

Attachment M – Final Environmental Impact Report and Notice of Determination

**(Final EIR, including Technical Studies and
Response to Comments are available at
https://www.sandiegocounty.gov/content/sdc/pds/Current_Projects/hgvs.html)**

NOTICE OF DETERMINATION**ATTACHMENT M**

TO: ☒ Recorder/County Clerk
Attn: James Scott
1600 Pacific Highway, M.S. A33
San Diego, CA 92101

FROM: County of San Diego
Planning & Development Services, M.S. 0650
Attn: Project Planning Section Secretary
5510 Overland Avenue, Suite 110
San Diego, CA 92123

☒ Office of Planning and Research
P.O. Box 3044
Sacramento, CA 95812

SUBJECT: FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH PUBLIC RESOURCES CODE SECTION 21108 OR 21152

Project Name and Number(s): Harmony Grove Village South (HGVS); PDS2015-SP-15-002, PDS2015-GPA-15-002, PDS2015-REZ-15-003, PDS2018-TM-5626, PDS2015-MUP-15-008, PDS2018-STP-18-011; PDS2015-ER-15-08-006

State Clearinghouse No.: 2015081071

Project Location: South of Harmony Grove Road and adjacent to and east of Country Club Drive in the San Dieguito Community Plan area in the unincorporated area of San Diego County, California; APN: 235-011-06 and 238-021-08, 09, 10, 11

Project Applicant: RCS Harmony Partners, LLC, 2305 Historic Decatur Road, Suite 100, San Diego, CA 92106; 619-430-5435

Project Description: Master Planned community consisting of a General Plan Amendment, Specific Plan, Rezone, Vesting Tentative Map, Site Plan, and Major Use Permit. Project components include: 453 single family and multi-family residential units and 5,000 square feet of commercial/ civic uses; 35 acres of biological open space; four acres of public and private parks; public trails and a wastewater treatment facility site

Agency Approving Project: County of San Diego

County Contact Person: Mark Slovick

Date Form Completed: August 22, 2025

This is to advise that the County of San Diego Board of Supervisors approved the above described project on ____/Item#____ and has made the following determinations:

1. The project ☒ will ☐ will not have a significant effect on the environment.
 2. ☒ An Environmental Impact Report was prepared and certified for this project pursuant to the provisions of the CEQA.
☐ A Negative Declaration or Mitigated Negative Declaration was adopted for this project pursuant to the provisions of the CEQA.
☐ An Addendum to a previously certified Environmental Impact Report, or to a previously adopted Negative Declaration or Mitigated Negative Declaration, was prepared and considered for this project pursuant to the provisions of CEQA.
 3. Mitigation measures ☒ were ☐ were not made a condition of the approval of the project.
 4. A Mitigation reporting or monitoring plan ☒ was ☐ was not adopted for this project.
- The following determinations are only required for projects with Environmental Impact Reports:**
5. A Statement of Overriding Considerations ☒ was ☐ was not adopted for this project.
 6. Findings ☒ were ☐ were not made pursuant to the provisions of State CEQA Guidelines Section 15091.

Project status under Fish and Wildlife Code Section 711.4 (Department of Fish and Wildlife Fees):

- ☐ Certificate of Fee Exemption (attached)
☒ Proof of Payment of Fees (attached)

The Environmental Impact Report or Negative Declaration with any comments and responses and record of project approval may be examined at the County of San Diego, Planning & Development Services, Project Processing Counter, 5510 Overland Avenue, Suite 110, San Diego, California.

Date received for filing and posting at OPR: _____

Signature: _____ Telephone: (619) 517-8067

Name (Print): Mark Slovick Title: Deputy Director

This notice must be filed with the Recorder/County Clerk within five working days after project approval by the decision-making body. The Recorder/County Clerk must post this notice within 24 hours of receipt and for a period of not less than 30 days. At the termination of the posting period, the Recorder/County Clerk must return this notice to the Department address listed above along with evidence of the posting period. The originating Department must then retain the returned notice for a period of not less than twelve months. Reference: CEQA Guidelines Section 15075 or 15094.