



NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

In compliance with section 15072 of the California Environmental Quality Act (CEQA) Guidelines and the County of Orange Procedures, notification is hereby given to responsible agencies, trustee agencies, interest groups and the general public, that the County of Orange shall adopt the attached Mitigated Negative Declaration (MND) File Number TT18071.

PUBLIC REVIEW:

The proposed MND is being circulated for public review. The dates of this review are noted in the MND. The attached MND may be adopted by the County of Orange and become **final unless written comments** on its appropriateness or adequacy are received by the office listed below by 4:30 p.m. on September 18, 2017.

CONTACT PERSON: Kevin Canning

Kevin.Canning@ocpw.ocgov.com

PHONE: (714) 667-8847

PUBLIC MEETING(S)/HEARINGS ON PROJECT:

The proposed project will be reviewed for approval by a decision-maker listed below.

DECISION MAKING BODY: Subdivision Committee

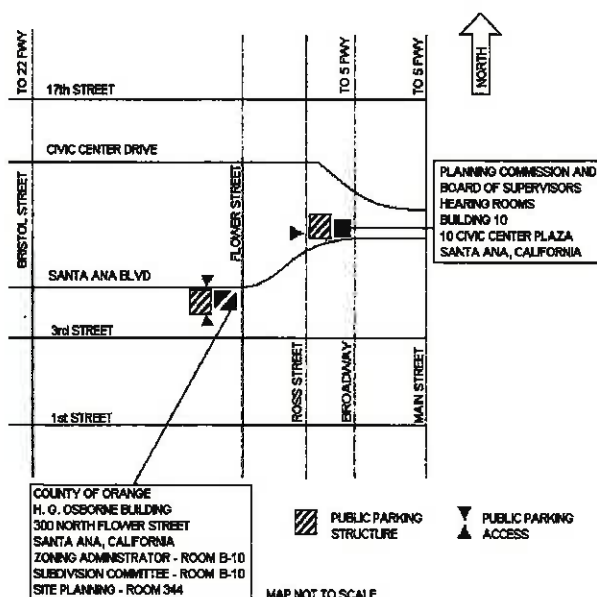
DATE: To Be Determined

TIME: 1:30pm

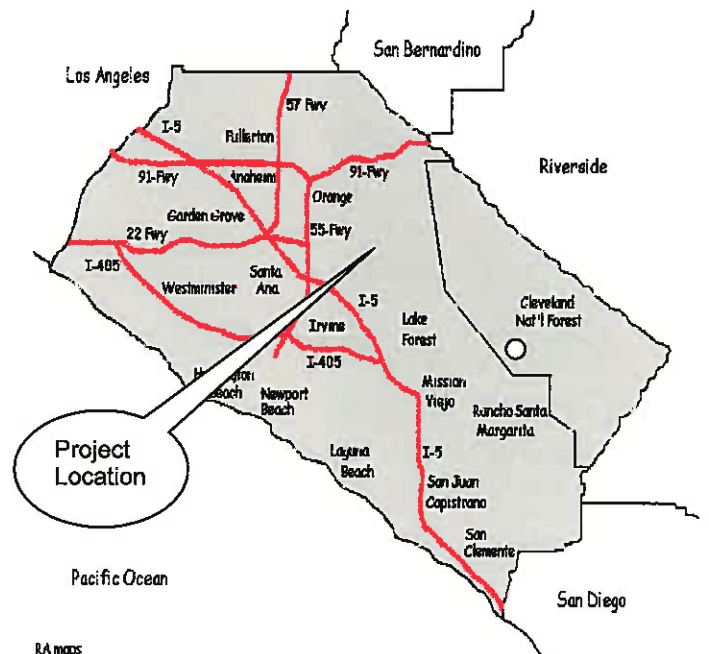
LOCATION OF PUBLIC MEETING/HEARING: See location map below.

In the event that there is no MND attached to this notice, the MND and supporting attachments are available for review at the offices of the OC Development Services, First Floor, 300 North Flower Street, Santa Ana, CA 92703 and on the County's web site.

PUBLIC HEARING LOCATION MAP



GENERAL PROJECT LOCATION





DATE POSTED: August 28, 2017

DATE FINAL:

MITIGATED NEGATIVE DECLARATION
OC PUBLIC WORKS
300 N. FLOWER STREET
P. O. BOX 4048
SANTA ANA, CALIFORNIA 92702-4048

In accordance with Orange County Board of Supervisor's policies regarding implementation of the California Environmental Quality Act, the County of Orange has conducted an Initial Study to determine whether the following project may have a significant adverse effect on the environment. On the basis of that study, the County of Orange hereby finds that the proposed project will not have a significant adverse effect on the environment and does not require the preparation of an Environmental Impact Report because either the proposed project:

- has or creates no** significant environmental impacts requiring mitigation; or
- will not create** a significant adverse effect, because the Mitigation Measures described in the initial study have been added to the project.

The environmental documents, which constitute the Initial Study and provide the basis and reasons for this determination are attached and hereby made a part of this document.

PROJECT:

Title: Brier Lane Tentative Tract Map Project / TT18071

File No: TT18071

Location: 9841 Brier Lane and 9801 Brier Lane in an unincorporated area of the County of Orange

Description: Tentative Tract 18071 proposes the the subdivision of the project site, development, and occupancy of five (5) new detached single-family homes on an approximately 2.49-acre project site. Consistent with the zoning, the proposed project would create five (5) lots that each exceed 20,000 square feet in net area. The two front lots fronting on Brier Lane would have driveway access from Brier Lane; and the other three lots would be accessed by a proposed private cul-de-sac street that may be gated. The project would include a Home Owners Association, or equivalent, to maintain the street and slope landscaping, as well as common storm drainage and private sewer facilities that would serve the site. The proposed new residences are anticipated to be two-story wood frame structures developed on a concrete slab, which is consistent with other existing development in the vicinity. The residences would have heights and setbacks that are consistent with the existing zoning code regulations.

Project Proponent or Applicant: Blue California Development. LLC

Division/Department Responsible for Proposed Project: Development Services/Planning

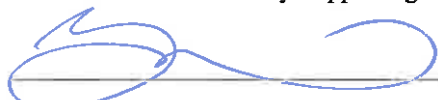
Address: 300 N. Flower St., Santa Ana, CA 92703

Contact Person - Project Kevin Canning (Kevin.Canning@ocpw.ocgov.com) **Telephone:** (714) 667-8847

Contact Person - CEQA Kevin Shannon (Kevin.Shannon@ocpw.ocgov.com) **Telephone:** (714) 667-1632

NOTICE: The Mitigated Negative Declaration may become final unless written comment (s) is/are received by the office listed above by **4:30 p.m. on September 18, 2017**. If you wish to comment on the appropriateness or adequacy of this document, please address your written comments to our finding that the project will not have a significant adverse effect on the environment: (1) identify the environmental effect(s), why they would occur, and why they would be significant, and (2) suggest any mitigation measures which you believe would eliminate or reduce the effect to an acceptable level. Regarding item (1) above, explain the basis for your comments and submit any supporting data or references.

Dated: August 28, 2017


Signed: Brian Kurnow, Land Use Manager

NOTE: This document and supporting attachments are provided to the general public for review. This is an information document about environmental effects only. Supplemental information is on file and may be reviewed in the office listed above. The decision-making body will review this document and potentially many other sources of information before considering the proposed project.