

**SUPPLEMENTAL INFORMATION FOR NOTICE OF COMPLETION & ENVIRONMENTAL DOCUMENT  
TRANSMITTAL AND  
SUMMARY FORM FOR ELECTRONIC DOCUMENT SUBMITTAL (FORM F)**

***Majestic Freeway Business Center Phase II – Plot Plan (PPT) 220003 (Building 18), PPT220008  
(Building 13), PPT220009 (Building 17), PPT220015 (Buildings 14A and 14B)***

**Cross Streets:**

Building 13 (PPT220008): Northwest corner of Martin Street and Harvill Avenue  
Buildings 14A and 14B (PPT220015): Northwest corner of Perry Street and Harvill Avenue  
Building 17 (PPT220009): Northeast corner of Harvill Avenue and America's Tire Drive  
Building 18 (PPT220003): Southwest corner of Peregrine Way and Harvill Avenue

**Longitude/Latitude**

Building 13 (PPT220008): 33° 50' 48" North, 117° 15' 30" West  
Buildings 14A and 14B (PPT220015): 33° 50' 58" North, 117° 15' 35" West  
Building 17 (PPT220009): 33° 51' 23" North, 117° 15' 34" West  
Building 18 (PPT220003): 33° 51' 24" North, 117° 15' 46" West

**Assessor's Parcel Numbers**

Building 13 (PPT220008): 314-130-015, 314-130-023, 314-130-024, 314-130-026, and 314-1300-27  
Buildings 14A and 14B (PPT220015): 314-270-009, 314-270-010, 314-270-011, 314-270-012, 314-270-013, 314-270-014, 314-280-001, 314-280-002, 314-280-003, 314-280-004  
Building 17 (PPT220009): 314-100-082, 314-100-084  
Building 18 (PPT220003): 314-040-013, 314-040-014, 314-040-015, 314-040-021, 314-040-023, 314-040-024, 314-040-025, 314-040-026, 314-040-028, 314-040-031

**Section, Township, and Range**

Building 13 (PPT220008): Section 1, Township 4 South, Range 4 West, San Bernardino Baseline and Meridian  
Buildings 14A and 14B (PPT220015): Section 1, Township 4 South, Range 4 West, San Bernardino Baseline and Meridian  
Building 17 (PPT220009): Section 1, Township 4 South, Range 4 West, San Bernardino Baseline and Meridian  
Building 18 (PPT220003): Section 2, Township 4 South, Range 4 West, San Bernardino Baseline and Meridian

**Schools within 2 Miles**

Mead Valley Elementary School, Thomas Rivera Middle School, Manuel L. Real Elementary School, Val Verde Academy, Val Verde High School, Val Verde Elementary School, Columbia Elementary School

**Project Description**

The proposed Project consists of applications for four separate plot plans (Plot Plan Nos. PPT 220003, PPT 220008, PPT 220009, and PPT 220015) to entitle five light industrial buildings for development with up to 1,219,222 square feet (s.f.) of total building area on a total of 70.37 gross acres within the Mead Valley community of unincorporated Riverside County. Building 13 (PPT 220008) is proposed on an 19.03-acre property located at the northwest corner of Martin Street and Harvill Avenue, and would include a 307,616 s.f. building

with a total of 53 docking doors along the western façade of the building. Buildings 14A and 14B (PPT 220015) are proposed on a 21.04-acre property located at the northwest corner of Perry Street and Harvill Avenue and would include a total of 337,698 s.f. of building area. Building 14A is proposed in the western portion of the site, and would include a 200,624 s.f. building with 27 docking doors along the eastern façade of the building. Building 14B is proposed in the eastern portion of the site, and would include a 137,074 s.f. building with 21 docking doors along the eastern façade of the building. Building 17 (PPT 220009) is proposed on a 16.06-acre property located at the northeast corner of Harvill Avenue and America's Tire Drive, and would include a 256,148 s.f. building with 39 docking doors along the southern building facade. Building 18 (PPT 220003) is proposed on a 14.24-acre property located at the southwest corner of Peregrine Way and Harvill Avenue, and would include a 317,760 s.f. building with a total of 39 docking doors along the western building façade. The proposed Project conforms to the site's existing General Plan land use designation of "Light Industrial (LI)" and the site's existing zoning classification of "Manufacturing-Service Commercial (M-SC)." Governmental approvals requested by the Project Applicant from Riverside County to implement the Project consist of the following:

1. Adoption by resolution of Plot Plan No. 220003 (Building 18)
2. Adoption by resolution of Plot Plan No. 220008 (Building 13)
3. Adoption by resolution of Plot Plan No. 220009 (Building 17)
4. Adoption by resolution of Plot Plan No. 220015 (Buildings 14A and 14B)