

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 #: 2019110456

Project Title: 9th and Vineyard Development Project

Lead Agency: City of Rancho Cucamonga

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Project Location: Rancho Cucamonga
City

San Bernadino County
County

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

The proposed project involves the development of three warehouse buildings comprising 13,000 square feet (sf) of office space and 969,096 sf of warehouse space (totaling 982,096 sf) on a 45.97-acre property at the southwest corner of 9th Street and Vineyard Avenue. Associated site improvements include landscaping, five driveways, 362 parking stalls, and 168 trailer parking stalls. The proposed project also involves the retention and rehabilitation of an existing historic building along the western border of the project site, known as the Baker House.

The 45.97-acre project site is in southwest Rancho Cucamonga within the County of San Bernardino, California. The project site is bound by 9th Street to the north, Baker Avenue to the west, Vineyard Avenue to the east, and adjacent to 8th Street to the south. The project site is denoted by nine Assessor Parcel Numbers (APNs): 0207-271-25, 0207-271-27, 0207-271-39, 0207-271-40, 0207-271-89, 0207-271-93, 0207-271-94, 0207-271-96, and 0207-271-97.

The project would require a Development Agreement (DRC2022-002266), Tentative Parcel Map (SUBTPM20173), Design Review (DRC2019-00742), Conditional Use Permit (DRC2022-00009), and Certificate of Appropriateness (DRC2019-00854).

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

Biological Resources: Mitigation Measure BIO-1 would avoid impacts to Cooper's Hawk and nesting birds.

Cultural and Tribal Cultural Resources: Mitigation Measures CUL-1 through CUL-3 would minimize historical resource impacts; Mitigation Measure CUL-4 would minimize archaeological resource impacts and Mitigation Measures TCR-1 through TCR-3 would address impacts to unanticipated tribal resources.

Geology/Soils: Mitigation Measure GEO-1 would reduce impacts related to instability of the site's geologic materials; and Mitigation Measure GEO-2 would minimize potential impacts to paleontological resources.

Greenhouse Gas Emissions: Mitigation Measure GHG-1 would ensure the project is consistent with the City's Climate Action Plan (CAP) and do not conflict with CAP goals and emissions reduction targets.

Hazards and Hazardous Materials: Mitigation Measure HAZ-1 would minimize potential impacts associated with the accidental release of hazardous materials into the environment during project operation; and Mitigation Measure HAZ-2 would reduce impacts relative to the on-site hazardous materials.

Hydrology and Water Quality: Mitigation Measure HYD-1 would reduce water quality impacts during construction with an erosion control plan.

Noise: Mitigation Measure NOI-1 would reduce construction noise impacts; and Mitigation Measure NOI-2 would reduce construction vibration impacts.

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

Land Use and Planning - The project would conflict with Policy LC-7.4 of the City's General Plan, which discourages industrial development within 1,000 feet of residential development.

Noise - The project would result in significant and unavoidable operational nighttime noise impact on residences across from 9th Street within the City of Rancho Cucamonga and residences south of the project in the City of Ontario.

Transportation - The public has raised issues with truck volume along Baker Avenue; therefore, the project would be designed to prohibit trucks along Baker Avenue.

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

Santa Ana Regional Water Quality Control Board (RWQCB) is identified as a responsible agency for the project because it is responsible for the protection of California's water resources and water quality. The Santa Ana RWQCB is responsible for issuance of a National Pollutant Discharge Elimination System (NPDES) Permit to ensure that during and after project construction, on-site water flows do not result in siltation, other erosional actions, or degradation of surface or subsurface water quality.