



City of Temecula

Community Development

41000 Main Street • Temecula, CA 92590

Phone (951) 694-6400 • Fax (951) 694-6477 • TemeculaCA.gov

September 14, 2022

Ms. Rosemarie M. Anderson
Supervising Legal Certification Clerk
County of Riverside
Post Office Box 751
Riverside, CA 92501-0751

SUBJECT: Filing a Notice of Determination for a General Plan Amendment to amend the underlying General Plan Land Use designation of the project site from Professional Office (PO) to Medium Density Residential (M); a Planned Development Overlay Amendment for PDO-5; a Development Plan for a 134 unit apartment community built on 7.60 acres; and a Tentative Tract Map (TTM 38043) to combine eight (8) existing contiguous parcels into a single parcel. The project is located on the south side of Rancho California Road, approximately 150 ft west of Cosmic Drive.

Dear Ms. Anderson:

Enclosed is the Notice of Determination for the above referenced project. In addition, pursuant to Assembly Bill 3158 (Chapter 1706) please find a check in the amount of \$2,480.25 for the County Administrative fee to enable the City to file the Notice of Determination for the Negative Declaration. The City of Temecula is paying the \$50.00 filing fee under protest. It is the opinion of the City that the administrative fee has been increased in a manner inconsistent with the provisions of State Law. Under Public Resources Code Section 21152 and 14 California Code Regulations 1507, the County is entitled to receive a \$25.00 filing fee.

Please return a stamped copy of the Notice of Determination **within five working days** after the 30 day posting in the enclosed self-addressed stamped envelope.

Should you have any questions regarding this matter, please contact Scott Cooper at (951) 506-5137.

Sincerely,

Luke Watson
Deputy City Manager

Enclosures: Notice of Determination Form
Electronic Payment - Filing Fee Receipt

City of Temecula
Community Development
Planning Division

Notice of Determination

TO: County Clerk and Records Office
County of Riverside
P.O. Box 751
Riverside, CA 92501-0751

FROM: Planning Division
City of Temecula
41000 Main Street
Temecula, CA 92590

SUBJECT: Filing of a Notice of Determination in compliance with the provisions of Section 21152 of the Public Resources Code

State Clearinghouse No.: 2021050549

Project Title: Rendezvous Phase II Apartments Project

Project Location: Southwest of Rancho California Road, between Cosmic Drive and Via Las Colinas, County of Riverside

Project Description: The project proposes General Plan Amendment to amend the underlying General Plan Land Use designation of the project site from Professional Office (PO) to Medium Density Residential (M); a Planned Development Overlay Amendment for PDO-5; a Development Plan for a 134 unit apartment community built on 7.60 acres; and a Tentative Tract Map (TTM 38043) to combine eight (8) existing contiguous parcels into a single parcel. The project is located on the south side of Rancho California Road, approximately 150 ft west of Cosmic Drive.

Project Applicant: Pacific West Development, 32823 Temecula Parkway A, Temecula, CA 92592

Lead Agency: City of Temecula

Contact Person: Scott Cooper

Telephone Number: (951) 506-5137

This is to advise you that the Planning Commission for the City of Temecula has approved the above described project on September 13, 2022 and has made the following determinations regarding this project:

1. The project will not have a significant effect on the environment.
2. That a Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were not made a condition of the approval of the project.
4. A Mitigation Monitoring or Reporting Program was not adopted for this project.
5. A Statement of Overriding Consideration was not adopted for this project.
6. Findings were made pursuant to the provisions of CEQA.

This is to certify that the Negative Declaration with comments, responses, and record of project approval is available to the General Public at the City of Temecula, 41000 Main Street, Temecula, California, 92590.

Signature: _____
Luke Watson, Deputy City Manager

Date: _____

Date received for filing at the County Clerk and Records Office: