



City of Yucaipa  
Development Services Department

California Environmental Quality Act –  
Notice of Availability for the Yucaipa General Plan Update

DATE: December 15, 2015  
TO: State Agencies, Responsible Agencies, Local and Public Agencies,  
Trustee Agencies, Interested Parties  
PROJECT: City of Yucaipa General Plan Update (Case No. 14-135/GPA);  
State Clearinghouse No. 2014101003  
LEAD AGENCY: City of Yucaipa  
PROJECT SPONSOR: City of Yucaipa

NOTICE IS HEREBY GIVEN that the City of Yucaipa has prepared a Draft Environmental Impact Report (DEIR) for the City of Yucaipa General Plan Update. Pursuant to Public Resources Code Section 21165 and the California Environmental Quality Act Guidelines (CEQA Guidelines) Section 15050, the City of Yucaipa is the lead agency for the project. The purpose of this notice is to (1) serve as a Notice of Availability (NOA) of a DEIR pursuant to the CEQA Guidelines Section 15087, and (2) advise and solicit comments regarding the content of the DEIR. Copies of the DEIR are available for review at the following locations:

City of Yucaipa  
34272 Yucaipa Boulevard,  
Yucaipa, CA 92399

Yucaipa Branch Library  
12040 5th Street,  
Yucaipa, CA 92399

The document can also be accessed online at:  
<http://www.yucaipa.org/cityDepartments/DevelopmentServices/generalPlanupdate.php>

**Notice of Availability:** Pursuant to Public Resources Code Section 21083 and CEQA Guidelines Section 15087, the DEIR will be available for a 45-day public review beginning on **Tuesday, December 15, 2015, through Friday, January 29, 2016**. The City, as lead agency, requests that responsible and trustee agencies respond in a manner consistent with Section 15082(b) of the CEQA Guidelines. Pursuant to CEQA Section 21080.4, responsible agencies must submit any comments in response to this notice no later than 45 days after receipt. Comments in response to this notice must be submitted in writing to Joseph M. Lambert, Director of Development Services, at the address above, by **5:00 PM, Friday, January 29, 2016**.

**Project Location:** The City of Yucaipa is in the eastern portion of the San Bernardino Valley. Yucaipa is bordered by the City of Calimesa to the south, the City of Redlands and unincorporated San Bernardino County to the west, and the foothills of the San Bernardino Mountains to the north and east. The Crafton Hills run along the City's northwest boundary, separating the City from Redlands. Regional access to the City is provided by various freeways. Interstate 10 runs northwest-southeast through the southwest area of the City, and State Route 38 runs just along the northern City boundary.

**Project Description:** The proposed project is an update to the City of Yucaipa General Plan. The Yucaipa General Plan Update is intended to shape development in the City and its sphere of influence (SOI) over the next 20-plus years. The Yucaipa General Plan Update involves reorganization of the current General Plan into the following seven elements: the Community Design and Land Use Element; the Housing and Neighborhood Element; the Parks, Recreation, Trails, and Open Space Element; the Economic Development Element; the Transportation Element; the Public Safety Element; and the Public Services and Facilities Element. The General

Plan Update would result in a potential buildout total of 30,077 units, 77,328 residents, 9,581,104 nonresidential square feet, and 18,488 jobs in the City and SOI. Compared to existing conditions, the proposed project would result in an increase of 10,847 units, 29,493 residents, 6,830,178 nonresidential square feet, and 11,600 jobs in the City and SOI.

**Environmental Issues:** Based on the analysis in the EIR and comment letters received in response to the Notice of Preparation (NOP), the City determined that the following environmental issues would be further analyzed in the EIR:

- Aesthetics
- Agriculture and Forestry Resources
- Air Quality
- Biological Resources
- Cultural Resources
- Geology and Soils
- Greenhouse Gases
- Hazards and Hazardous Materials
- Hydrology and Water Quality
- Land Use and Planning
- Noise
- Population and Housing
- Public Services
- Recreation
- Transportation and Traffic
- Utilities and Service Systems

The Draft EIR addresses the short- and long-term effects of the General Plan Update on the environment. Mitigation measures are proposed for impacts that are determined to be potentially significant.

**Project Sponsor:** City of Yucaipa  
**Consulting Firm:** PlaceWorks

**Date:** December 15, 2015

**Signature:**



Joseph M. Lambert,  
Director of Development Services