



CITY OF SAN BERNARDINO
COMMUNITY DEVELOPMENT DEPARTMENT

**NOTICE OF COMPLETION/
NOTICE OF AVAILABILITY**

FROM: City of San Bernardino
Community Development Department
300 North "D" Street
San Bernardino, CA 92418

- TO:** PUBLIC AGENCIES
- COUNTY CLERK
County of San Bernardino
385 North Arrowhead Avenue
San Bernardino, CA 92415
- STATE CLEARINGHOUSE
State Clearinghouse
1400 Tenth Street
Sacramento, CA 95814

SUBJECT: Notice of Completion/Notice of Availability of a Draft EIR in accordance with the California Environmental Quality Act and Title 14, California Code of Regulations Sections 15085 and 15087.

Lead Agency: City of San Bernardino, Community Development Department

Project Title: Spring Trails Specific Plan

Project Location – Specific: Spring Trails is within unincorporated San Bernardino County on the northern edge of the City of San Bernardino and in the foothills of the San Bernardino Mountains. The site is approximately 1.5 miles east of the unincorporated community of Devore and the junction of Interstate 215 (I-215) and I-15. Spring Trails is approximately one-third mile northwest of the intersection of Meyers Road and Little League Drive.

Project Location – City: San Bernardino

Project Location – County: San Bernardino

Description of and Nature, Purpose, and Beneficiaries of Project:

The proposed project includes the Spring Trails Specific Plan (SP) No. 10-01, General Plan Amendment (GPA) No. 02-09, and Tentative Tract Map (TTM) No. 15576 (Subdivision No. 02-09). The specific plan and subdivision would allow for development of 307 single family dwellings, 111 acres of undeveloped open space, hiking trails, and 9 acres of parks on the 352.8-acre project site formerly known as the Martin Ranch. Primary access to the project site is planned as an extension of Verdemont Drive. A secondary access road is proposed to connect the western portion of the site to the I-215 frontage road. Annexation to the City of San Bernardino is proposed for the 352.8-acre project site and an adjacent 26.4-acre area. GPA No. 02-09 is proposed to establish the Spring Trails Specific Plan as the pre-zoning for the project site, establish the RE, Residential Estate land use district for the additional 26.4-acre annexation area, and incorporate project access roadways in the General Plan Circulation Element.

The Draft EIR is Available for Public Review at the following locations:

- City of San Bernardino Community Development Department 300
North "D" Street, 3rd Floor, San Bernardino, CA 92418
- Norman Feldheim Central Library, 555 W. 6th Street, San Bernardino, CA 92410
- City of San Bernardino web site, www.sbcity.org (under Community Development\Planning)

Review Period: July 29, 2011 to September 12, 2011

Public Meetings

No hearings have been scheduled for this project. Hearings by the Planning Commission and the Mayor and Common Council will be noticed public hearings.

Environmental Comments may be sent to:

Terri Rahhal, City Planner
City of San Bernardino
Community Development Department
300 North "D" Street, 3rd Floor
San Bernardino, CA 92418-0001

Significant Environmental Effects Anticipated as a Result of the Project

The proposed project is anticipated to have significant and unavoidable impacts on air quality (air quality management plan, short-term construction emissions, and exposure of sensitive receptors to emissions during construction grading), noise (sensitive receptor exposure to noise during construction), transportation and traffic (impact to roadways identified in the San Bernardino County Congestion Management Plan and contribution to unacceptable level of service at local intersections), and greenhouse gas emissions (cumulative operational impact).

The Presence of the Site (i.e. Redevelopment Project Areas) on any of the Lists of Sites Enumerated under Section 65962.5 of the Government Code

The development project and any alternatives proposed in this application are not contained on the lists compiled pursuant to Section 65962.5 of the Government Code.