



Ventura County

Michelle Ascencion , County Clerk-Recorder & Registrar of Voters
800 South Victoria Avenue
Ventura, CA 93009
(805) 654-2263 (Clerk/Vitals)
(805) 654-3665 (Recorder)

Receipt: 23-59251

Product	Name	Extended
FISH	FISH AND WILDLIFE FILING	\$3,889.25
	# Pages	1
	Document #	2023100010573
	Document Info:	CITY OF THOUSAND OAKS
	Filing Type	EIR
	State Fee Prev Charged	false
	No Handling Fee	false
Total		\$3,889.25
Tender (Check)		\$3,889.25
Check Number	0003	
Name for Return Address	latigo hillcrest llc	

Thank you for your order.

1

Note: If payment was by credit card with Vital Check, balance shown is for internal purposes only.

7/12/23 9:03 AM QUELLRA
VENTURA



State of California - Department of Fish and Wildlife
2023 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

StartOver

Save

RECEIPT NUMBER:
 01 — —
 STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY City of Thousand Oaks	LEAD AGENCY EMAIL JKendall@toaks.org	DATE July 12, 2023
COUNTY/STATE AGENCY OF FILING Ventura	DOCUMENT NUMBER SCH	

PROJECT TITLE
 Latigo Hillcrest Project

PROJECT APPLICANT NAME The Latigo Group, LLC	PROJECT APPLICANT EMAIL nick@latigo-group.com	PHONE NUMBER (917) 701-6675
PROJECT APPLICANT ADDRESS 11845 West Olympic Blvd, Suite 515W	CITY Los Angeles	STATE CA
		ZIP CODE 90064

PROJECT APPLICANT (Check appropriate box)

Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

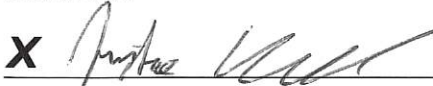
<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,839.25	\$	3,839.25
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,764.00	\$	0.00
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$	0.00
<input type="checkbox"/> Exempt from fee			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)			
<hr/>			
<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
<input checked="" type="checkbox"/> County documentary handling fee		\$	50
<input type="checkbox"/> Other		\$	


PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ 3,839.25

3,889.25

SIGNATURE  X	AGENCY OF FILING PRINTED NAME AND TITLE Justine Kendall, Associate Planner
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FILED
 JUL 12 2023
 DATE: JUL 12 2023
 MICHELLE ASCENCION
 Ventura County Clerk-Recorder
 By:  Deputy

POSTED
 JUL 12 2023
 MICHELLE ASCENCION
 Ventura County Clerk and Recorder
 By: _____ Deputy

Filed in County Clerk's Office
 Michelle Ascencion
 Ventura County Clerk-Recorder
2023100010573
 07/12/2023
 09:03 AM
 VEN
 DocType: FISH
 QUELLRA

Pages: 1
 Fees: \$3889.25



Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: P.O. Box 3044 Sacramento, CA 95812-3044
Street Address: 1400 Tenth St., Rm 113 Sacramento, CA 95814

County Clerk
County of: Ventura
Address: 800 S Victoria Avenue Ventura, CA 93009

From:

Public Agency: Thousand Oaks, Cmty Devel/
Address: 2100 Thousand Oaks Blvd. Thousand Oaks, CA 91362
Contact: Justine Kendall, AICP, Assoc. Planner
Phone: (805) 449-2355

Lead Agency (if different from above):
Address:
Contact:
Phone:

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

State Clearinghouse Number (if submitted to State Clearinghouse): 2022100528

Project Title: Latigo Hillcrest Project

Project Applicant: The Latigo Group, LLC

Project Location (include county): 2150 W. Hillcrest Drive, Newbury Park, Thousand Oaks.

Project Description:

The project applicant proposes to demolish the existing one-story commercial structure and construct two new podium buildings comprised of: a four-story mixed-use development (up to 604,606 total gross square feet); 333 multi-family residential units (including 30 very low-income and 3 moderate income affordable units) common areas, and amenities such as a lounge, game room and fitness facilities; and 5,300 square feet of commercial restaurant space above a semi-subterranean parking structure (All +)

This is to advise that the City of Thousand Oaks has approved the above (Lead Agency or Responsible Agency)

described project on July 11, 2023 and has made the following determinations regarding the above described project.

- 1. The project [will] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [were] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [was] adopted for this project.
5. A statement of Overriding Considerations [was] adopted for this project.
6. Findings [were] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

Thousand Oaks Community Development Dept/Planning Division (address under lead agency, above)

Signature (Public Agency): [Signature] Title: AICP, Associate Planner

Date: July 12, 2023 Date Received for filing at OPR: July 12, 2023

Project Title - Latigo Hillcrest Project
Attachment A – Project Description

The project applicant proposes a project to change the General Plan Land Use Element designation of Commercial to Commercial/ Residential and the zoning designation of Community Shopping Center (C-3) to Specific Plan-24 (SP-24). These entitlement applications would allow the demolition of an existing two-story commercial structure and construction of two new podium buildings encompassing 629,937 total square feet of building area comprised of a four-story mixed-use development that includes 333 multi-family residential units (including 30 very low-income affordable units), approximately 5,300 square feet of commercial space, parking structures with one subterranean level that will provide a total of 581 parking spaces, landscape, hardscape, and grading as well as the removal of 17 coast live oak trees and encroachment into the protected zone of eight coast live oak trees. The project is also requesting a Special Use Permit to allow on-site sale of alcoholic beverages for a future restaurant.