



TO:

FROM: City of Agoura Hills  
30001 Ladyface Court  
Agoura Hills, CA 91301

**CITY OF AGOURA HILLS  
NOTICE OF PREPARATION (NOP) OF A DRAFT ENVIRONMENTAL IMPACT REPORT FOR THE AVE PROJECT**

The City of Agoura Hills will be the Lead Agency and will prepare an Environmental Impact Report (EIR) pursuant to the California Environmental Quality Act (CEQA), State CEQA Guidelines, and the City's Local CEQA Guidelines for the proposed:

**Project Title: AVE Project**  
**Applicant: California Commercial Investment Group, Inc.**

The project site is an 18.45-acre parcel at the southeast corner of Kanan and Agoura Roads in the Agoura Village Specific Plan (AVSP) area of the City of Agoura Hills (Assessor Parcel Number 2061-0310-020). The applicant is requesting an Agoura Village Development Permit (AVDP) to develop a mixed-use project consisting of retail, restaurant, office, multi-family residential, and hotel uses. An Oak Tree Permit is also required, along with Vesting Tentative Tract Map No. 73881. (Case No. AVDP-0161-2015).

The City of Agoura Hills would like to know the views of all interested parties requesting notice, and responsible agencies, agencies with jurisdiction by law, trustee agencies, and involved agencies, as to the scope and content of the environmental information to be included in the EIR that is germane to your agency's statutory responsibilities (CEQA Section 21080.4 and CEQA Guidelines Section 15082). Your agency may need to use the EIR when considering your permit or other approval for the project. Due to the time limits mandated by CEQA Section 15082(b), your written response must be sent at the earliest possible date, but **not later than 30 days after receipt of this notice**. When responding, provide the name and contact information for your agency's staff contact.

The project description, location, and potential environmental effects are contained in the attached Initial Study, which is also available on the City's website at [www.ci.agoura-hills.ca.us](http://www.ci.agoura-hills.ca.us), on the front page under "NEWS," and on the Planning and Community Development Department page under "Environmental Documents for Public Review."

**Please send your response to the following:**  
Allison Cook, AICP, Assistant Planning Director  
City of Agoura Hills  
30001 Ladyface Court  
Agoura Hills, CA 91301

Responses may also be e-mailed to [acook@ci.agoura-hills.ca.us](mailto:acook@ci.agoura-hills.ca.us). Questions may be directed to this e-mail or you may call (818) 597-7310. Thank you.

A public scoping meeting per CEQA Guidelines Section 15082 is also scheduled – please see the reverse of this notice for further information.

Allison Cook, AICP, Assistant Planning Director

Date: October 19, 2018