



NOTICE OF AVAILABILITY OF A DRAFT ENVIRONMENTAL IMPACT REPORT

**Review of Draft Environmental Impact Report (EIR) (SCH No. 2023030788)
Tentative Parcel Map (TPM) No. 22-025; Design Review (DRP) No. 22-051; MCN22-104**

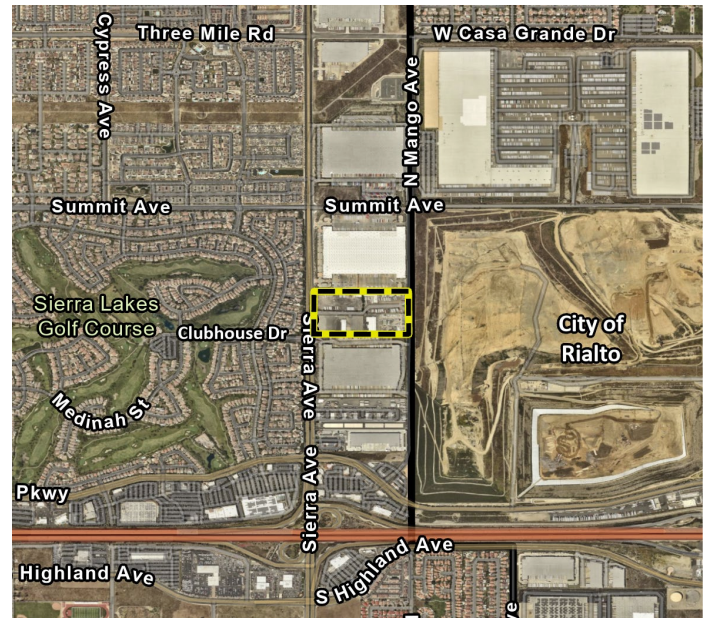
Notice is hereby given that the City of Fontana has completed a Draft Environmental Impact Report (EIR) (SCH No. 2023030788). The Sierra Distribution Facility Project (Project) includes the development of a 398,514 square foot warehouse building including approximately 10,000 square feet of office area on a total of 18.3 net acres in the northern portion of the City. Fifty-four dock-high doors would be constructed along the majority of the south building wall. The Project would provide 125 parking stalls, 71 trailer stalls, 10 trailer tandem stalls, and 37 tractor trailer stalls. The proposed building is expected to be surrounded by asphalt concrete (AC) pavement in the parking and drive areas, Portland cement concrete (PCC) pavements in the loading dock area, and concrete flatwork and landscaped planters throughout the Project site. Development would include on-site stormwater infiltration. The infiltration system would consist of a below-grade chamber system located in the southeastern and southwestern portions of the Project site. The Project is consistent with the City's General Plan land use designation and the zoning. The Project site's industrial land use designation is I-L: Light Industrial and the zoning is M-1: Light Industrial.

Environmental Determination:

This Project has been determined to have a potentially significant effect on the environment and a Draft Environmental Impact Report (EIR) has been prepared pursuant to Section 15063 of the California Environmental Quality Act (CEQA)

Location of Property:

The Project site is located at the northeast corner of the intersection of Sierra Avenue and Clubhouse Drive within the City and is bounded to the north and south by existing warehouse/industrial buildings, to the west by Sierra Avenue and residential development, and to the east by Mango Avenue and a landfill. The Project site encompasses six parcels that total 18.3 acres, which are identified as Assessor's Parcel Numbers (APNs) 1119-241-10, 1119-241-13, 1119-241-18, 1119-241-25, 1119-241-26, and 1119-241-27.



Project Impacts: The Project's potentially significant impacts are defined in **Section 4.1: Aesthetics** through **Section 4.20: Wildfire Hazards** of the Draft EIR. As noted in these sections, all of the potentially significant impacts identified can be reduced to a less than significant level by implementing feasible mitigation measures.

Public Comments: The 45-day public review period for the Draft EIR begins on September 11, 2024 and ends on October 25, 2024. *Written comments on the Draft EIR must be received no later than 5:00 p.m. on October 25, 2024.*

Address comments to:

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City of Fontana
Planning Department
8353 Sierra Avenue
Fontana, CA 92335

Comments may also be sent by email to Mr. Quintanilla at: squintanilla@fontanaca.gov.

Availability of the Draft Environmental Impact Report: The Draft EIR and its technical appendices are available for public review during normal working hours at the following two locations: (1) City of Fontana, Planning Department, 8353 Sierra Avenue, Fontana, CA 92335 and (2) Fontana Lewis Library and Technology Center, 8437 Sierra Avenue, Fontana, CA 92335. It is also available online at <https://www.fontana.org/2137/Environmental-Documents>. Should you have any questions concerning this project, please contact Salvador Quintanilla, Senior Planner at (909) 350-6656 or squintanilla@fontanaca.gov.