

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Gas Station with Convenience Store, and Express Car Wash

Lead Agency: San Bernardino County

Contact Name: Anthony De Luca

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Project Location: Mentone San Bernardino County
City *County*

Project Description (Proposed actions, location, and/or consequences).

A Conditional Use Permit to establish a 6-pump fueling station and convenience store with an express car wash on a 1.3-acre site. The project includes a merger of 4 lots to create one (1) 1.3-acre parcel from the current 2.22-acre parcel.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The project area is located in the vicinity of a 19th century agricultural worker's camp and cemetery constructed by Native Americans. Therefore, sensitivity for undocumented subsurface resources related to Native American Tribal cultural heritage within the project area may be inferred. In the event that archaeological materials are encountered during construction, all construction work should be halted and a qualified archaeologist consulted to determine the appropriate treatment of the discovery (California Code of Regulations, Title 14, Chapter 3, Section 15064.5(f)). Monitoring of earthmoving activities by a qualified archaeologist and/or tribal monitor (including initial grubbing and vegetation removal) is recommended to mitigate potential impacts to undocumented archaeological resources. Monitoring of earthmoving activities by a qualified archaeologist and/or tribal monitor (including initial grubbing and vegetation removal) is recommended to mitigate potential impacts to undiscovered human remains. The use of hazardous materials will require the appropriate permits including Hazardous Material Permit, Hazardous Waste Permit, Aboveground Storage Tank Permit or an Underground Storage Tank Permit. Noise generated from the car wash component of the project will be mitigated with the following measures: NOI-1 (a). Install "silence package" at the blower to further reduce noise. NOI-2 (a). Enhance 6' CMU block wall between properties with vegetation to further reduce noise as well as visual character. Traffic mitigation measures include TRA-1 (a-b): Extend eastbound right turn lane on Mentone Boulevard. TRA-2 (a-b): Provide a two-way left turn along Crafton Avenue into the project site at Driveway "B" as Identified in the Traffic Impact Study prepared by David Evans and Associates. TRA-3 (a-b): Stripe the second southbound through lane along Crafton Avenue. Any inadvertent impacts to tribal cultural resources will be mitigated through compliance with TCR-1 and TCR-2 as described in the Initial Study/Mitigated Negative Declaration.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

No controversial issues were raised by the County reviewing agencies. There was some public opposition (approximately 6 letters) from neighboring residents who voiced concerns about noise, traffic, vagrancy, crime, and negative visual effects that the project might produce. The public was notified of the availability of the Initial Study/Mitigated Negative Declaration, and given the opportunity to comment. All property owners will be notified with a hearing notice when the hearing for the project is scheduled.

Provide a list of the responsible or trustee agencies for the project.

County of San Bernardino
California Fish and Wildlife Region 6
South Coast Air Quality Management District
Caltrans District 8
State Water Resources Control Board
City of Redlands

Governor's Office of Planning & Research

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STATE CLEARINGHOUSE