8300 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) 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 April 03, 2026

Ending Date May 18, 2026

**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 4/3/26

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 Quail Valley Subarea 4 Project (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, 24 connector pipes, 1 regional lift station (LS-1), and 4 smaller lift stations (LS-2, LS-3, LS-4, and LS-5). LS-1 would convey the majority of wastewater flows originating from Subarea 4. To connect Subarea 4 to LS-1, 24 connector pipes would be installed to link streets and facilitate gravity flows. To accomplish this, connector pipes would be required to traverse private properties.

Due to varied topography in the northwest portion of the Project site, gravity flows cannot remove all wastewater from Subarea 4. To address this situation, 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.

## **Project Location**

Cross Streets:

- Newport Drive and Mountain View Place
- Goetz Road and Sierra Drive
- Palm Drive and San Jacinto Road
- San Jacinto Road and Mountain View Place
- Norma Drive and Mountain View Place