



State of California - Department of Fish and Wildlife  
**2023 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

**Print** **StartOver** **Save**

RECEIPT NUMBER:  
 36 — 04052023 — 306  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
 2021010318

**SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.**

|  |                   |                  |
|--|-------------------|------------------|
| LEAD AGENCY<br>City of Ontario Planning Department | LEAD AGENCY EMAIL | DATE<br>04052023 |
| COUNTY/STATE AGENCY OF FILING<br>San Bernardino    | DOCUMENT NUMBER   |                  |

PROJECT TITLE  
 South Ontario Logistics Center Development / PDEV20-028

|  |                         |                                |
|--|-------------------------|--------------------------------|
| PROJECT APPLICANT NAME<br>Grove Land Ventures, LLC | PROJECT APPLICANT EMAIL | PHONE NUMBER<br>(909) 395-2036 |
| PROJECT APPLICANT ADDRESS<br>303 East B Street     | CITY<br>Ontario         | STATE<br>CA                    |
|  |                         | ZIP CODE<br>91764              |

**PROJECT APPLICANT** (Check appropriate box)

Local Public Agency     School District     Other Special District     State Agency     Private Entity

**CHECK APPLICABLE FEES:**

- Environmental Impact Report (EIR) \$3,839.25 \$ 0.00
- Mitigated/Negative Declaration (MND)(ND) \$2,764.00 \$ 0.00
- Certified Regulatory Program (CRP) document - payment due directly to CDFW \$1,305.25 \$ 0.00

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

- Water Right Application or Petition Fee (State Water Resources Control Board only) \$850.00 \$ 0.00
- County documentary handling fee \$ 50.00
- Other \$ 0.00

**PAYMENT METHOD:** #2004

Cash     Credit     Check     Other

**TOTAL RECEIVED** \$ 50.00

|  |   |
|--|---|
| SIGNATURE<br> | AGENCY OF FILING PRINTED NAME AND TITLE<br>Jessica Ruiz, Deputy Clerk |
|--|---|



# 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.

COUNTY OF SAN BERNARDINO  
 2023 APR -5 PM 2:45  
 CLERK OF THE BOARD OF SUPERVISORS

### DATE FILED & POSTED

Posted On: 4-5-23

Removed On: 5-18-23

Receipt No: 36-04052023-304

State Clearinghouse No.: 2021010318

Project Title/File No.: South Ontario Logistics Center Development / PDEV20-028

Project Applicant (name, address, phone): Grove Land Ventures LLC

**Specific Project Location – Identify street address and cross street or attach a map showing project site:** The project site is located on the northwest corner of Merrill Avenue and Grove Avenue and bordered by Eucalyptus Avenue to the north, Bon View Avenue to the west, Merrill Avenue to the south, and Grove Avenue to the east.

**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 Development Plan (File No. PDEV20-028) to construct 10 industrial buildings totaling 3,021,375 square feet on 159.95 acres of land bordered by Eucalyptus Avenue to the north, Bon View Avenue to the west, Merrill Avenue to the south, and Grove Avenue to the east, within the South Ontario Logistics Center Specific Plan.

This is to advise that the [ Lead Agency,  Responsible Agency] approved the above described project on April 3, 2023, and has made the following determinations 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 judgment of the Lead Agency.
  - An Addendum to The Ontario Plan 2050 Supplemental Environmental Impact Report ("SEIR," State Clearinghouse No. 2021070364) was prepared and approved for use by Click to enter decision making body the on 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 SEIR and no further review pursuant to CEQA is required.

- 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 SEIR 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><br> |                              | <b>Date:</b> 4/4/2023 |
| <b>Name:</b> Lorena Mejia   | <b>Title:</b> Senior Planner |                       |
| <b>Date Received for Filing:</b>  |                              |                       |

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



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 — 03022022 — 191  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
 2021010318

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

|   |                   |                  |
|---|-------------------|------------------|
| LEAD AGENCY<br>City of Ontario                  | LEAD AGENCY EMAIL | DATE<br>03022022 |
| COUNTY/STATE AGENCY OF FILING<br>San Bernardino | DOCUMENT NUMBER   |                  |
| PROJECT TITLE                                   |                   |                  |

**South Ontario Logistics Center Specific Plan (File No. PSP19-001)**

|   |                         |                                |
|---|-------------------------|--------------------------------|
| PROJECT APPLICANT NAME<br>Real Estate Development Associates, LLC | PROJECT APPLICANT EMAIL | PHONE NUMBER<br>(909) 395-2416 |
| PROJECT APPLICANT ADDRESS<br>303 East "B" Street                  | CITY<br>Ontario         | STATE<br>CA                    |
|   |                         | ZIP CODE<br>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)                                       | \$3,539.25 | \$ | <u>3,539.25</u>   |
| <input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)   | \$2,548.00 | \$ | <u>0.00</u>       |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW         | \$1,203.25 | \$ | <u>0.00</u>       |
| <br>  |            |    |                   |
| <input type="checkbox"/> Exempt from fee  |            |    |                   |
| <input type="checkbox"/> Notice of Exemption (attach)   |            |    |                   |
| <input type="checkbox"/> CDFW No Effect Determination (attach)  |            |    |                   |
| <input type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)                   |            |    |                   |
| <hr/>   |            |    |                   |
| <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:

- Cash  
  Credit  
  Check  
  Other

TOTAL RECEIVED \$ 3,589.25

|  |   |
|--|---|
| SIGNATURE<br>X <i>Cynthia Merendon</i> | AGENCY OF FILING PRINTED NAME AND TITLE<br>Cynthia Merendon, Deputy Clerk |
|--|---|

# Notice of Determination

# Appendix D

**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

**From:**  
 Public Agency: City of Ontario  
 Address: 303 East "B" Street  
Ontario, CA 91764  
 Contact: Alexis Vaughn  
 Phone: (909) 395-2416

County Clerk  
 County of: San Bernardino  
 Address: 385 North Arrowhead Avenue,  
2nd Floor, San Bernardino CA 92415-0182

Lead Agency (if different from above):  
 Address: \_\_\_\_\_  
 Contact: \_\_\_\_\_  
 Phone: \_\_\_\_\_

**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): 2021010318

Project Title: South Ontario Logistics Center Specific Plan ( File No. PSP19-001)

Project Applicant: Real Estate Development Associates, LLC

Project Location (include county): City of Ontario, San Bernardino County, CA 91761

**Project Description:**

The South Ontario Logistics Center Specific Plan (project site) is located in the southwestern portion of Ontario, immediately north of the City of Chino in San Bernardino County, bound by Eucalyptus Avenue to the north, Campus Avenue to the west, Merrill Avenue to the south, and Grove Avenue to the east. The proposed project consists of a General Plan Amendment (PGPA19-004) and Specific Plan (PSP19-001) to allow for the development of an industrial and business park encompassing 23 parcels totaling 219.39 acres in the City of Ontario. The development proposes eight warehouse buildings, totaling a maximum development of 5,333,518 square feet of warehouse and office uses. The Project also includes approval of an SB330 Replacement Site Overlay District and Housing Element Update, to ensure no net loss in residential zoning capacity, to be accomplished through a General Plan Amendment (PGPA21-004), Zone Change (PZC21-002), and Development Code Amendment (PDCA21-001).

This is to advise that the City of Ontario City Council has approved the above  
 Lead Agency or  Responsible Agency

described project on March 1, 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 EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

City of Ontario, Planning Department, 303 East B Street, Ontario, CA 91764

Signature (Public Agency) [Signature] Title: ASSISTANT PLANNER

Date: MARCH 2, 2022 Date Received for filing at OPR: \_\_\_\_\_

DATE FILED & POSTED  
 Posted On: 3-2-22  
 Removed On: 4-14-22  
 Receipt No: 30-03022022-91