

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: Tentative Tract Map No. 23-009 (TTM 83793)

Lead Agency: City of Lancaster

Contact Person: Mitzi Alvarado

Mailing Address: 44933 Fern Avenue

Phone: 661-723-6100

City: Lancaster

Zip: 93534

County: Los Angeles

Project Location: County: Los Angeles

City/Nearest Community: Lancaster

Cross Streets: Avenue J-4, 27th Street East

Zip Code: 93535

Longitude/Latitude (degrees, minutes and seconds): 34°686193 ' " N / -118°081464 ' " W Total Acres: 7.4

Assessor's Parcel No.: 3150-030-013, -016, -017

Section: 19

Twp.: 7N

Range: 12W

Base: SBBM

Within 2 Miles: State Hwy #: N/A

Waterways: N/A

Airports: N/A

Railways: N/A

Schools: Columbia Elementary

Document Type:

CEQA:	☐ NOP	☐ Draft EIR	NEPA:	☐ NOI	☐ 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	26	Acres	7.4		
☐ Office:	SF		Acres		☐ Transportation:	Type
☐ Commercial:	SF		Acres		☐ Mining:	Mineral
☐ Industrial:	SF		Acres		☐ Power:	Type
☐ Educational:					☐ Waste Treatment:	Type
☐ Recreational:					☐ Hazardous Waste:	Type
☐ Water Facilities:	Type		MGD		☐ Other:	

Project Issues Discussed in Document:

☒ Aesthetics/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
☒ Archaeological/Historical	☒ Geologic/Seismic	☒ Sewer Capacity	☐ Wetland/ Riparian
☒ Biological Resources	☐ Minerals	☒ Soil	☐ Growth Inducement
		Erosion/Compaction/Grading	
☐ Coastal Zone	☒ Noise	☐ Solid Waste	☒ Land Use
☐ Drainage/Absorption	☐ Population/Housing	☒ Toxic/Hazardous	☒ Cumulative Effects
☐ Economic/Jobs	☒ Public Services/Facilities	☒ Traffic/Circulation	☐ Other:

Present Land Use/Zoning/General Plan Designation:

Land Use – vacant; Zoning – R-7,000; General Plan designation- Urban Residential

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

The proposed project consists of a subdivision of approximately 7.45 gross acres into 26 single-family residential lots and a basin lot. The residential lots would range in size from 7,000 to 9,300 square feet. Access into the subdivision would be provided from 27th Street East and Avenue J-4. All of the streets within the subdivision would be private. A meandering sidewalk with landscaping would be provided along Avenue J-4 and 27th Street East.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X".
If you have already sent your document to the agency please denote that with an "S".

☐ Air Resources Board
☐ Boating & Waterways, Department of
☐ California Emergency Management Agency
☐ California Highway Patrol
☒ Caltrans District # 7
☐ Caltrans Division of Aeronautics
☐ Caltrans Planning
☐ Central Valley Flood Protection Board
☐ Coachella Valley Mtns. Conservancy
☐ Coastal Commission
☐ Colorado River Board
☐ Conservation, Department of
☐ Corrections, Department of
☐ Delta Protection Commission
☐ Education, Department of
☐ Energy Commission
☒ Fish & Game Region # 5
☐ Food & Agriculture, Department of
☐ Forestry and Fire Protection, Department of
☐ General Services, Department of
☐ Health Services, Department of
☐ Housing & Community Development
☐ Native American Heritage Commission

☐ Office of Historic Preservation
☐ Office of Public School Construction
☐ Parks & Recreation, Department of
☐ Pesticide Regulation, Department of
☐ Public Utilities Commission
☒ Regional WQCB # 6
☐ Resources Agency
☐ Resources Recycling and Recovery, Department of
☐ S.F. Bay Conservation & Development Comm.
☐ San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
☐ San Joaquin River Conservancy
☐ Santa Monica Mtns. Conservancy
☐ State Lands Commission
☐ SWRCB: Clean Water Grants
☐ SWRCB: Water Quality
☐ SWRCB: Water Rights
☐ Tahoe Regional Planning Agency
☐ Toxic Substances Control, Department of
☐ Water Resources, Department of
☐ Other: _____
☐ Other: _____

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

Starting Date September 15, 2026 Ending Date October 15, 2026

Lead Agency (Complete if applicable):

Consulting Firm:	Applicant:	<u>Civil Design and Drafting, Inc.</u>
Address:	Address:	<u>885 Patriot Drive, :Unit C</u>
City/State/Zip:	City/State/Zip:	<u>Moorpark, CA 93021</u>
Contact:	Phone:	<u>805-522-2622</u>
Phone:		

Signature of Lead Agency Representative: Jocelyn Swain Date: September 14, 2026

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