

## NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the City Council of the City of Upland will hold a public hearing on Monday, May 23, 2016 at 7:00 p.m., in the Council Chambers of the Upland City Hall, 460 North Euclid Avenue, Upland, CA 91786, to consider the item described herein:

TENTATIVE PARCEL MAP (TPM NO. 18989) TO SUBDIVIDE ONE (1) PARCEL LOCATED WITHIN THE CITY OF THE UPLAND INTO SIX (6) PARCELS; A MASTER SITE PLAN (SP NO. 08-10) AND A CONDITIONAL USE PERMIT (CUP NO. 14-19) FOR AIRPORT LAND USE COMPATIBILITY REVIEW AND DEVELOPMENT OF A COLLEGE SPORTS COMPLEX WITH RECREATIONAL/ATHLETIC FIELDS, SPORTS COURTS, PARKING, AND SUPPORTING BUILDING FACILITIES ON AN 80-ACRE FORMER AGGREGATE QUARRY WITHIN THE CITIES OF UPLAND AND CLAREMONT; DEVELOPMENT AGREEMENT (DA NO. 16-01), TO ADDRESS THE PHASING OF COMMON AREAS AND OFF-SITE PERIMETER IMPROVEMENTS; AND CERTIFICATION OF FINAL ENVIRONMENTAL IMPACT REPORT (EIR) NO: 1492 (SCH NO. 2010021040) INCLUDING A STATEMENT OF OVERRIDING CONSIDERATIONS AND MITIGATION MONITORING PROGRAM FOR THE "CLAREMONT COLLEGES EAST CAMPUS PROJECT". THE CITY OF CLAREMONT IS CONCURRENTLY REVIEWING A SITE PLAN OF DEVELOPMENT AND TENTATIVE PARCEL MAP TO SUBDIVIDE ONE (1) PARCEL LOCATED WITHIN THE CITY OF CLAREMONT INTO TWO (2) PARCELS, THE ENVIRONMENTAL IMPACTS OF WHICH ARE ANALYZED IN EIR NO. 1492. THE PROJECT IS LOCATED AT THE SOUTH WEST CORNER OF FOOTHILL BOULEVARD AND MONTE VISTA AVENUE (APN 1007-011-010 AND 8308-025-012).

APPLICANT: MIG Hogle-Ireland – Pamela Steele, 1500 Iowa Avenue, Suite 110, Riverside, CA 92507

PROJECT LOCATION: The project site is a rectangular shaped property consisting of two (2) existing parcels located within the Cities of Upland (APN: 1007-011-010); and Claremont (APN: 8308-025-012) and is located south of Foothill Boulevard, west of Monte Vista Avenue, north of Arrow Route/6th Street, and east of Claremont Boulevard, within the Cities of Upland and Claremont.

ENVIRONMENTAL DETERMINATION: Pursuant to the California Environmental Quality Act (CEQA) and the City's CEQA Guidelines, an Environmental Impact Report (EIR-1492/ SCH#2010021040) was prepared for the project, and includes a notice of availability (NOA) draft environmental impact report (DEIR) and Mitigation Monitoring and Reporting Program, which was circulated for public review and comment between October 31, 2011 and December 14, 2011. The City subsequently published a revised NOA and recirculated the DEIR due to the addition of two (2) sports fields to the conceptual master site plan. The comments previously received on the DEIR were addressed in the recirculated DEIR which was published for a public review and comment period between November 2, 2015 and December 17, 2015. The NOA and recirculated DEIR that were sent to the California Department of Fish and Wildlife offices in San Diego, CA and Ontario, CA, the United States Fish and Wildlife Service and the Gabrielino-Tongva Tribe, were returned undeliverable; therefore, the comment period was extended to January 15, 2016, to allow the aforementioned agencies additional time to comment on the environmental document. The Final EIR identified significant and unavoidable noise impacts and thus a Statement of Overriding Considerations and a MMRP has been prepared for the City Council's consideration.

On April 13, 2016, at a duly noticed public hearing, the Airport Land Use Committee and Planning Commission found the proposed project to be compatible with the Cable Airport Land Use Compatibility Plan and recommended that the City Council approve the project with incorporation of the conditions of approval, and mitigation measures as outlined in the MMRP.

Notice and conduct of the public hearing will be in accordance with all pertinent provisions of Chapter 2.7 (Planning and Zoning) of the Government Code of the State of California and Upland Municipal Code Title 17 (Planning and Zoning). All maps, environmental information, and other data pertinent to the proposed project are filed in the City of Upland Development Services Department and will be available for inspection prior to the public hearing by calling Shawnika Johnson, AICP at (909) 931-4135. All interested persons are invited to attend this public hearing and express their opinions for or against any of the projects proposed. If you challenge the project or the related environmental determination in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Upland, at or prior to, the public hearing. If you have any questions, please contact Shawnika Johnson, AICP, Senior Planner at (909) 931-4135.

Jeannette Vagnozzi  
Upland City Clerk

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