

## NOTICE OF DETERMINATION

TO:	<input type="checkbox"/> Clerk of the Board of Supervisors or <input checked="" type="checkbox"/> County Clerk Address:	FROM:	Public Agency/Lead Agency Name: <b>City of Fontana</b> Address: <b>8353 Sierra Ave, Fontana CA 92335</b>  Contact: Salvador Quintanilla Phone: <b>(909) 350-6656</b>  Email: squintanilla@fontanaca.gov
TO:	<input checked="" type="checkbox"/> Office of Land Use and Climate Innovation State Clearinghouse 1400 Tenth Street, Rm. 113 Sacramento, CA 95814	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 SCH):  <b>1981052210</b>
Project Title: <b>Master Case No. 22-0084R1 and Design Review No. 22-0043R1 (The Heights at Southridge Project)</b>
Project Applicant (include address, telephone number and email address):  <b>Damon Polk, Senior Project Manager, Land, KB Home Inland Empire, 36310 Inland Valley Drive Suite 300, Wildomar, CA 92595, 951-691-5372, drpolk@kbhome.com</b>
Specific Project Location – Identify street address and cross street or attach a map showing project site (preferably a USGS 15' or 7 ½' topographical map identified by quadrangle name):  <b>Located south of Village Drive, east of Live Oak Avenue, north of Cherry Avenue</b>
General Project Location (City and/or County): <b>City of Fontana, County: San Bernardino</b>
Project Description: <b>Master Case No. 22-0084R1 (The Heights at Southridge Project): Design Review No. 22-0043R1- A request to revise the color scheme, materials and modify the elevations for a previously approved 255-unit detached condominium residential development (147 detached Cluster Home units and 108 detached</b>

**Stub Drive units) within a 37.3-acre project site, pursuant to a previously approved Addendum to the previously certified EIR for the Southridge Village Specific Plan.**

Identify the person or entity undertaking the project, including any private applicant, any other person undertaking an activity that receives financial assistance from the Public Agency as part of the project, and any person receiving a lease, permit, license, certificate, or other entitlement of use from the Public Agency as part of the project.

This is to advise that the ( Lead Agency or  Responsible Agency) has approved the above described project on **March 18, 2025** and has made the following determinations regarding the above described project:

1.	The project [ <input type="checkbox"/> will <input checked="" type="checkbox"/> will not] have a significant effect on the environment.
2.	<input checked="" type="checkbox"/> An Environmental Impact Report was prepared and certified for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency. <b>Pursuant to Sections 15162, 15164, and 15183 of the California Environmental Quality Act (CEQA) Guidelines, an Addendum to the Southridge Village Specific Plan EIR was previously adopted for the previously approved project. The amendment to the previously approved Design Review is proposing only minor architectural and floor plan changes to the homes, and therefore, the proposed changes are consistent with the Southridge Village Specific Plan Environmental Impact Report (“EIR”) No. 81-3 (State Clearinghouse [SCH] No. 81052210) that was certified by City Council in December of 1981. The minor changes to the development of residential units from the proposed project will have no new additional impacts beyond what was anticipated in the EIR mentioned above and therefore, no subsequent EIR is required.</b>
	<input type="checkbox"/> A Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
	<input type="checkbox"/> A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
3.	<input type="checkbox"/> Mitigation measures [ <input type="checkbox"/> were <input checked="" type="checkbox"/> were not ]made a condition of the approval of the project.
4.	<input type="checkbox"/> A Mitigation Monitoring or Reporting Plan [ <input type="checkbox"/> was <input checked="" type="checkbox"/> was not] adopted for this project.
5.	<input type="checkbox"/> A Statement of Overriding Considerations [ <input type="checkbox"/> was <input checked="" type="checkbox"/> was not] adopted for this project.
6.	<input type="checkbox"/> Findings [ <input checked="" type="checkbox"/> were <input type="checkbox"/> 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 General Public at:	
Custodian:	Location:

<b>Date:</b>	_____ <b>Salvador Quintanilla</b> <b>Senior Planner</b>
--------------	--

<b>Clerk’s File Stamp:</b>
----------------------------



Authority cited: Sections 21083, Public Resources Code.  
Reference Section 21000-21174, Public Resources Code.