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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 #: N/A

Project Title: 7-Eleven at Perris Boulevard/Rider Street

Lead Agency: City of Perris, Planning Division

Contact Name: Nathan Perez, Senior Planner

Email: nperez@cityofperris.org Phone Number: 951-943-5003

Project Location: Perris (*City*) Riverside (*County*)

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

The project site is in the western portion of Riverside County within the City of Perris. Specifically, the project site is located at 23 East Rider Street at the southeast corner of North Perris Boulevard and East Riders Street. Elevation is approximately 1,455 feet above mean sea level (amsl). The site currently consists of a single parcel (APN: 300-300-026) totaling approximately 2.06 gross acres. Project includes development of a new 7-Eleven convenience store, gasoline fueling station, and automated car wash. Access to the site will be provided via two separate 35-foot wide driveways: one along Perris Boulevard and the other along Rider Street. Both driveways will be restricted to right-in/right-out turning movements. Project includes 37 passenger vehicle parking stalls, including two accessible stalls and one electric vehicle stall, and includes 24,372-square feet of landscaping. Project includes a Type 20 ABC License for the convenience store/fueling station operation, a Conditional Use Permit (CUP 19-05281) for 24-hour operation, a Variance (VAR 20-05162) to waive/reduce Municipal Code distance requirements for alcohol sales, and a Specific Plan Amendment (SPA 19-05282) to change the land use from Business Professional Office (BPO) to Commercial (C).

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

The Initial Study evaluated potential environmental impacts to aesthetics, agricultural and forestry resources, air quality, biological resources, cultural resources, energy, geology and soils, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, mineral resources, noise, population and housing, public services, recreation, transportation/traffic, tribal cultural resources, utilities and service systems and wildfires. Of all potential effects evaluated, impacts in the areas of biological resources, cultural resources, geology and soils, hazards and hazardous materials, hydrology and water quality, and noise were identified, but will be reduced to less than significant levels with implementation of the mitigation measures identified in the Initial Study. The City did not identify any significant, unavoidable impacts that require further analysis in an Environmental Impact Report.

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

N/A

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

California Air Resources Board
Caltrans District # 8
Fish and Game Region # 6
Public Utilities Commission
Regional WQCB # 8
Department of Toxic Substances Control
Riverside County Flood Control and Water Conservation District
South Coast Air Quality Management District
Eastern Municipal Water District
Riverside County Airport Land Use Commission
March Air Reserve Base/March Joint Powers Authority
Riverside Transit Authority
Perris Police and Sheriff's Department
Val Verde Unified School District
Southern California Edison
The Gas Company
Verizon California
Time Warner Cable