



# Notice of Determination

303 East B Street, Ontario, California 91764 Phone: 909.395.2036 / Fax: 909.395.2420

To:  Clerk of the Board of Supervisors  
 County of San Bernardino  
 385 North Arrowhead Avenue, 2nd Floor  
 San Bernardino, California 92415

Office of Planning and Research  
 1400 Tenth Street, Room 113  
 Sacramento, California 95814

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

**DATE FILED & POSTED**

Posted On: 6/19/22

Removed On: 7/23/22

Receipt No: 36-061022-408

State Clearinghouse No.: 2019049079

Project Title/File No.: Prologis Buildings 4 and 5 Development Plan / PMTT22-007 & PDEV22-002

Project Applicant (name, address, phone): Prologis LP., 3546 Concourse Street, Suite 100, Ontario, CA 91764; (562) 345-9237

Specific Project Location – Identify street address and cross street or attach a map showing project site: Northeast corner of Merrill Ave. and Grove Ave.; See attached map.

General Project Location: The project site is generally located in southwestern San Bernardino County, within the City of Ontario. The City of Ontario is located approximately 40 miles from downtown Los Angeles, 20 miles from downtown San Bernardino, and 30 miles from Orange County.

Project Description: A Tentative Parcel Map (File No. PMTT22-007 – TPM 20537) to subdivide 119.94 acres of land into three (3) parcels and a Development Plan (File No. PDEV22-002) to construct two (2) industrial buildings totaling 2,237,458 square feet on 119.94 acres of land, located at the northeast corner of Merrill Avenue and Grove Avenue, within PA-1 and PA-2 of the Industrial land use district of the Merrill Commerce Center Specific Plan.

This is to advise that the [ Lead Agency,  Responsible Agency] approved the above described project on May 24, 2022, and has made the following determinations regarding the above described project:

- The project [ will,  will not] have a significant effect on the environment.
- An Environmental Impact Report was prepared and certified for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency. An Addendum to The Ontario Plan Environmental Impact Report ("EIR," State Clearinghouse No. 2008101140) was prepared and approved for use by the City Council. Click to enter date. This proposed project does not contemplate any actions that would require the preparation of a subsequent or supplemental environmental document under State CEQA Guidelines section 15162, 15163, and 15164. The proposed project is consistent with the development scenarios identified and analyzed within the EIR and no further review pursuant to CEQA is required.

CLERK OF THE BOARD OF SUPERVISORS

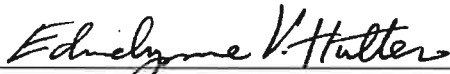
2022 JUN 10 PM 3:13

COUNTY OF SAN BERNARDINO

- A Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
- A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgment of the Lead Agency.
- 3.  Mitigation measures [ were,  were not] made a condition of the approval of the project.
- 4.  A Mitigation Monitoring or Reporting 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.

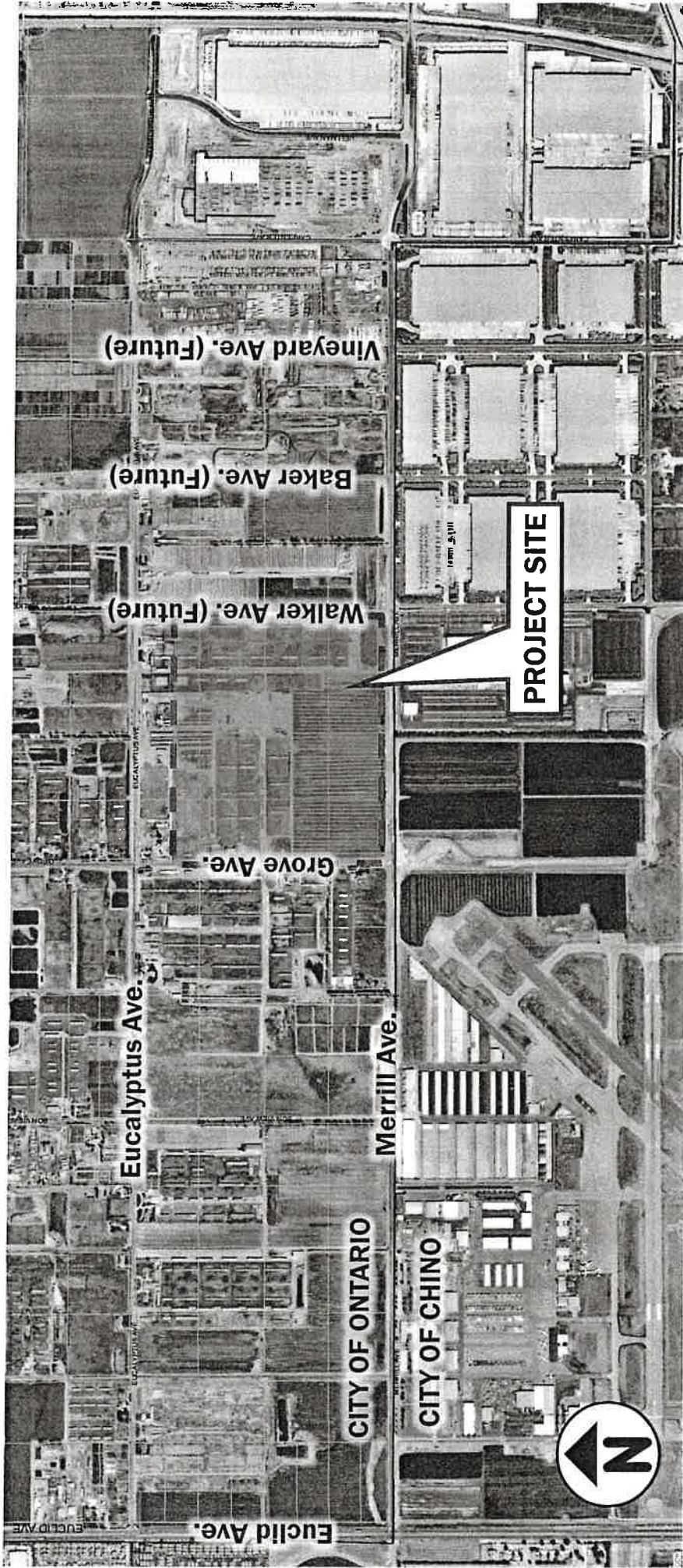
This is to certify that the Final EIR with comments and responses and record of project approval, or the Negative Declaration, is available to General Public at:

City of Ontario  
City Hall  
303 East B Street  
Ontario, California 91764

<b>Signature:</b> 		<b>Date:</b> 5/25/2022
<b>Name:</b> Edmelyne V. Hutter	<b>Title:</b> Senior Planner	
<b>Date Received for Filing:</b> Click or tap to enter a date.		

Authority cited: Sections 21083, Public Resources Code.  
Reference Section 21000-21174, Public Resources Code.

PDEV22-002 and PMTT22-007



Vineyard Ave. (Future)  
Baker Ave. (Future)  
Walker Ave. (Future)

PROJECT SITE

Grove Ave.

Eucalyptus Ave.

Merrill Ave.

CITY OF ONTARIO

CITY OF CHINO

Euclid Ave.





State of California - Department of Fish and Wildlife  
**2021 ENVIRONMENTAL FILING FEE CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/21) Previously DFG 753.5a

RECEIPT NUMBER:  
 36 — 02042021 — 060  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
 2019049079

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY: City of Ontario Planning Commission  
 LEAD AGENCY EMAIL: \_\_\_\_\_  
 DATE: 02042021

COUNTY/STATE AGENCY OF FILING: San Bernardino  
 DOCUMENT NUMBER: \_\_\_\_\_

PROJECT TITLE:  
 General Plan Amendment for the Merrill Commerce Center Specific Plan/PGOA18-003 and the Merrill Commerce Center Specific Plan/PSP-001

PROJECT APPLICANT NAME: City of Ontario Planning Commission  
 PROJECT APPLICANT EMAIL: \_\_\_\_\_  
 PHONE NUMBER: (909) 395-2036

PROJECT APPLICANT ADDRESS: 303 East B Street  
 CITY: Ontario  
 STATE: CA  
 ZIP CODE: 91764

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)	\$3,445.25	\$	<u>3,445.25</u>
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,480.25	\$	<u>0.00</u>
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,171.25	\$	<u>0.00</u>

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	\$	<u>0.00</u>
<input checked="" type="checkbox"/> County documentary handling fee		\$	<u>50.00</u>
<input type="checkbox"/> Other		\$	<u>          </u>

PAYMENT METHOD: 16505  
 Cash   
 Credit   
 Check   
 Other   
**TOTAL RECEIVED** \$ 3,495.25

SIGNATURE: X  
 AGENCY OF FILING PRINTED NAME AND TITLE: Kari Schram, Deputy Clerk

**RECEIVED**  
 FEB 08 2021  
 City of Ontario  
 Planning Department



City of Ontario  
 Planning Department  
 303 East B Street  
 Ontario, California 91764  
 Phone: 909.395.2036  
 Fax: 909.395.2420

*California Environmental Quality Act*  
**Notice of Determination**

CLERK OF THE  
 BOARD OF SUPERVISORS  
 COUNTY OF SAN BERNARDINO  
 CALIFORNIA  
 2021 FEB - 4 AM 9:20

To:  Clerk of the Board of Supervisors  
 County of San Bernardino  
 385 North Arrowhead Avenue, 2<sup>nd</sup> Floor  
 San Bernardino, California 92415

Office of Planning and Research  
 1400 Tenth Street, Room 113  
 Sacramento, California 95814

**SUBJECT:** FILING OF NOTICE OF DETERMINATION IN COMPLIANCE WITH SECTION 21152 OF THE PUBLIC RESOURCES CODE

**Project Title/File No.:** General Plan Amendment for the Merrill Commerce Center Specific Plan / PGPA18-003 and the Merrill Commerce Center Specific Plan / PSP18-001.

**State Clearinghouse Number:** 2019049079

**Project Applicant/Sponsor:** Merrill Commerce Center East LLC/Merrill Commerce Center West LLC, 3546 Concourse St., Suite 100, Ontario, CA 91764; Contact: Thomas Donahue

**Lead Agency/Contact Person:** Edmelynn V. Hutter, Senior Planner, City of Ontario, Planning Department, 303 East "B" Street, Ontario, California 91764, (909) 395-2036

**Project Location:** The Merrill Commerce Center Specific Plan is identified as approximately 376.3 acres in the City of Ontario, San Bernardino County. The project site is bounded by Eucalyptus Avenue to the north, Merrill Avenue to the south, Carpenter Avenue to the east, and Grove Avenue to the west. The surrounding land uses are agricultural, industrial/business park, and dairy farms.

**Project Description:** A General Plan Amendment (File No. PGPA18-003) to modify the Policy Plan (General Plan) Land Use Plan (Exhibit LU-01), changing the land use designation on 376.3 acres of land from Business Park (0.6 FAR), Office Commercial (0.75 FAR) and General Commercial (0.4 FAR), to Business Park (0.6 FAR) and Industrial (0.55 FAR), and modify the Future Buildout Table (Exhibit LU-03) to be consistent with the proposed land use designation changes; to facilitate the establishment of a Specific Plan (File No. PSP18-001 - Merrill Commerce Center) to establish the land use districts, development standards, guidelines, and infrastructure improvements for the potential development of up to 8,455,000 square feet of Industrial and Business Park land uses on the project site; (APNs: 1054-111-01; 1054-111-02; 1054-121-01; 1054-121-02; 1054-131-01; 1054-131-02; 1054-141-01; 1054-141-02; 1054-151-01; 1054-151-02; 1054-161-01; 1054-161-02; 1054-161-03; 1054-171-01; 1054-171-02; 1054-171-03; 1054-171-04; 1054-181-01; 1054-181-02; 1054-191-01; 1054-191-02; 1054-201-01; 1054-201-02; 1054-211-01; 1054-211-02; 1054-221-01; 1054-221-02; 1054-331-01; 1054-331-02; 1054-341-01; 1054-341-02; 1054-351-01; 1054-351-02; 1054-361-01; 1054-361-02; 1073-111-01; 1073-111-02; 1073-111-03; 1073-111-04; 1073-111-05; 1073-111-06).

This is to advise that the City of Ontario City Council has, on February 2, 2021, (i) adopted a resolution approving General Plan Amendment (File No. PGPA18-003) and (ii) introduced for the first reading an ordinance approving the Merrill Commerce Center Specific Plan (File No. PSP18-001), and (iii) has made findings based on the provisions in CEQA, and has made the following determination(s) regarding the above described project:

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 CEQA and reflects the independent judgement of the Lead Agency.
  - A Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgement of the Lead Agency.
  - A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA and reflects the independent judgement of the Lead Agency.

FILED  
 2/4/21  
 3/19/21

CEQA Notice of Determination

File No(s): SCH#2019049079; PSP18-001 and PGPA18-003

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3. Mitigation measures  were,  were not, made a condition of approval of the project.
4. A Mitigation Monitoring or Reporting 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 certifies that the location and custodian of the documents which comprise the record of proceedings for the Final EIR (with comments and responses) or Negative Declaration, are available to the general public at the City of Ontario, 303 East "B" Street, Ontario, California, 91764.

Signature: Edmelyne V. Hutter  
Name (print or type): Edmelyne V. Hutter

Date: February 3, 2021  
Title: Senior Planner

Date Received for Filing: \_\_\_\_\_

Authority cited: Sections 21083, Public Resources Code.  
Reference Section 21000-21174, Public Resources Code.