

SEP 28 2022

Notice of Determination

LOS ANGELES, COUNTY CLERK Appendix D

To:

[x] Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814

[x] County Clerk
County of: Los Angeles
Address: 12400 Imperial Highway Norwalk, CA 90650

From:

Public Agency: City of Sierra Madre
Address: 232 W Sierra Madre Boulevard Sierra Madre, California 91024
Contact: Vincent Gonzalez, Director of Planning & Community Preservation
Phone: 626.355.4239

Lead Agency (if different from above):
Address:
Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2020060534

Project Title: The Meadows at Bailey Canyon Specific Plan EIR

Project Applicant: NUWI Sierra Madre LLC

Project Location (include county): 700 North Sunnyside Avenue, Sierra Madre, Los Angeles County, CA 91024

Project Description:

The proposed project would establish The Meadows at Bailey Canyon Specific Plan (Specific Plan), which would establish the zoning and development standards to guide future development of single-family residential uses on approximately 9.19 acres of the 17.30-acre project site, and 3.39 acres of open space (including a 3.04-acre neighborhood public park). A 1.04-acre grading and landscape buffer would be located within the northern portion of the project site. In addition to the ministerial lot line adjustment required to consolidate the two lots that make up the project site into one and adjust the site's northern boundary further to the north, the discretionary actions before the City include a proposed General Plan amendment to change the land use designation for the project site from Institutional to Specific Plan, and a zone change to change the zoning of the project site from Institutional to Specific Plan.

This is to advise that the City of Sierra Madre has approved the above (x) Lead Agency or () Responsible Agency

described project on 9/27/2022 and has made the following determinations regarding the above described project. (date)

- 1. The project [x] will [] will not] have a significant effect on the environment.
2. [x] An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA. [] A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [x] were [] were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [x] was [] was not] adopted for this project.
5. A statement of Overriding Considerations [] was [x] was not] adopted for this project.
6. Findings [x] were [] were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

https://www.cityofsierramadre.com/cityhall/city_manager_s_office/transparency/Meadows

Signature (Public Agency): Vincent Gonzalez Title: Director of Planning & Community Preservation

Date: 9/28/2022 Date Received for filing at OPR: