

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: Joshua Tree Estates

Lead Agency: County of San Bernardino

Contact Person: Shannon Casey

Mailing Address: 385 North Arrowhead Avenue - First Floor

Phone:

City: Community of Joshua Tree

Zip: 82415-0186

County: Unincorporated San Bernardino County

Project Location: County: San Bernardino City/Nearest Community: Joshua Tree

Cross Streets: Broadway Street, Suneaver Road, Sapphire Street, La Ferney Avenue

Zip Code: 92252

Longitude/Latitude (degrees, minutes and seconds): 34 ° 09 ' 33.40 " N / 116 ° 16 ' 40.92 " W Total Acres: 80

Assessor's Parcel No.: 0605-051-01

Section: 20

Twp.: 1N

Range: 7E

Base: San Bern

Within 2 Miles: State Hwy #: HWY 62 (29 Palms Highway)

Waterways: N/A

Airports: Roy Williams Airport

Railways: N/A

Schools: Morongo Unified School District

Document Type:CEQA: ☐ NOP☐ Draft EIRNEPA: ☐ NOIOther: ☐ Joint Document☐ Early Cons☐ Supplement/Subsequent EIR☐ EA☐ Final Document☐ Neg Dec

(Prior SCH No.) _____

☐ 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: _____**Development Type:**☒ Residential: Units 32 Acres 80☐ Office: Sq.ft. _____ Acres _____

Employees _____

☐ Transportation: Type _____☐ Commercial: Sq.ft. _____ Acres _____

Employees _____

☐ Mining: Mineral _____☐ Industrial: Sq.ft. _____ Acres _____

Employees _____

☐ Power: Type _____

MW _____

☐ Educational: _____☐ Waste Treatment: Type _____

MGD _____

☐ Recreational: _____☐ Hazardous Waste: Type _____☐ Water Facilities: Type _____

MGD _____

☐ Other: _____**Project Issues Discussed in Document:**☒ Aesthetic/Visual☐ Fiscal☒ Recreation/Parks☒ Vegetation☒ Agricultural Land☒ Flood Plain/Flooding☒ Schools/Universities☒ Water Quality☒ Air Quality☒ Forest Land/Fire Hazard☒ Septic Systems☒ Water Supply/Groundwater☒ Archeological/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: _____**Present Land Use/Zoning/General Plan Designation:**

General Plan Designation: Rural Living (RL) - Zoning: Joshua Tree/Rural Living (JT/RL)

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

Tentative Tract Map (TTM) 20668 to subdivide one (1) Parcel into thirty-two (32) Residential lots for thirty-two (32) single family homes ranging from 2.0 to 2.6 acres each, in the rural living (RL) Land Use category and The Joshua Tree/Rural Living (JT/RL) Zoning District; APN 0605-051-01; 3rd Supervisorial District.

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".

☒ Air Resources Board	☐ Office of Historic Preservation
☐ Boating & Waterways, Department of	☐ Office of Public School Construction
☐ California Emergency Management Agency	☐ Parks & Recreation, Department of
☐ California Highway Patrol	☐ Pesticide Regulation, Department of
☒ Caltrans District # <u>8</u>	☐ Public Utilities Commission
☐ Caltrans Division of Aeronautics	☒ Regional WQCB # <u>7</u>
☐ Caltrans Planning	☐ Resources Agency
☐ Central Valley Flood Protection Board	☐ Resources Recycling and Recovery, Department of
☐ Coachella Valley Mtns. Conservancy	☐ S.F. Bay Conservation & Development Comm.
☐ Coastal Commission	☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ Colorado River Board	☐ San Joaquin River Conservancy
☐ Conservation, Department of	☐ Santa Monica Mtns. Conservancy
☐ Corrections, Department of	☐ State Lands Commission
☐ Delta Protection Commission	☐ SWRCB: Clean Water Grants
☐ Education, Department of	☐ SWRCB: Water Quality
☐ Energy Commission	☐ SWRCB: Water Rights
☐ Fish & Game Region # <u>6</u>	☐ Tahoe Regional Planning Agency
☐ Food & Agriculture, Department of	☐ Toxic Substances Control, Department of
☐ Forestry and Fire Protection, Department of	☐ Water Resources, Department of
☐ General Services, Department of	☐ Other: _____
☐ Health Services, Department of	☐ Other: _____
☒ Housing & Community Development	
☒ Native American Heritage Commission	

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

Starting Date 06/29/2026 Ending Date 07/28/2026

Lead Agency (Complete if applicable):

Consulting Firm: <u>Lilburn Corporation</u>	Applicant: <u>JT Santorini Villa LLC</u>
Address: <u>1905 Business Center Dr.</u>	Address: <u>1751 Colorado Blvd. #333</u>
City/State/Zip: <u>San Bernardino, CA 92408</u>	City/State/Zip: <u>Los Angeles, CA 90041</u>
Contact: <u>Anthony J. DeLuca Jr.</u>	Phone: <u>626-673-2672</u>
Phone: <u>909-890-1818</u>	

Signature of Lead Agency Representative: _____ Date: 06/29/2026

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