



CITY of CALABASAS

Community Development Department
Planning Division
100 Civic Center Way
Calabasas, CA 91302
T: 818.224.1600

www.cityofcalabasas.com

Notice of Availability

TO: Property Owners, Responsible Agencies & Interested Parties

SUBJECT: NOTICE OF AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT.

NOTICE IS HEREBY GIVEN that a Draft Environmental Impact Report (DEIR) has been prepared for the project identified below. Copies of the DEIR and all documents referenced in the DEIR are on file at Calabasas City Hall, 100 Civic Center Way, and the Calabasas Library, 200 Civic Center Way, Calabasas, CA 91302, and are available for public review. The Draft EIR may also be viewed at the following link: <https://www.cityofcalabasas.com/projects/west-village.html>. Comments will be received until 5:00 p.m. on **February 19, 2019**. Any person wishing to comment on this matter must submit such comments, in writing, to the City prior to this date. Comments of all Responsible Agencies are also requested.

Project Name: West Village at Calabasas Project

Project Location: 4790 Las Virgenes Road (Assessor's Parcel Numbers 2069-078-009 and 2069-078-011), in the City of Calabasas, County of Los Angeles.

Project Sponsor: The New Home Company, 85 Enterprise, Suite 450, Aliso Viejo, CA 92656

Project Description: The proposed project involves the development of residential, commercial, community green space, and public open space/trail uses on an undeveloped site of approximately 77.22 acres. The residential component would include a non-gated community of 15 three-story multi-family housing buildings. Each building would provide 12 dwelling units for a total of 180 units, 9 of which would be designated affordable housing units (very low income). The commercial component would consist of a 5,867 square-foot retail center, including restaurant and retail uses. Approximately 86 percent of the site (66.1 acres) would be preserved as open space. Non-remedial site grading would involve approximately 218,770 cubic yards (cy) of cut and 240,785 cy of fill. The project's remedial grading would reshape and terrace the land to stabilize the ancient landslide hazard area. This remedial grading would involve an estimated 2,403,418 cy of cut and an estimated 2,406,971 cy of fill. All soil would be processed and balanced on-site due to the effects of shrinking (reduction in volume) and bulking (expansion of volume); no soil would be imported or exported.

Lead Agency / Contact Person: Glenn Michitsch, LEED AP, Senior Planner, City of Calabasas Planning Division, 100 Civic Center Way, Calabasas, CA 91302.

Date when project noticed to public: December 21, 2018

Review Period: December 21, 2018 to February 19, 2019

Public Hearing: The project will be scheduled for a public hearing with the Planning Commission shortly after the public review period is completed.

Date: December 21, 2018

Signature:



Glenn Michitsch, LEED AP

Title: Senior Planner, City of Calabasas

Phone: (818) 224-1707