

CITY OF ESCONDIDO Planning Division 201 North Broadway Escondido, CA 92025-2798 (760) 741-4671

Notice of Completion

Economic/Jobs

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Cumulative Effects

Mail to: State Clearinghouse, 1400 Tenth Street, Sacramento, CA 95814 916/445-0613

Public Services/Facilities

Project Title: Palomar Heights (SUB 18-0011, ENV 18-0009, PHG 18-0049)								
Lead Agency:	Lead Agency: City of Escondido		Contact Pe	rson: Adam Fines	Adam Finestone, Principal Planner			
Street Address:	201 N. Broadway			Phone:	(760) 839-6203			
City Escondid	o, CA	Zip:	92025	County: S	an Diego			
Project Locatio	on							
County: San I	Diego	City/Neares	t Community:	City of Escondido				
Cross Streets:	Valley Blvd, E. Valley Pkwy, and	E. Grand Ave	Zip Code:	92025	Total Acres: 13.8			
Assessor's Parce	I No.: 229-450-05-00, Section 229-450-06-00, 230-163-05-00, 230-163-03-00,	1:	Twp.:	Range:	Base: Of Planning & Rescenc h			
	230-162-02-00, 230-163-01-00, 229-442-01-00, 229-442-02-00, 229-442-03-00, 229-442-04-00,			MAY	03 2019 ARINGHOUSE			
	229-442-18-00, 230-163-04-00							
Within 2 Miles:	State Hwy #: I-15 and SR 78	Waterways:	N/A					
	Airports: NA	Railways:	N/A	So	chools: N/A			
Document Typ	e							
CEQA: 🛛 NOI 🗌 Earl 🗋 Neg 🗋 Dra	y Cons EIR (Prior SCH No.)] NOI O] EA] Draft EIS] FONSI	ther: Joint Document Final Document Other			
Local Action T General Plar General Plar General Plar Community F	a Update ⊠ Specific Pla Amendment ⊠ Master Plan a Element □ Planned Ur Plan □ Site Plan		 ⊠ Lano Paro					
Development T								
Residential:	Units 510 Acres 13.8			ter Facilities: Type				
 Office: Commercial: 	Sq.ft Acres Sq.ft. 12,000 Acres 13.8	Employees Employees		nsportation: Type ing: Mine				
Industrial:	Sq.ft. Acres	Employees	[] Pow	-				
Educational			U Was	ste Treatment: Type				
Recreational			☐ Haz ⊠ Othe	ardous Waste: Type	ect; Residential and commercial			
					omprise 13.8 acres total.			
Project Issues	Discussed in Document							
 Aesthetic/Visu Agricultural La Air Quality Archeological Coastal Zone 	al Display Control Con	e Hazard c	□ Septic Sy ⊠ Sewer Ca ⊠ Soil Erosi ⊠ Soild Was	apacity ion/Compaction/Gradir ste	Growth Inducing	ater		
Drainage/Abs	orption 🛛 🛛 Population/Hous	ing Balance	🛛 Toxic/Haz	zardous	🖾 Landuse			

Traffic/Circulation

Fiscal	\boxtimes	Recreation/Parks	\boxtimes	Vegetation	Other	,

Present Land Use/Zoning/General Plan Use

Former hospital campus/Zone: Specific Plan (Downtown Specific Plan)/General Plan: Specific Plan Area

Project Description

The proposed project (Project) consists of a Specific Plan Amendment to the Downtown Specific Plan, Tentative Map, Planned Development (Master and Precise Development Plan), and Development Agreement for the redevelopment of a former hospital campus into a mixed-use residential and commercial development. The Project would include 510 multi-family residential units and up to 12,000 square feet of commercial space. Street improvements and residential amendities are proposed as part of the project. More-detailed information is provided in the attached Notice of Preparation and on the City of Escondido's project webpage at https://www.escondido.org/palomarheights.aspx.

■ Boating & Waterways S = Document sent by lead agency Coastal Commission X = Document sent by SCH # ■ Coastal Commission X = Document sent by SCH # X = Concervation X = Arr Resources Board X = Concervation X = Arr Resources Board X = Concervation California Waste Management Board X = Parts & Recreation SWRCB: Deta Unit S = Docare Water Grants SWRCB: Deta Unit S = Redocares (DWR) SWRCB: Vater Calify X = Mark Resources (DWR) SWRCB: Vater Calify X = Consultors Carlemain Waste Management Board S = Docarret Resources (DWR) SWRCB: Deta Unit X = May Conservation & Development Commission X SWRCB: Water Calify X = Mark Resources (DWR) SWRCB: Mater Rights Business, Transportation & Housing X Regional WOCB # X = Aconautics Corrections California Highway Patrol X Native American Heritage Commission X = Native American Heritage Commission State Lands Commission State & Consumer Services State Monica Mountains Conservancy General Services Table Regional Planning Agency General Services Table Regional Planning Agency<		_ Resources Agency		KEY			
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