

**LOCAL AGENCY FORMATION COMMISSION
FOR SAN BERNARDINO COUNTY**

CLERK OF THE
BOARD OF SUPERVISORS
2024 FEB 22 PM 1:44
COUNTY OF SAN BERNARDINO
CALIFORNIA

NOTICE OF DETERMINATION

TO:

Clerk of the Board of Supervisors
County Government Center
385 North Arrowhead Avenue
San Bernardino, CA 92415-0130

Office of Planning & Research
State Clearinghouse
P.O. Box 3044
Sacramento, CA 95812-3044

FROM:

Local Agency Formation Commission
1170 West 3rd Street, Unit 150
San Bernardino, CA 92415-0490

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

PROJECT TITLE: LAFCO SC#518 – City of Rialto Extraterritorial Wastewater Agreement (ASG Development Advisors)

STATE CLEARINGHOUSE NO.: 2019039033

PROJECT LOCATION: The service contract area relates to a single parcel, Assessor Parcel Number (APN) 0257-071-70 (previously comprised of APNs 0257-071-03, -04, and -39), encompasses approximately 13.27 acres generally located at the southwest corner of Slover and Cactus Avenues, within the City of Rialto's southern sphere of influence, in the community of Bloomington.

PROJECT DESCRIPTION: Authorization of a service extension agreement submitted by the City of Chino to provide sewer service outside its boundaries to a high-cube warehouse facility (with 10,000 sq. ft. of office space) on the 13.27-acre project site.

LEAD AGENCY CONTACT: Aron Liang, Planning Manager, County of San Bernardino at (909) 387-8311

RESPONSIBLE AGENCY CONTACT: Local Agency Formation Commission Staff at (909) 388-0480

This is to advise that the Local Agency Formation Commission for San Bernardino County (Commission), as responsible agency, has approved the above-described project and has made the following determinations regarding the project:

1. The project will have a significant adverse impact on the environment.
2. The Complete Final Environmental Impact Report (EIR), was prepared by the County of San Bernardino as a function of its review of the Slover/Cactus Avenue Warehouse Project (SCH No. 2019039033), and was considered by the Commission pursuant to the provisions of CEQA. A copy of the Complete Final EIR may be reviewed at the Local Agency Formation Commission Office, 1170 West 3rd Street, Unit 150, San Bernardino, CA 92415-0490.

DATE FILED & POSTED

Posted On: 2/22/24

Removed On: 4/5/24

Receipt No: 36-02222024-119

2024 FEB 22 PM 1:44

3. Mitigation measures and the mitigation monitoring and reporting program contained in the County's Complete Final EIR have been acknowledged by the Local Agency Formation Commission. The Commission finds that no additional feasible alternatives or mitigation measures will be adopted by the Commission. The Commission finds that all changes, alterations, and mitigation measures are within the responsibility and jurisdiction of the County and/or other agencies and not the Commission. The Commission finds that it is the responsibility of the County to oversee and implement these measures and the mitigation monitoring and reporting program.
4. Environmental Findings and Statement of Overriding Considerations were adopted by the Commission for this project.

DECISION DATE: February 21, 2024


SAMUEL MARTINEZ
Executive Officer

cc: Aron Liang, Planning Manager, County of San Bernardino

DATE FILED & POSTED

Posted On: 10-05-2022

Removed On: 11-17-2022

Receipt No: 316-1005 2022-681

Notice of Determination

To:

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

Clerk of the Board
County of: San Bernardino
Address: 385 North Arrowhead Avenue, Second Floor
San Bernardino, CA 92415-0130

From:

Public Agency: San Bernardino County, LUSD
Address: 385 North Arrowhead Ave, First Floor San
Bernardino, CA 92415-0187
Contact: Heidi Duron
Phone: 909-387-4431

Lead Agency (if different from above):

Address:

Contact:

Phone:

2022 OCT -5 PM 12:20
COUNTY OF SAN BERNARDINO
CALIFORNIA
CLERK OF THE BOARD OF SUPERVISORS

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): 2019039033

Project Title: ASG Warehouse

Project Applicant: Nasser Mustafa

Project Location (include county): Southwest corner Slover and Cactus Avenues, Bloomington, San Bernardino County

Project Description:

a) Policy Plan Amendment from Very Low Density Residential (VLDR) to Limited Industrial (LI), b) Zoning Amendment from Single Residential-1-Acre Minimum Lot Size with Additional Agriculture (RS-1-AA) to Community Industrial (IC) for three parcels on 13.27 acres, and c) Conditional Use Permit to construct a 257,855-square foot industrial warehouse building with 10,000 square feet of office space for a high-cube warehouse facility, on 13.27 acres

This is to advise that the San Bernardino County Board of Supervisors has approved the Lead Agency or Responsible Agency

above described project on October 4, 2022 and has made the following determinations regarding the above (date) described project.

- 1. The project [will will not] have a significant effect on the environment.
- 2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared 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.
- 5. A statement of Overriding Considerations [was was not] adopted for this project.
- 6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the final and record of project approval and the Final EIR are available to the General Public at:
385 N. Arrowhead Ave., San Bernardino, CA 92415

Signature (Public Agency):  Title: Planning Director
Heidi Duron

Date: 10/04/2022 Date Received for filing at OPR: _____



State of California - Department of Fish and Wildlife
2022 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/22) Previously DFG 753.5a

RECEIPT NUMBER:
 36 — 10/05/2022 — 681
 STATE CLEARINGHOUSE NUMBER (If applicable)
 2019039033

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY San Bernardino County, LUSD	LEAD AGENCY EMAIL	DATE 10/05/2022
COUNTY/STATE AGENCY OF FILING San Bernardino	DOCUMENT NUMBER	

PROJECT TITLE

ASG Warehouse

PROJECT APPLICANT NAME Nasser Mustafa	PROJECT APPLICANT EMAIL	PHONE NUMBER (714) 553-9595
PROJECT APPLICANT ADDRESS 9022 Rhodesia Drive	CITY Huntington Beach	STATE CA
		ZIP CODE 92646

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) | \$3,539.25 | \$ | 3,539.25 |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND) | \$2,548.00 | \$ | 0.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,203.25 | \$ | 0.00 |

- Exempt from fee
 Notice of Exemption (attach)
 CDFW No Effect Determination (attach)
 Fee previously paid (attach previously issued cash receipt copy)

- | | | | |
|---|----------|----|-------|
| <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 | | \$ | 50.00 |
| <input type="checkbox"/> Other | | \$ | |

PAYMENT METHOD:

- Cash
 Credit
 Check
 Other *SAP*

TOTAL RECEIVED \$ 3,589.25

SIGNATURE <i>Jennifer Luna</i>	AGENCY OF FILING PRINTED NAME AND TITLE Jennifer Luna, Deputy Clerk
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