

Notice of Determination

To: _____ Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From: Community Development Division
City of Lancaster
44933 North Fern Avenue
Lancaster, CA 93534

 X County Clerk
County of Los Angeles
Environmental Filings
12400 E. Imperial Hwy., Rm. 2001
Norwalk, CA 90650

(Date received for filing)

Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

Tentative Tract Map (TTM22-16) No. 83865

Project Title

2024040662	Mitzi Alvarado	(661) 723-6100
State Clearinghouse Number (If submitted to Clearinghouse)	Lead Agency Contact Person	Area Code/Telephone/Extension

Project Location - General: City of Lancaster, County of Los Angeles, State of California

Project Location - Specific: 7.5± acres located on the southwest corner of Avenue J and 32nd Street West (APNs: 3153-017-022, -023 and -024)

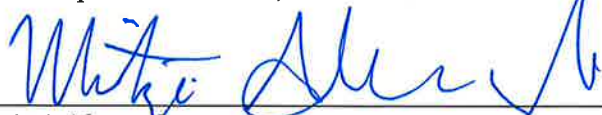
Project Applicant: Challman Engineering; Ken Verzosa

Project Description: The proposed project consists of a subdivision of approximately 7.5 acres into 29 lots with 28 lots for single-family residences and with one lot for a detention basin. The lots range in size from 6,712 square feet to 12,309 square feet. Access into the subdivision would be provided from 33rd Street West. All the streets within the development would be public.

This is to advise that the City of Lancaster (i.e., Lead Agency) has approved the above-described project on **May 20, 2024** and has made the following determinations regarding the above-described project:

1. The project will not have a significant effect on the environment.
2. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures were necessary for approval of the project.
4. A Statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

This is to certify that the initial study is available to the General Public at Lancaster City Hall, Community Development Division, 44933 North Fern Avenue, Lancaster, California.



Mitzi Alvarado

Planner
Title

May 21, 2024
Date