



Gavin Newsom  
Governor

STATE OF CALIFORNIA  
Governor's Office of Planning and Research  
State Clearinghouse and Planning Unit



Kate Gordon  
Director

**Notice of Preparation**

February 7, 2019

To: Reviewing Agencies

Re: Mission 316 West  
SCH# 2019029038

Attached for your review and comment is the Notice of Preparation (NOP) for the Mission 316 West draft Environmental Impact Report (EIR).

Responsible agencies must transmit their comments on the scope and content of the NOP, focusing on specific information related to their own statutory responsibility, within 30 days of receipt of the NOP from the Lead Agency. This is a courtesy notice provided by the State Clearinghouse with a reminder for you to comment in a timely manner. We encourage other agencies to also respond to this notice and express their concerns early in the environmental review process.

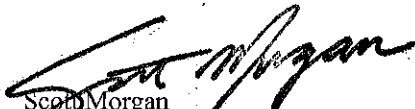
Please direct your comments to:

**Joseph Farace  
City of San Marcos  
1 Civic Center Drive  
San Marcos, CA 92069-2918**

with a copy to the State Clearinghouse in the Office of Planning and Research. Please refer to the SCH number noted above in all correspondence concerning this project.

If you have any questions about the environmental document review process, please call the State Clearinghouse at (916) 445-0613.

Sincerely,

  
Scott Morgan  
Director, State Clearinghouse

Attachments  
cc: Lead Agency

**Document Details Report  
State Clearinghouse Data Base**

**SCH#** 2019029038  
**Project Title** Mission 316 West  
**Lead Agency** San Marcos, City of

---

**Type** NOP Notice of Preparation  
**Description** The project involves the development of 3.7 acre project site with 67 two-and three-bedroom units of multi-family housing. The residential units would consist of three plan types, distributed in nine different buildings with five different building typologies. The 67 residential units provide for a density of 18 dwelling units per acre. The project includes 161 parking spaces, including 134 provided in two-car garages per residential ad 27 open parking spaces for residents and visitors. The project includes 33,889 square feet of common open space. The following entitlements are required for the project: Specific Plan Amendment; General Plan Amendment; Multi-Family Site Development Plan, Grading Variance; Conditional Use Permit.

---

**Lead Agency Contact**

**Name** Joseph Farace  
**Agency** City of San Marcos  
**Phone** (760) 744-1050 ext. 3248 **Fax**  
**email**  
**Address** 1 Civic Center Drive  
**City** San Marcos **State** CA **Zip** 92069-2918

---

**Project Location**

**County** San Diego  
**City** San Marcos  
**Region**  
**Cross Streets** E. Mission Road and Woodward Street (260 E. Mission Road)  
**Lat / Long** 33° 08' 32.4N" N / 117° 09' 35.2W" W  
**Parcel No.** 220-210-50  
**Township** **Range** **Section** **Base**

---

**Proximity to:**

**Highways** 78 (Ronald Packard Pkwy)  
**Airports** None  
**Railways** Inland Rail trail (NCTD)  
**Waterways** None  
**Schools** Richland Elementary  
**Land Use** General Plan Land Use and Zoning designations of Specific Plan Area (SPA)

---

**Project Issues** Aesthetic/Visual; Agricultural Land; Air Quality; Archaeologic-Historic; Biological Resources; Drainage/Absorption; Flood Plain/Flooding; Forest Land/Fire Hazard; Geologic/Seismic; Minerals; Noise; Population/Housing Balance; Public Services; Recreation/Parks; Schools/Universities; Septic System; Sewer Capacity; Soil Erosion/Compaction/Grading; Solid Waste; Toxic/Hazardous; Traffic/Circulation; Vegetation; Water Supply; Wetland/Riparian; Landuse

---

**Reviewing Agencies** Cal Fire; Department of Water Resources; Department of Fish and Wildlife, Region 5; Public Utilities Commission; California Highway Patrol; Caltrans, District 11; Regional Water Quality Control Board, Region 9; Resources Agency; Department of Parks and Recreation; Native American Heritage Commission; State Water Resources Control Board, Division of Drinking Water

---

**Date Received** 02/07/2019 **Start of Review** 02/07/2019 **End of Review** 03/08/2019

# NOP Distribution List

County: San Diego *OK*

SCH#

2019029038

## Resources Agency

- Resources Agency  
Nadell Gayou
- Dept. of Boating & Waterways  
Denise Peterson
- California Coastal Commission  
Allyson Hitt
- Colorado River Board  
Elsa Contreras
- Dept. of Conservation  
Crina Chan
- Cal Fire  
Dan Foster
- Central Valley Flood Protection Board  
James Herota
- Office of Historic Preservation  
Ron Parsons
- Dept of Parks & Recreation  
Environmental Stewardship Section
- S.F. Bay Conservation & Dev't. Comm.  
Steve Goldbeck
- Dept. of Water Resources  
Resources Agency  
Nadell Gayou

- Fish & Wildlife Region 4  
Julie Vance
- Fish & Wildlife Region 5  
Leslie Newton-Reed  
Habitat Conservation Program
- Fish & Wildlife Region 6  
Tiffany Ellis  
Habitat Conservation Program
- Fish & Wildlife Region 6 I/M  
Heidi Calvert  
Inyo/Mono, Habitat Conservation Program
- Dept. of Fish & Wildlife M  
William Paznokas  
Marine Region

## Other Departments

- California Department of Education  
Lesley Taylor
- OES (Office of Emergency Services)  
Monique Wilber
- Food & Agriculture  
Sandra Schubert  
Dept. of Food and Agriculture
- Dept. of General Services  
Cathy Buck  
Environmental Services Section
- Housing & Comm. Dev.  
CEQA Coordinator  
Housing Policy Division

## Independent Commissions, Boards

- Delta Protection Commission  
Erik Vink
- Delta Stewardship Council  
Anthony Navasero
- California Energy Commission  
Eric Knight

## Fish and Game

- Depart. of Fish & Wildlife  
Scott Flint  
Environmental Services Division
- Fish & Wildlife Region 1  
Curt Babcock
- Fish & Wildlife Region 1E  
Laurie Harnsberger
- Fish & Wildlife Region 2  
Jeff Drongesen
- Fish & Wildlife Region 3  
Craig Weightman

- Native American Heritage Comm.  
Debbie Treadway
- Public Utilities Commission  
Supervisor
- Santa Monica Bay Restoration  
Guangyu Wang
- State Lands Commission  
Jennifer Deleong
- Tahoe Regional Planning Agency (TRPA)  
Cherry Jacques

## Cal State Transportation Agency CalSTA

- Caltrans - Division of Aeronautics  
Philip Crimmins
- Caltrans - Planning HQ LD-IGR  
Christian Bushong
- California Highway Patrol  
Suzann Ikeuchi  
Office of Special Projects

## Dept. of Transportation

- Caltrans, District 1  
Rex Jackman
- Caltrans, District 2  
Marcelino Gonzalez
- Caltrans, District 3  
Susan Zanchi
- Caltrans, District 4  
Patricia Maurice
- Caltrans, District 5  
Larry Newland
- Caltrans, District 6  
Michael Navarro
- Caltrans, District 7  
Dianna Watson
- Caltrans, District 8  
Mark Roberts

- Caltrans, District 9  
Gayle Rosander
- Caltrans, District 10  
Tom Dumas
- Caltrans, District 11  
Jacob Armstrong
- Caltrans, District 12  
Maureen El Harake

## Cal EPA

### Air Resources Board

- Airport & Freight  
Jack Wursten
- Transportation Projects  
Nesamani Kalandiyur
- Industrial/Energy Projects  
Mike Tollstrup
- California Department of Resources, Recycling & Recovery  
Kevin Taylor/Jeff Esquivel

- State Water Resources Control Board  
Regional Programs Unit  
Division of Financial Assistance

- State Water Resources Control Board  
Cindy Forbes - Asst Deputy  
Division of Drinking Water

- State Water Resources Control Board  
Div. Drinking Water # \_\_\_\_\_

- State Water Resources Control Board  
Student Intern, 401 Water Quality Certification Unit  
Division of Water Quality

- State Water Resources Control Board  
Phil Crader  
Division of Water Rights

- Dept. of Toxic Substances Control Reg. # \_\_\_\_\_  
CEQA Tracking Center

- Department of Pesticide Regulation  
CEQA Coordinator

## Regional Water Quality Control Board (RWQCB)

- RWQCB 1  
Cathleen Hudson  
North Coast Region (1)
- RWQCB 2  
Environmental Document Coordinator  
San Francisco Bay Region (2)
- RWQCB 3  
Central Coast Region (3)
- RWQCB 4  
Teresa Rodgers  
Los Angeles Region (4)
- RWQCB 5S  
Central Valley Region (5)
- RWQCB 5F  
Central Valley Region (5)  
Fresno Branch Office
- RWQCB 5R  
Central Valley Region (5)  
Redding Branch Office
- RWQCB 6  
Lahontan Region (6)
- RWQCB 6V  
Lahontan Region (6)  
Victorville Branch Office
- RWQCB 7  
Colorado River Basin Region (7)
- RWQCB 8  
Santa Ana Region (8)
- RWQCB 9  
San Diego Region (9)

- Other \_\_\_\_\_  
\_\_\_\_\_
- \_\_\_\_\_  
Conservancy