



**NOTICE OF INTENT TO ADOPT A
MITIGATED NEGATIVE DECLARATION**

Project: Fullerton Union High School Field Improvements and New Athletic Building Project

Lead Agency: Fullerton Joint Union High School District

Review Period: March 30, 2026 to April 29, 2026 (30 days)

NOTICE IS HEREBY GIVEN that Fullerton Joint Union High School District (District) has prepared an Initial Study (IS)/Mitigated Negative Declaration (MND) for the Fullerton Union High School Field Improvements and New Athletic Building Project (proposed project) to address the potential environmental effects associated with implementation of the proposed project. Pursuant to Public Resources Code Section 21165 and the California Environmental Quality Act (CEQA) Guidelines Section 15050, the District is the lead agency for the project. The purpose of this notice is to 1) serve as a Notice of Intent (NOI) to adopt an IS/MND and 2) advise and solicit comments regarding the content of the IS/MND.

PUBLIC REVIEW AND COMMENT: The District invites you to comment on the IS/MND. The IS/MND will be available for a 30-day public review from **March 30, 2026**, to **April 29, 2026**. We ask that any person wishing to comment on the IS/MND provide written comments by the end of the public review period at 5:00 p.m., **April 29, 2026**.

Copies of the IS/MND are available for review at the following locations:

Fullerton Joint Union High School District
District Service Center
1027 South Leslie Street
La Habra, California 90631

The document can also be accessed online at: <https://www.fjuhsd.org/publicnotices>

You may send comments by email or mail to the addresses below:

Fullerton Joint Union High School District
Vince Madsen, Senior Director of Facilities, M&O and Transportation
1027 South Leslie Street
La Habra, California 90631
vmadsen@fjuhsd.org

PROJECT LOCATION: Fullerton Union High School (FUHS) is at 201 E Chapman Avenue (APNs 029-020-25, 029-043-10, 029-043-11, 029-043-13, 029-050-02, and 029-080-28) near the center of the City of Fullerton. The proposed project would encompass approximately 4.2 acres of the western portion of the FUHS campus and approximately 2.5 acres of the eastern portion of the FUHS campus, east of N Lemon Street, for total of approximately 6.7 acres. See Figure 1, *Regional Location*, and Figure 2, *Aerial Photograph*.

PROJECT DESCRIPTION: The proposed project includes three primary components: (1) a new athletic building; (2) restroom building; and (3) athletic field improvements at the varsity and junior varsity softball fields and the baseball field.

To accommodate the proposed athletic building, the project would require demolition of a portion of the existing northern parking lot, five tennis courts, and landscaped areas. Four trees would be removed as part of this work; however, no buildings would be demolished. The proposed athletic building would be a two-story, approximately 33,270-square-foot facility designed in a Spanish Colonial Revival architectural style consistent with other buildings on the FUHS campus and at Fullerton College. The building would reach approximately 41 feet above grade at the roofline and up to 70 feet at the decorative bell tower. The first floor (approximately 17,475 square feet) would include locker rooms, team rooms, coaches' offices, a training area, sports storage, laundry, mechanical rooms, and an elevator. The second floor (approximately 15,795 square feet) would include classrooms, a media room, an athletics pavilion, a dance room, a golf simulator, and offices. Additional features would include outdoor lighting and security cameras, a trash enclosure, bike racks and lockers, and associated landscaping. Landscaping around the athletic building would include 15 ornamental trees, shrubs, grass, and groundcover plants throughout the parking areas and surrounding the facility, along with a synthetic turf area at the southeast corner. Existing fencing and gates east of the athletic building would be replaced with new ornamental fencing and a ten-foot gate, and portions of the paved area would be repaved as part of the site improvements. See Figure 3, *Athletic Building Site Plan*.

The project would also include demolition of existing concrete paving and a double service gate to construct a new one-story restroom building within the Agri-Science Academy's paved agricultural area. The restroom building would contain women's, men's, and all-gender restrooms, a custodial room, and a storage room, and would connect to existing utilities. Vehicular access would be shifted slightly north of its current location, and new chain-link fencing and gates would be installed to the north and south of the restroom building. See Figure 4, *Restroom Building Site Plan*.

To accommodate the new building, the northern parking lot would be reconstructed and reconfigured into an L-shaped layout while maintaining the existing total of 56 parking spaces. The lot would provide three electric-vehicle (EV) charging spaces, 13 EV-capable spaces, and four ADA spaces. A new ingress/egress driveway would be added just south of the existing driveway at E Union Avenue/N Pomona Avenue, which would remain in use. The project would also include 10 bike parking spaces located south of the athletic building, with continued pedestrian access via existing sidewalks along N Pomona Avenue and E Union Avenue. Fencing and a vehicular gate would limit access to the athletic building and parking area from the west, while emergency access between the northern and central parking lots would be maintained. New walkways would connect the athletic building to existing public sidewalks and other campus pathways.

The District proposes to install 16 new sports field light poles with fixtures—eight around the softball fields and eight around the baseball field. The softball fields would include four 60-foot-tall and four 70-foot-tall poles, while the baseball field would include six 70-foot and two 80-foot poles. The addition of field lighting would allow evening practices between 3:30 PM and 8:00 PM for approximately 17 sports and activities, such as soccer, football, track and field, and band, without spectators. No new events, games, or increases in participants or spectators are proposed; major spectator events, such as Friday night football, would continue to occur at Buena Park, Fullerton Union, and La Habra High Schools. Construction is expected to

occur in one phase from July 2026 through February 2028, with all staging and worker parking provided onsite. Construction would comply with the City's noise regulations, which allow such activities between 7:00 AM and 8:00 PM, except on Sundays and City-recognized holidays.

The discretionary actions and approvals required for project implementation are 1) project approval by the District, 2) the adoption of the MND, and 3) the adoption of a Mitigation Monitoring and Reporting Program.

ENVIRONMENTAL DETERMINATION: The District has prepared an IS to determine the proposed project's potential impact on the environment. The District has determined that the proposed project may have significant impacts to air quality, biological resources, cultural resources, geology and soils, and tribal cultural resources but, by implementing the identified mitigation measures, the proposed project's impacts would be reduced to less-than-significant levels. Accordingly, the District intends to adopt an IS/MND.

HAZARDOUS MATERIALS: The California Environmental Quality Act (CEQA) requires the Notice of Intent to disclose whether the site on which a proposed project is located is included on any of the lists enumerated under Section 65962.5 of the Government Code, regarding hazardous waste facilities, land designated as hazardous waste property, or hazardous waste disposal sites.

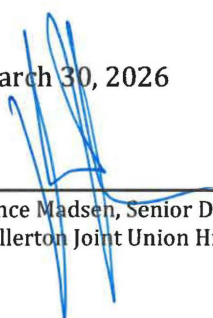
Applicant: Fullerton Joint Union High School District

Lead Agency: Fullerton Joint Union High School District

Consulting Firm: PlaceWorks

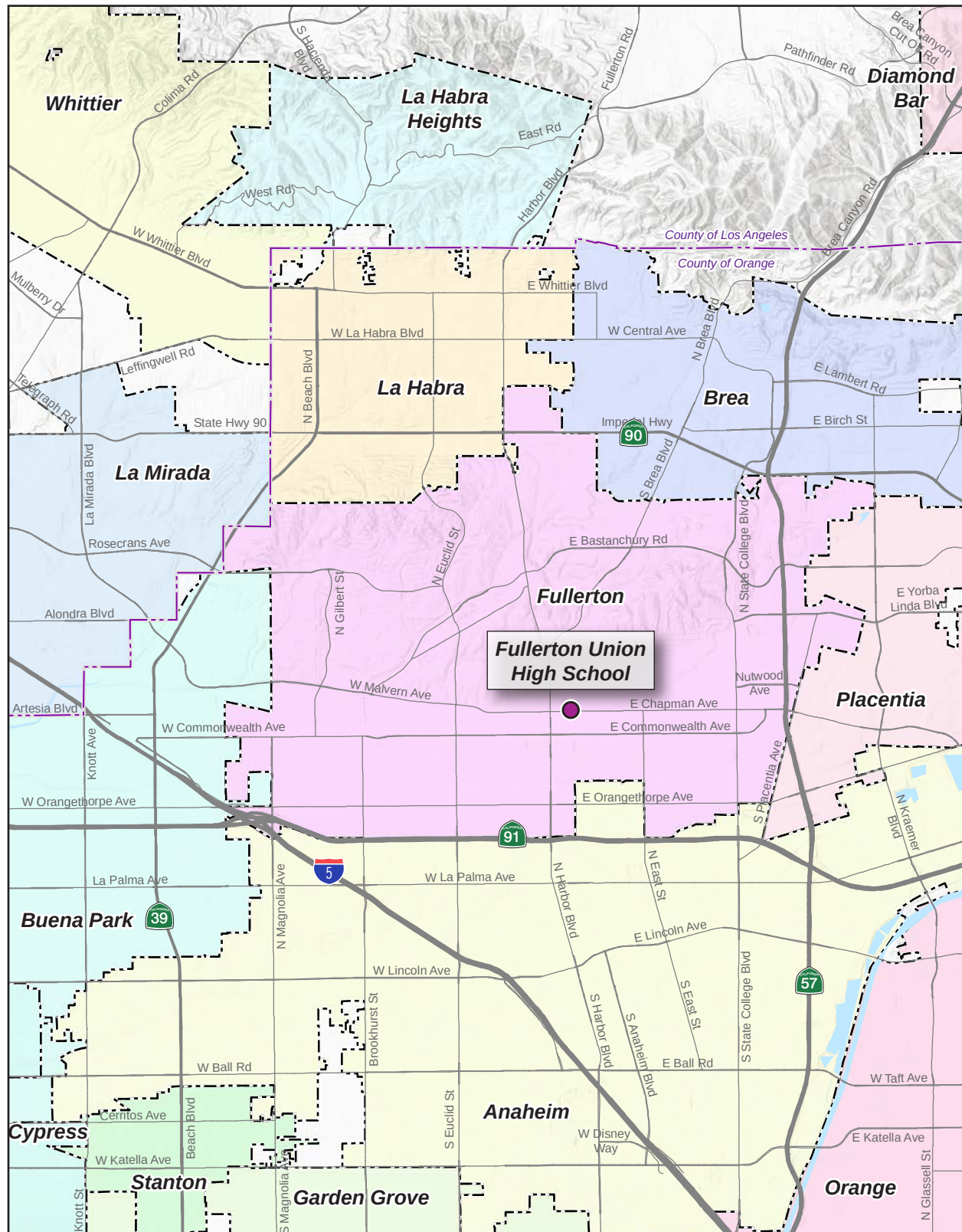
Date: March 30, 2026

Signature:



Vince Madsen, Senior Director of Facilities, M&O and Transportation
Fullerton Joint Union High School District

Figure 1 - Regional Location

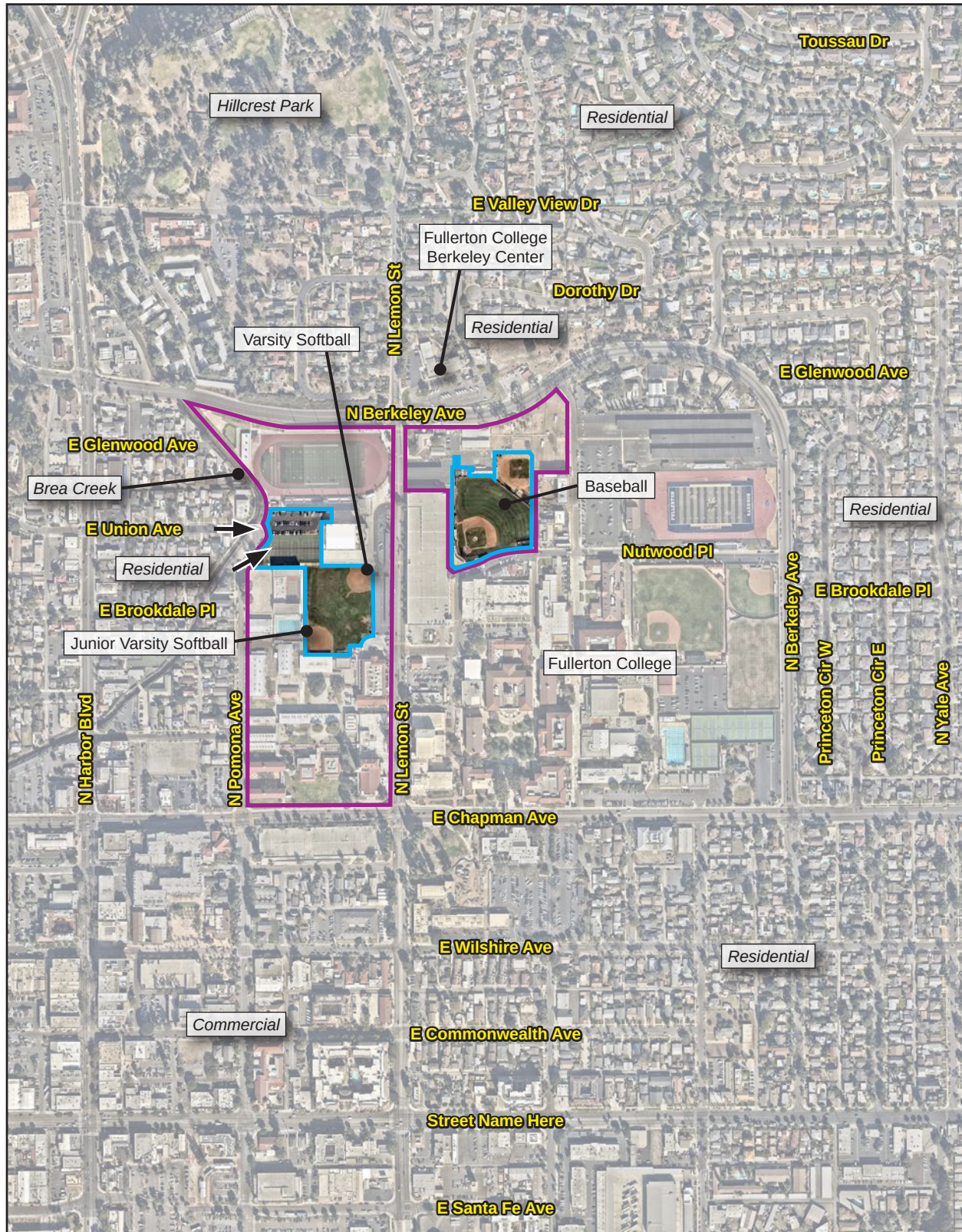


--- City Boundary
--- County Boundary
Note: Unincorporated county areas are shown in white.
Source: Nearmap 2025.

0 1.5
Scale (Miles)

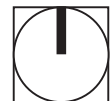


Figure 2 - Aerial Photograph



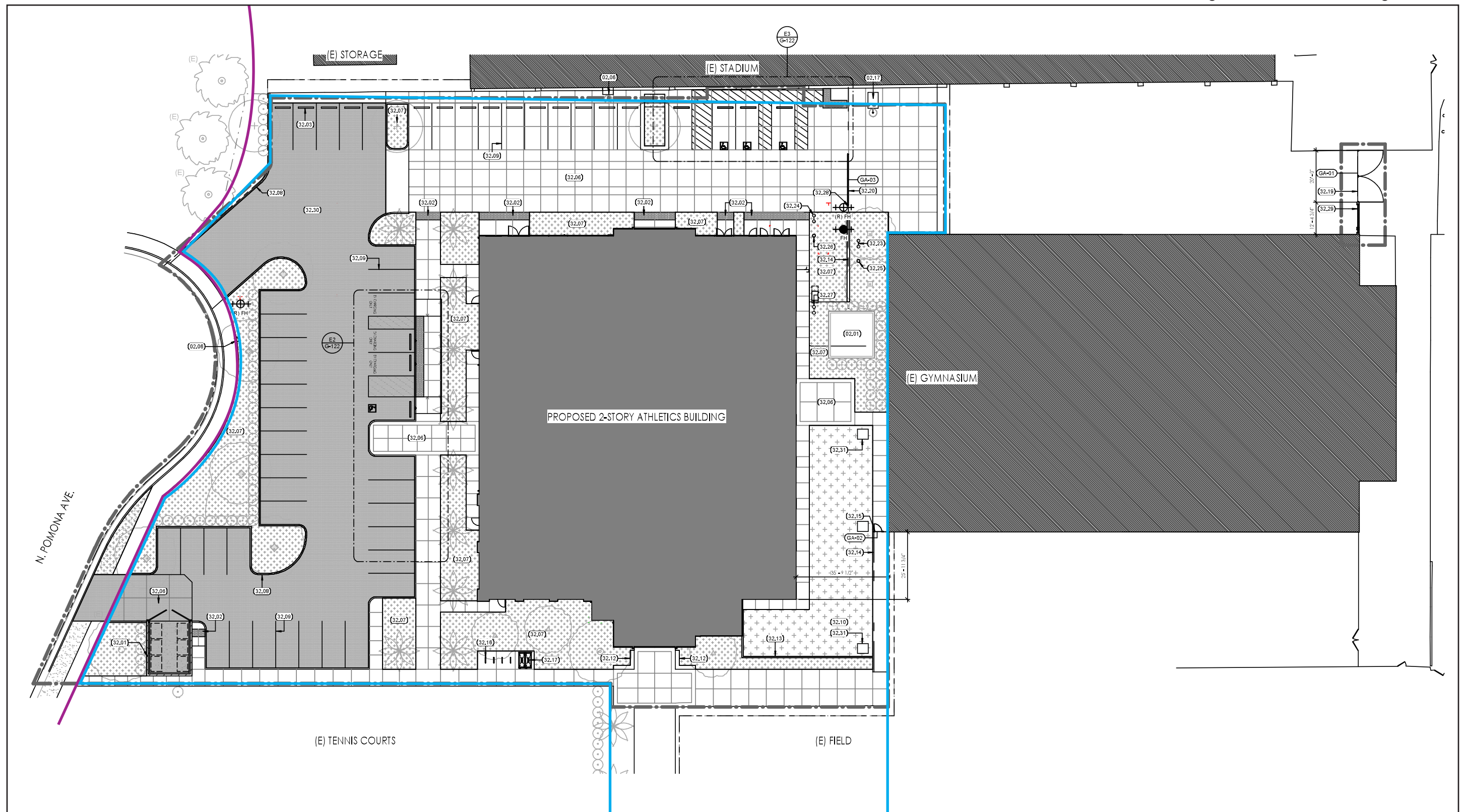
— Fullerton Union High School Boundary
— Project Boundary

0 600
Scale (Feet)



Source: Nearmap 2025.

Figure 3 - Athletic Building Site Plan



 Fullerton Union High School Boundary
 Project Boundary

Source: HPI Architecture 2025.

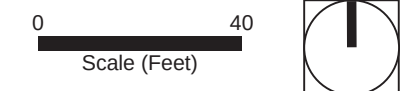
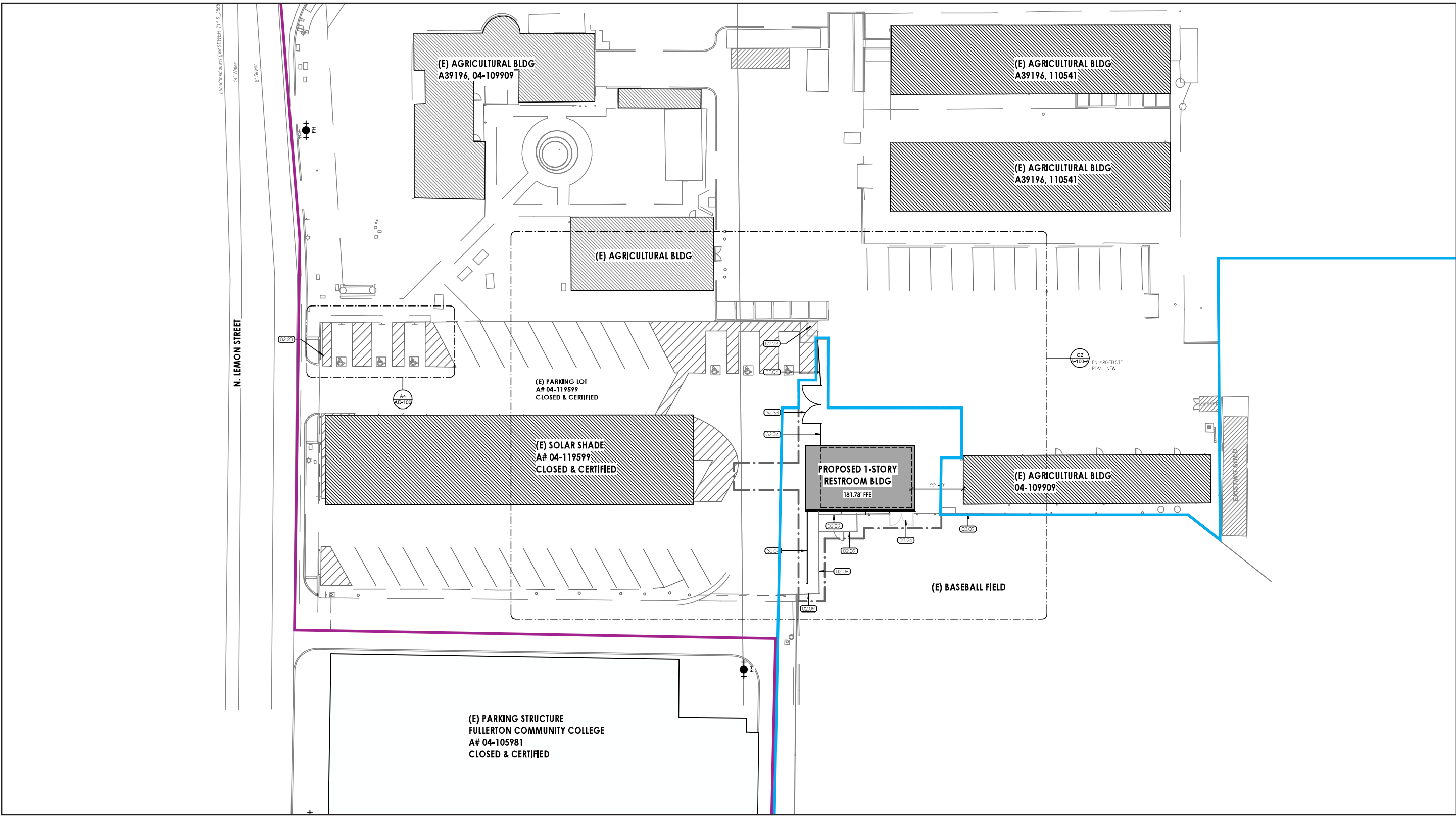


Figure 4 - Restroom Building Plan



Fullerton Union High School Boundary

Project Boundary

Source: HPI Architecture 2025.

0 40
Scale (Feet)

