

NOTICE OF EXEMPTION

TO: <input type="checkbox"/> Office of Planning and Research P. O. Box 3044, Room 113 Sacramento, CA 95812-3044	FROM: (Lead Agency) Rancho California Water District
<input checked="" type="checkbox"/> County Clerk County of Riverside 2720 Gateway Drive Riverside, CA 92507	Address 42135 Winchester Road Temecula, CA 92590 Attn: Andrew Webster, Chief Engineer

1. Project Title:	Vail and Sundance Ranch Properties Property Guidance Document
2. Project Applicant:	Rancho California Water District
3. Project Location – Identify street address and cross streets or attach a map showing project site (preferably a USGS 15' or 7 1/2' topographical map identified by quadrangle name):	The Vail property is located three miles east of the city limits of the city of Temecula, and approximately seven miles east of Interstate 15, in southwest Riverside County. State Highway 79 South traverses the southern portion of the property and Sage Road is located along the eastern portion of the Sundance Ranch property. See attached map of the Property Guidance Area.
4. (a) Project Location – City: N/A	(b) Project Location – County: Riverside
5. Description of nature, purpose, and beneficiaries of Project:	<p>In August 2014, Rancho California Water District (“District”) acquired approximately 7,700 acres of the Vail and Sundance Ranch properties surrounding Vail Lake, in which land holdings total 8,444 acres when Vail Lake and other District property are included. On February 3, 2016, the District’s Board of Directors adopted the Vail and Sundance Ranch Properties Property Guidance Document to evaluate the best use of the properties for District purposes. The Property Guidance Document identifies various conceptual land use options for specific areas of the Vail and Sundance Ranch properties and will help to guide future District considerations related to the implementation of specific land use activities for the properties.</p> <p>The vision for the use of the properties is to protect and enhance the District’s water resources, to preserve the biological resources through habitat conservation and restoration, and to provide a variety of appropriate land and water-based recreational opportunities in a fiscally prudent manner. The Property Guidance Document serves as a generalized guidance document for potential land use activities and projects for the properties and does not commit the District to any projects or activities.</p>

FILED / POSTED

County of Riverside
 Peter Aldana
 Assessor-County Clerk-Recorder

E-201600116
 02/03/2016 01:38 PM Fee: \$ 50.00
 Page 1 of 3

Removed: _____ By: _____ Deputy



6. Name of Public Agency approving project:	Rancho California Water District
7. Name of Person or Agency undertaking the project, including any person undertaking an activity that receives financial assistance from the Public Agency as part of the activity or the person receiving a lease, permit, license, certificate, or other entitlement of use from the Public Agency as part of the activity:	Rancho California Water District
8. Exempt status: (check one)	
(a) <input type="checkbox"/> Ministerial project.	
(b) <input checked="" type="checkbox"/> Not a project.	Public Resources Code, § 21065; State CEQA Guidelines, § 15378
(c) <input type="checkbox"/> Emergency Project.	
(d) <input type="checkbox"/> Categorical Exemption. State type and section number:	
(e) <input type="checkbox"/> Declared Emergency.	
(f) <input checked="" type="checkbox"/> Statutory Exemption. State Code section number:	State CEQA Guidelines, § 15262
(g) <input checked="" type="checkbox"/> Other. Explanation:	State CEQA Guidelines, § 15061(b)(3)
9. Reason why project was exempt:	<p>The District's approval of the Property Guidance Document is not subject to environmental review because the Property Guidance Document would not result in either a direct physical change in the environment or a reasonably foreseeable indirect physical change in the environment and, therefore, is not considered a "project" subject to CEQA review (Pub. Resources Code, § 21065; 14 Cal. Code Regs., § 15378). Any future activities contemplated in the Property Guidance Document would be subject to environmental review, as required under CEQA, prior to approval to allow for meaningful information for environmental assessment at that time and compliance with any other applicable environmental laws. Approval of the Property Guidance Document does not preclude the District from considering any mitigation measures or alternatives to any future activities on the Vail and Sundance Ranch properties pursuant to CEQA.</p>



Further, approval of the Property Guidance Document does not have the potential to cause a significant effect on the environment (14 Cal. Code Regs., § 15061, subsection (b)(3)). It does not commit the District to carrying out any activities on the Vail and Sundance Ranch properties that could result in a physical change in the environment.

Lastly, approval of the Property Guidance Document is statutorily exempt from review as a planning study for possible future actions that have yet to be approved, adopted, or funded, and therefore have no legally binding effect. The Property Guidance Document includes consideration of environmental factors such as consistency with the Western Riverside County Multiple Species Habitat Conservation Plan. (State CEQA Guidelines, § 15262.)

10.	Lead Agency Contact Person:	Andrew Webster, Chief Engineer
	Telephone:	951-296-6900
11.	If filed by applicant: Attach Preliminary Exemption Assessment (Form "A") before filing. N/A	
12.	Has a Notice of Exemption been filed by the public agency approving the project? Yes <input type="checkbox"/> No <input type="checkbox"/>	
13.	Was a public hearing held by the lead agency to consider the exemption? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If yes, the date of the public hearing was: _____	

Signature:  Date: 2/3/16
Title: Chief Engineer

Signed by Lead Agency Signed by Applicant

Date Received for Filing: _____

(Clerk Stamp Here)

Authority cited: Sections 21083 and 21100, Public Resources Code.
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code.



PRELIMINARY EXEMPTION ASSESSMENT

(Certificate of Determination when attached to Notice of Exemption)

1. Name or description of project:	Rancho California Water District (RCWD) Vail and Sundance Ranch Properties Property Guidance Document																																		
2. Project Location – Identify street address and cross streets or attach a map showing project site (preferably a USGS 15' or 7 1/2' topographical map identified by quadrangle name):	Various locations within the RCWD service area, including City of Temecula, City of Murrieta, and the Unincorporated County of Riverside (see attached vicinity maps)																																		
3. Entity or person undertaking project:	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td colspan="2">A. Rancho California Water District (RCWD)</td> </tr> <tr> <td colspan="2">B. Other (Private)</td> </tr> <tr> <td style="width: 10%;">(1) Name</td> <td></td> </tr> <tr> <td>(2) Address</td> <td></td> </tr> </table>		A. Rancho California Water District (RCWD)		B. Other (Private)		(1) Name		(2) Address																										
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4. Staff Determination:	<p>The Lead Agency's staff, having undertaken and completed a preliminary review of this project in accordance with the Lead Agency's "Local Guidelines for Implementing the California Environmental Quality Act (CEQA)" has concluded that this project does not require further environmental assessment because:</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 5%;">a.</td> <td style="width: 10%; text-align: center;"><input checked="" type="checkbox"/></td> <td>The proposed action does not constitute a project under CEQA. Public Resources Code, § 21065; State CEQA Guidelines, § 15378</td> </tr> <tr> <td>b.</td> <td style="text-align: center;"><input type="checkbox"/></td> <td>The project is a Ministerial Project.</td> </tr> <tr> <td>c.</td> <td style="text-align: center;"><input type="checkbox"/></td> <td>The project is an Emergency Project.</td> </tr> <tr> <td>d.</td> <td style="text-align: center;"><input type="checkbox"/></td> <td>The project constitutes a feasibility or planning study.</td> </tr> <tr> <td>e.</td> <td style="text-align: center;"><input type="checkbox"/></td> <td>The project is categorically exempt.</td> </tr> <tr> <td colspan="2"></td> <td>Applicable Exemption Class: Class 1: Existing Facilities</td> </tr> <tr> <td>f.</td> <td style="text-align: center;"><input checked="" type="checkbox"/></td> <td>The project is statutorily exempt.</td> </tr> <tr> <td colspan="2"></td> <td>Applicable Exemption: State CEQA Guidelines, § 15262</td> </tr> <tr> <td>g.</td> <td style="text-align: center;"><input checked="" type="checkbox"/></td> <td>The project is otherwise exempt on the following basis: State CEQA Guidelines, § 15061(b)(3)</td> </tr> <tr> <td>h.</td> <td style="text-align: center;"><input type="checkbox"/></td> <td>The project involves another public agency which constitutes the Lead Agency.</td> </tr> <tr> <td colspan="2"></td> <td>Name of Lead Agency:</td> </tr> </table>		a.	<input checked="" type="checkbox"/>	The proposed action does not constitute a project under CEQA. Public Resources Code, § 21065; State CEQA Guidelines, § 15378	b.	<input type="checkbox"/>	The project is a Ministerial Project.	c.	<input type="checkbox"/>	The project is an Emergency Project.	d.	<input type="checkbox"/>	The project constitutes a feasibility or planning study.	e.	<input type="checkbox"/>	The project is categorically exempt.			Applicable Exemption Class: Class 1: Existing Facilities	f.	<input checked="" type="checkbox"/>	The project is statutorily exempt.			Applicable Exemption: State CEQA Guidelines, § 15262	g.	<input checked="" type="checkbox"/>	The project is otherwise exempt on the following basis: State CEQA Guidelines, § 15061(b)(3)	h.	<input type="checkbox"/>	The project involves another public agency which constitutes the Lead Agency.			Name of Lead Agency:
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Date: 2/3/16

Staff: 
Andrew Webster, Chief Engineer



STATE OF CALIFORNIA - THE RESOURCES AGENCY
DEPARTMENT OF FISH AND GAME
ENVIRONMENTAL FILING FEE CASH RECEIPT

Receipt #: 16-34148

State Clearinghouse # (if applicable): _____

Lead Agency: RANCHO CALIFORNIA WATER DISTRICT Date: 02/03/2016

County Agency of Filing: RIVERSIDE Document No: E-201600116

Project Title: VAIL AND SUNDANCE RANCH PROPERTIES PROPERTY GUIDANCE DOCUMENT

Project Applicant Name: RANCHO CALIFORNIA WATER DISTRICT Phone Number: (951) 296-6900

Project Applicant Address: 42135 WINCHESTER ROAD, TEMECULA, CA 92590

Project Applicant: LOCAL PUBLIC AGENCY

CHECK APPLICABLE FEES:

- | | |
|---|----------------|
| <input type="checkbox"/> Environmental Impact Report | _____ |
| <input type="checkbox"/> Negative Declaration | _____ |
| <input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board Only) | _____ |
| <input type="checkbox"/> Project Subject to Certified Regulatory Programs | _____ |
| <input checked="" type="checkbox"/> County Administration Fee | <u>\$50.00</u> |
| <input type="checkbox"/> Project that is exempt from fees (DFG No Effect Determination (Form Attached)) | |
| <input checked="" type="checkbox"/> Project that is exempt from fees (Notice of Exemption) | |
| Total Received | <u>\$50.00</u> |

Signature and title of person receiving payment:

B. Kennemer Deputy

Notes: