

4.0 ENVIRONMENTAL SETTING

The Project Site is located approximately 4.5 miles north of the Santa Ana River and approximately 5 miles southwest of the Jurupa Mountains, within the Chino Basin. Existing land use within the surrounding area is mainly characterized by agricultural activities and residential uses associated with the agricultural activities. In recent years, significant development of low density single-family residential uses has occurred north of the Project Site within the City, east and south of the Site within the County of Riverside. In general, dairy operations in the area are being converted to other land uses associated with increasing urbanization.

The City of Ontario located in western San Bernardino County and has a population of approximately 170,373 (City of Ontario 2006). The City's General Plan, as amended by the 1998 New Model Colony General Plan Amendment (NMC General Plan) and the City Development Code are currently the primary regulatory instruments that dictate land use for the Project Site. The current zoning is Agricultural Preserve (AG) which requires a Specific Plan for development. The Project Site is sparsely populated; with the predominant land use being dairy farms and crop production. Approximately 15 dwelling units are located around the edges of the Project Site. Adjacent land uses to the south, east, and west are also sparsely populated with no strong spatial community pattern. Archibald Ranch, a residential development is located to the north of the Project Site.

This section of the EIR presents a discussion of the regional setting in which the Project Site is located as required by 15125(c) of the CEQA Guidelines. The Existing Conditions section of each environmental issue (Section 5.1 through 5.16) contains a more detailed discussion of the environmental setting for each area of analysis.

4.1 AESTHETICS

The visual appearance of the NMC is dominated by structures and animals associated with dairying operations, croplands, windrows (human-created woodlands using non-native trees and shrubs), above ground electrical transmission and distribution facilities, electrical substations, the Cucamonga Creek Channel, and roads.

4.1.1 Positive Aesthetic Elements

Many of the positive visual attributes associated with the NMC are a function of the geographical location in which the NMC is located. Due to the nearly flat terrain of the upper Santa Ana River Basin, which is

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essentially free of topographic features capable of blocking foreground, middle-distance, or distant views of the surrounding mountains and the presence of large agricultural lots, views from roads internal and adjacent to the NMC may extend across open fields for approximately one-quarter of a mile or more (Envicom Corporation 1997, page 5.15-1).

The center of the NMC, which is the general location of the Project Site, is approximately 19.5 miles south of the San Gabriel Mountains (elevation approximately 10,000 feet), eight miles northwest of San Juan Hill (elevation 1,780 feet) part of the Puente Hills, 14 miles north of Sierra Peak (elevation 3,044 feet) part of the Santa Ana Mountains. Southerly and westerly views from the public roads in the NMC flat foreground and middle-distance agricultural landscapes are backed by skyline traces of rolling hills. Northerly views from the NMC are directed towards the San Gabriel Mountains (Envicom Corporation 1997, page 5.15-1).

Foreground and middle-distance views from public roads in the NMC are intermittently blocked by man-made features which may also provide elements of aesthetic interest. Features related to the dairy industry include barns, farm machinery, livestock, fencing of various constructions, and well-kept residences surrounded by attractive landscaping, in addition to dairy cattle in open pasture. Associated with the dairies are intermittent water impoundments of a sufficient size to attract waterfowl, which are also points of visual interest (Envicom Corporation 1997, page 5.15-1). The NMC also contains open cropland on lots up to 40 acres, with windrows consisting of mature eucalyptus trees paralleling many of the roads.

4.1.2 Negative Aesthetic Elements

The concentration of dairies in the NMC and the industrial nature of dairying activities results in features and facilities that constitute negative aesthetic elements in the NMC. Structures constructed with reflective metal roofing and siding have an industrial appearance of storage or production facilities. In locations where there is no vegetation to screen these structures, the appearance is similar to that of urban industrial land uses. Outdoor storage yards with obsolete or rarely used agriculturally related implements and machinery are adjacent to rural residences and agricultural production facilities. Due to the density of dairy cattle in the NMC, stockpiled mounds of animal waste are visible from the public roadways. These mounds, when piled high enough, can block near, middle, and distant views. These uses, where prevalent, degrade the visual resources of the NMC (Envicom Corporation, 1997, page 5.15-2).

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Water retention basins that contain wastewater runoff from dairy operations are located throughout the NMC and are points of strong visual interest. These basins are aesthetically appealing during periods of heavy precipitation when the surface areas of these basins are large. However, during summer months when the water levels drop, the unattractive mud bottoms and borders are visible (Envicom Corporation 1997, page 5.15-2).

Land within the NMC is subdivided by townships and ranges. This grid pattern, which is reinforced by the linear patterns of the majority of the roads, fences, field lines, in addition to the electrical transmission and distribution lines and drainage ditches located alongside the roads. The only linear features that deviate from the grid patterns of the NMC result from the rights-of-way for electrical transmission lines and by concrete-lined flood control channels (Envicom Corporation 1997, page 5.15-2).

The tallest structures in the NMC are 125 foot tall light colored galvanized steel-lattice transmission towers that support 500 kilovolt (kV) and/or 225 kV electrical lines. These lines are located across the NMC in several directions in singular and side by side rights of way. Due to their height, the transmission towers are among the most prominent features when viewed at distances closer than 500 feet. At these locations the towers intrude into overall views within the NMC (Envicom Corporation 1997, page 5.15-2).

4.2 AGRICULTURAL RESOURCES

The NMC area is located in the central portion of the Chino Basin within the former San Bernardino County Agricultural Preserve. Many of the properties in the NMC have been subject to Williamson Act Contracts, a tool utilized to provide the agricultural landowner with property tax breaks while also assisting in the long-term preservation of agricultural land. Historically, agriculture has been the primary land use throughout this area of Southern California, including dairies, crop farms and wineries. Dairy operations in the Chino Basin area began more than forty years ago. At its height, the Chino Basin contained the highest concentration of dairy animals found anywhere in the world. According to the California Department of Food and Agriculture, there were approximately 354 dairies operating in the Chino Basin in 1989, down to approximately 300 dairies in 1988. As of January 1, 2006, there were 154 dairies in the County of San Bernardino (San Bernardino County Department of Agriculture/Weights and Measures 2006).

Further discussion of regional agricultural resources is included in Section 5.2, Agricultural Resources, of this EIR.

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4.3 AIR QUALITY

The Project Site lies within the boundaries of the eastern portion of the South Coast Air Basin (SCAB or Basin), under the jurisdiction of the South Coast Air Quality Management District (SCAQMD). The SCAB encompasses approximately 10,743 square miles and includes Orange County and the non-desert portions of Los Angeles, Riverside, and San Bernardino counties plus those portions of the Salton Sea Air Basin and the Mojave Desert Basin located in Riverside County. The interaction of offshore (land) breezes and onshore (sea) breezes control local wind patterns in the area. Daytime winds typically flow from the coast to the inland areas, while the pattern typically reverses in the evening, flowing from the inland areas to the ocean (SCAQMD, 1993). Air stagnation may occur during the early evening and early morning when the transition between day and nighttime flows occurs. The SCAB also experiences periods of hot, dry winds from the desert, known as Santa Ana winds.

Dominant onshore flow provides the driving mechanism for both air pollution transport and pollutant dispersion. Air pollution generated in coastal areas is transported east to inland areas by onshore flow during the daytime, until a natural barrier (the mountains) is confronted, limiting the horizontal dispersion of pollutants. The result is a gradual degradation of air quality from coastal areas to inland areas, most evident with photochemical pollutants such as ozone. The greatest ozone problems are evident at the SCAQMD's monitoring stations located in the San Gabriel and San Bernardino mountains, from the City of Santa Clarita east to the City of San Bernardino.

Air quality in the NMC is affected by incoming prevailing westerly winds. Strong winds are likely from September through April, which generate blowing sand and dust. The dairy operations and other agricultural activities create emissions, mainly consisting of particulate matter (PM₁₀). Methane emissions from dairies in the NMC also create unpleasant odors. The Project Site is within SCAQMD Source Receptor Area (SRA) 33. Although the overall air quality in SRA 33 is improving, one exception is the ambient concentrations of particulate matter smaller than 10 microns in diameter (PM₁₀ and PM_{2.5}). A detailed discussion of air quality issues is contained in Section 5.3.

4.4 BIOLOGICAL RESOURCES

The Project Site is dominated by dairy operations, pasture, and croplands. Remnants of native vegetation are absent. Invasive weeds are evident in those areas not subject to routine maintenance or active farm-related use. Ornamental landscaping has been introduced adjacent to the existing houses located onsite. Other than the Cucamonga Creek Channel, there are no jurisdictional features onsite. Cucamonga Creek, a concrete-lined flood control facility flows in a southerly direction and bisects the western portion of the Project Site. This channel does not have a natural bed and back, has no flood

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plain interaction, and offers little habitat function or value. No other Waters of the U.S., as defined by the U.S. Army Corps of Engineers, are located onsite.

Natural wildlife habitats on the Site no longer exist due to human influences; however, some wildlife species have adapted to the presence of humans and are found inhabiting pastures, stockyards, and open water bodies. Open water bodies, such as live-stock watering and freshwater irrigation ponds, attract migratory birds, waterfowl, and raptors. Small mammal species and reptiles are also likely to be present onsite.

The federally endangered Delhi sands flower-loving fly (DSF) is known to exist in Delhi soils. While soils of the Delhi series are on the Site, years of dairy farming and crop production have likely rendered the habitat unsuitable for DSF. Two year protocol DSF surveys failed to identify DSF onsite. Additional protocol surveys are currently being conducted; it is anticipated that these surveys will be negative as well. Two other sensitive species, the white-tailed kite (identified as California Department of Fish and Game (CDFG) Rare; Fully-Protected Species) and the burrowing owl (CDFG Species of Special Concern and a U.S. Fish and Wildlife (USFWS) Migratory Non-game Bird of Management Concern) are known to exist onsite and in the vicinity.

Other than the species above, several species of raptors may be expected to use the Project Site. The northern harrier, ferruginous hawk, loggerhead shrike and golden eagles are known to exist in the Project vicinity and may use the eucalyptus tree rows located onsite.

A detailed discussion of biological setting and description of the site conditions is included in Section 5.4.

4.5 CULTURAL RESOURCES

Archival records searches were conducted for the Project Site. None of the records show any prehistoric archeological sites or isolates, or any historic cultural resources within the Project vicinity. However, architectural surveys have identified four potentially historic structures onsite. Further, the NMC General Plan states that the presence of fossils found in the Prado Basin indicates the potential for significant geological or paleontological occurrences on or near the Project Site. Cultural resources and potential impacts due to project implementation are discussed in detail in Section 5.5.

4.6 GEOLOGY AND SOILS

The topography of the Site is relatively flat, with an overall average grade of 2% and generally slopes and drains in a southerly direction.

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Southern California is characterized by high levels of seismic activity. The San Andreas Fault is located about twenty miles north of the NMC. No known active or potentially active faults cross the Project Site and none exist within the NMC. According to the NMC General Plan Final EIR (1997), the nearest active fault is the Chino fault zone, located approximately six miles southwest of the NMC. Two other faults in the region, the Whittier-Elsinore and Cucamonga faults, located approximately ten miles from the NMC, could potentially result in significant ground shaking events at the Project Site.

Soils onsite are mapped as Delhi fine sands (Db) and Hilmar loamy fine sands (Hr) (Soil Survey of San Bernardino County, Southwestern Part, California, 1971).

Soils in the Delhi association are formed in wind-reworked granitic alluvium, and are commonly found near Cucamonga Creek. The surface layer of Delhi soils is pale-brown, slightly acid fine sand. Below the surface layer is pale-brown or light yellowish-brown, slightly acid sand. Runoff is very slow; therefore, water erosion potential is low. However, in unprotected areas, soil blowing hazard, and, consequently, wind erosion potential, is high. These soils have been used for agriculture, and, in particular, for growing grapes, pasture plants, alfalfa, and some citrus.

Hilmar loamy fine sands are commonly associated with Delhi soils on valley floors and alluvial fans. Surface soils are commonly grayish-brown loamy fine sand, underlain by light-yellowish-brown and grayish-brown loamy sand. These soils are moderately alkaline throughout the profile, slightly calcareous in surface horizons and strongly calcareous in subsurface horizons. Like the Delhi soils, runoff is very slow with low water erosion potential. However, soil blowing hazard is high where the soil surface is unprotected.

4.7 HAZARDS AND HAZARDOUS MATERIALS

The Project Site is proximate to several state highways, such as State Route 60 and Interstate 15, which link Ontario to other urban areas in the Inland Empire. Hazardous materials are used throughout the region in various agricultural, industrial, commercial, and government processes and applications.

Hazardous materials usage and waste generation onsite and vicinity are primarily associated with fuels (e.g., gasoline, diesel fuel, heating oil), fertilizers, and pesticides. A series of database searches completed in conjunction with a series of Phase I Environmental Site Assessments for the properties contained in the Project Site identified records of potentially hazardous material handling sites, tanks, and/or permitted operations. Historic and current land uses may result in subsurface deposits of organic material that could cause a methane hazard. Due to the historical presence of dairies in the area, methane accumulation in the subsurface and surface ground cracking are becoming increasing problems

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as dairies are developed with residential and commercial structures. Methane generation in the subsurface is a result of organic matter decomposition with the soil in oxygen deficient conditions. Generally, areas prone to methane accumulation are located near ponds used to store wastewater generated from the dairy and dairy feed lots.

The northwest portion of the Project Site is traversed from northeast to southwest by high voltage (combination 550-Kv/220-Kv) power lines owned and operated by Southern California Edison. Varying levels of concern and information exist about the effects on human health from exposure to electromagnetic fields (EMF) created by such high voltage lines.

As defined in the NMC General Plan Final EIR:

Electrical power lines and power substations, as well as all machines and appliances which are powered by "alternating current" electricity, generate electric and magnetic fields. The strength of electric and magnetic fields are reduced dramatically as one moves away from their source. Electric fields may be blocked by objects such as earth, trees, or buildings, whereas magnetic fields are generally not blocked by such objects. Electric fields are measured in volts per meter (V/M) or kilovolts per meter (kV/M), and magnetic fields are measured in milligauss (mG). Both occur over a broad range of frequencies. The electromagnetic fields which are generated by high voltage power lines and electrical substations are generally greater in strength than those which are found within the home and office.

Exposure to EMFs from power lines is typically in the extremely low frequency (ELF) range of the electromagnetic spectrum. No U.S. federal agency, state or local standards related to EMF or ELF exposure have been established for residences located adjacent to power lines or other sources of EMFs. The GPA for the NMC Final EIR identified setback requirements for educational facilities from high-voltage lines based on the setbacks established by the California Department of Education standards. Based on the potential for similar "sensitive receptors" (children) to be affected in the residential setting, setbacks were also established for residences.

Prior to 1979, there was limited awareness of any potential adverse effects from the use of electricity aside from direct effects such as electrocution of fire cause by faulty wiring. A report published in 1979 identified a possible association between childhood cancer mortality and proximity of homes to power distribution lines. Over the next decade, much study in this area was completed by the federal government and others, but considerable debate remained over what, if any, health effects could be attributed to ELF-EMF exposure. In 1992, the U.S. Congress authorized the Electric and Magnetic Fields Research and Public Information Dissemination Program (Energy Policy Act, PL 102-486, Section 2118).

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This program was administered by the National Institute of Environmental Health Sciences (NIEHS), National Institutes of Health and the Department of Energy for the purpose of providing scientific evidence to clarify the potential for health risks from exposure to ELF-EMF. The program had two oversight committees, one made up of federal agency representatives and the second formed from public interest groups, organized labor, state governments and industry. The program ended December 31, 1998 and with the publication of the, 1999 NIEHS Report on Health Effects from Exposure to Power-Line Frequency Electric and Magnetic Fields.

The above referenced report made the conclusion that “the scientific evidence suggesting that ELF-EMF exposures pose any health risk is weak.” This finding led the NIEHS to find that the evidence was “insufficient to warrant aggressive regulatory concern.” In addition, the NIEHS stated that it was its opinion that ELF-EMF exposure would not warrant listing in the National Toxicology Program’s annual “Report on Carcinogens” as an agent “reasonably anticipated to be a human carcinogen.”

Potential hazards associated with both methane accumulation and EMF are discussed in detail in Section 5-7.

4.8 HYDROLOGY AND WATER QUALITY

The Project Site is located in the Chino Basin, which is part of the larger Santa Ana River watershed. The Santa Ana Regional Water Quality Control Board (SARWQCB) is responsible for regulating water quality in the Santa Ana River watershed. The SARWQCB regulates groundwater and surface water quality standards through implementation of its Water Quality Control Plan (Basin Plan), largely through issuance of permits.

The Santa Ana River, located approximately 4.5 miles to the south, is the primary drainage in the region. Cucamonga Creek, an improved flood control facility, flows in a southerly direction along the western edge of the Project Site. Flows within Cucamonga Creek are dominated by storm flows in the rainy season, urban runoff and municipal wastewater discharges in the dry season.

Dairy and agriculture operations characterize the Project Site and vicinity. The NMC Final EIR estimated that approximately 600,000 dry tons of manure is produced in the Chino Basin from dairy cows in one year. In addition, waste from wash water is also generated in dairy operations. Both manure and wash water on a dairy are high in salts (nitrogen and total dissolved solids [TDS]) and have contributed to degradation of groundwater within some areas of the Chino Basin. Therefore, the SARWQCB has restricted the method in which dairies can dispose of wastes. Wash water is required to be retained onsite; and manure must be removed within 180 days of it being removed from corrals, transported and

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disposed of at regulated disposal and/or composting facilities. However, some offsite discharge of wastewater occurs due to inadequate containment and enforcement. Offsite discharges of contaminated wastewater eventually reach the Santa Ana River and Chino Basin groundwater.

Since most of the Project Site has been in agricultural use, only a limited portion of the Project Site is now covered with impervious surfaces. Normal rainfall to the area is, therefore, able to percolate through onsite soils and contribute to Chino Basin groundwater recharge. With the exception of improved flood control facilities such as Cucamonga Creek Channel, the existing surface drainage system throughout the NMC, including the Project Site, is generally unimproved and consists primarily of open earthen swales along area roadways or curbed roadway surfaces.

A detailed discussion of water quality issues is included in Section 5.8 of this EIR.

4.9 LAND USE AND PLANNING

The majority of the land uses include dairy production, cultivated crops, fallow fields, and utilities. With the agricultural context, most, if not all of the residential uses occur on agricultural parcels in conjunction with other agricultural structures. The Cucamonga Creek Channel bisects the western portion of the Project Site and the Southern California Edison electrical substation is located on the northeast corner of Edison and Archibald Avenues.

4.10 MINERAL RESOURCES

The Project Site consists predominantly of agricultural land uses. There are no known mineral resources in the area. Mineral recovery does not occur onsite.

4.11 NOISE

According to the NMC Final EIR, ambient noise levels in the Project vicinity are dominated by vehicular traffic noises and machinery associated with agricultural operations. Aircraft noises are predominantly associated with the Ontario International Airport and Chino Airport. Regionally, noise levels vary depending on location with higher noise levels in urbanized areas to the north, and lower noise levels in the open spaces to the south/southeast.

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4.12 POPULATION AND HOUSING

Approximately 15 housing units are located on the Project Site. The overall residential density on the Project Site is less than one unit for every thirty five acres. The majority of the housing is devoted to single family residential uses.

Steady growth has occurred in the vicinity of the Project Site. However, despite the continuous increase of permitted activities in the past three years, housing construction has continued to lag behind population growth. For example, between 2000 and 2003, population in the region increased by almost 1 million. The Southern California Association of Governments (SCAG) reports that the region's population has continued to grow at faster rates than the rest of the State and the nation since 1998.

4.13 PUBLIC SERVICES

Currently there are no schools on the Project Site. The Mountain View School District serves the school needs of the area children in grades K through 8. The Chaffey Joint Union School District provides services in the area for children in grades 9 through 12. Schools throughout the region are provided by local districts.

The Ontario Fire Department currently has eight stations, which are comprised of eight four-man paramedic engine companies and two four-man truck companies. Police protection is provided by the Ontario Police Department. Fire and Police services throughout the region are provided by a variety of local (City and County) agencies, and by various State and federal agencies. These agencies include the San Bernardino Sheriff's Department, Riverside Sheriff's Department, Riverside County Fire Department, the California Highway Patrol, and Federal law enforcement agencies.

4.14 RECREATION

There are no parks or recreational facilities currently on the Project Site. The properties within the Project Site are not available for public use. The City Recreation and Community Services Department provides opportunities for year-round public recreational services throughout the City.

There are a number of large regional park facilities located close to the Project Site, including the Prado Regional Park, Cucamonga-Guasti Regional Park, and Glen Helen Regional Park operated by San Bernardino County Regional Parks. The Louis Rubidoux Nature Center and the Rancho Jurupa Park are operated by the Riverside County Parks Department. The Chino Hills State Park is operated by the State of California.

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4.15 TRANSPORTATION/CIRCULATION

The surrounding area is currently served by an extensive freeway and arterial system. The Pomona Freeway (State Route 60) is located approximately two miles north of the site. North/south arterial access is currently provided by Archibald Avenue (2 lanes), which bisects the center of the site and by Haven Avenue (2 lanes), located east of the Site. Archibald and Haven Avenues provide access to the Pomona Freeway. East/west arterial access is provided by Edison Avenue (2 lanes) and Schaefer Avenue (2 lanes).

Regionally, the Project and the surrounding NMC area are served by freeways located immediately north (State Route 60) and east (Interstate 15). The State Route 60 freeway connects the Project Site to the Inland Empire to the east and northeast, and to the Los Angeles Metropolitan area to the West. Interstate State Route 60 branches from and reconnects with Interstate 10 which links the region to the rest of the United States. Interstate 15 connects the Project Site to the San Diego metropolitan area to the south, and also to Orange County to the southwest via State Route 91, or State Route 271. Interstate 15 connects the Project Site to the Cities of Barstow, California and Las Vegas, Nevada to the northeast.

4.16 UTILITIES AND SERVICE SYSTEMS

The City Public Works Agency offers refuse and recycling collection service to City residents. The Project Site does not presently have a system for wastewater collection. The City Utilities Department is responsible for wastewater collection, sewer maintenance and sewer repairs. The Inland Empire Utilities Agency (IEUA) is responsible for wastewater treatment and disposal for wastewater generated onsite and vicinity. Regional Plant No. 5 (RP-5), located immediately east of the IEUA's Administrative Headquarters in the City of Chino, began operation in March 2004. Southern California Edison (SCE) provides electrical service to the Site. The Gas Company will provide natural gas. Telephone service to the Project Site will be provided by Verizon; Adelphia will provide cable television service. The City will provide coaxial/fiber cable to homes.

The infrastructure to support the delivery of utility services to the Project Site will need to be constructed before the Project Site can be inhabited. Regionally, these services are typically available in urbanized areas; however, the region has experienced periodic disruptions in electrical service due to demand for electricity exceeding supply.

4.17 CUMULATIVE PROJECTS

Section 15355 of the State CEQA Guidelines defines "cumulative impacts" as:

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“...two or more individual effects that, when considered together, are considerable or that compound or increase other environmental impacts.”

Generally speaking, cumulative impacts occur in conjunction with other related development that may have impacts which might compound or interrelate with those of the Project. In order to analyze the cumulative impacts of the Project in combination with existing development and other expected future growth, the amount and location of growth expected to occur in addition to the proposed Project must be considered.

Section 15130(b) of the State CEQA Guidelines offers two methods for identifying the potential universe for identification of cumulative impacts:

- A list of past, present, and probable future projects producing related or cumulative impacts, including those projects outside the control of the agency.
- A summary of projections contained in an adopted general plan or related planning document which is designed to evaluate regional or areawide conditions.

Due to the development potential in the immediate Project Site and regional vicinity, the cumulative analysis considers development within and beyond the NMC planning area that would occur by year 2015 as shown in Table 4-1.

Table 4-1 Related Projects

NMC Subarea	Project Name, Applicant, Size	Land Use	Project Status
4	Armstrong Ranch Hillcrest Homes, Strathan Homes, Pacific Communities, Richland Communities 433 acres	Residential 1,1616 SFR Commercial (10 acres) Elementary School Neighborhood Park	SP in early stages of development, EIR pending
5	Countryside Specific Plan Meritage Homes 178 acres	Low Density Residential 819 SFR Open Space (10 acres)	Specific Plan approved 04/14/06.
6, 12	West Haven Specific Plan Stratham Homes, Centex Homes, Richland Communities 199 acres	Residential 753 SFR Commercial (10 acres) Elementary School Neighborhood Park	Specific Plan under review. EIR being prepared
6, 12, 19	Rich-Haven Specific Plan Richland Communities 510 acres	Residential 2,109 SFR 1,550 MFR Commercial (848,400 SF) Middle School (25 acres)	Specific Plan under review. NOP circulated 05/12/06

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NMC Subarea	Project Name, Applicant, Size	Land Use	Project Status
7	Edenglen Specific Plan Brookfield Homes 160 acres	Residential 277 SFR 307 MFR Commercial (20 acres) Business Park/Light Industrial (40 acres)	Specific Plan approved 11/01/05. EIR certified 10/4/05
22	Parkside Specific Plan Lewis Operating Companies 250 acres	Residential 438 SFR 1,509 MFR Commercial (15 acres) Park and Trails (50 acres)	Public review period for EIR ended 05/22/06
23	Grand Park Specific Plan Richland Communities, Hillcrest Homes 320 acres	Residential 389 SFR 729 MFR Commercial (15,000 SF) High School Elementary School Parks (150 acres)	Specific Plan under review. EIR being prepared
25	Esperanza Specific Plan Amberhill Development, Armada LLC 223 acres	Residential 914 SFR 496 MFR Elementary School (10 acres) Parks (9 acres)	Specific Plan under review. EIR being prepared
29	Park Place – Subarea 29 (formerly Hettinga Specific Plan) 223 acres	Residential 2,293 SFR Elementary School (10 acres) Parks (9 acres)	Specific Plan under review. EIR being prepared
NA	The Preserve, City of Chino Various applicants 5,435 acres	Residential 8,757 dwelling units Commercial includes retail, neighborhood, community, and regional (899,900 SF) Office (324,500 SF) Motel (200 rooms) Light Industrial (4,608,200 SF) Educational Public Facility (20 acres) Parks (423 acres)	Planned and under construction
NA	Eastvale, County of Riverside (unincorporated area) Various applicants	Residential 17,221 dwelling units Educational Public Facility (20 acres) Parks (115 acres)	Planned and under construction
Legend: EIR = environmental impact report MFR = multi family residence SFR = single family residence SF = square feet NOP = Notice of Preparation			
Sources: City of Ontario, New Model Colony Current Projects Website City of Chino, The Preserve Website State of California Office of Planning and Research, CEQA net database			