



NOTICE OF DETERMINATION

To: [ ] Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

From: City of Rialto
Development Services Department
150 South Palm Avenue
Rialto, CA 92376

[x] Clerk of the Board
County of San Bernardino
385 North Arrowhead Avenue
San Bernardino, CA 92415

COUNTY OF SAN BERNARDINO
JUL 27 2023
CLERK OF THE BOARD

Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code

Project Title: 436 West Rialto Ave. Warehouse (Related Files: Conditional Development Permit No. 2022-0002, Precise Plan of Design No. 2022-0001, & Environmental Assessment Review No. 2022-0009)

State Clearinghouse Number: 2023050324

Lead Agency Contact Person: Daniel Casey, Senior Planner

Phone & Email: (909) 820-2535 - dcasey@rialtoca.gov

Project Location: 13.83 acres of land (APN: 0130-191-09) located at the northeast corner of Rialto Avenue and Lilac Avenue.

Project Description: The Project provides for the redevelopment of an approximately 13.83-acre property located at the northeast corner of Rialto Avenue and Lilac Avenue in the City of Rialto with a warehouse building containing approximately 299,780 square feet (sf) of floor area, including 287,780 sf of warehouse space and 12,000 sf of supporting office space, and associated improvements including, but not limited to, surface parking lots, drive aisles, utility infrastructure, landscaping, exterior lighting, and walls/fencing.

Project Proponent & Address: AIREF Rialto Commerce Center II, LP - 4675 MacArthur Court, Suite 625, Newport Beach, CA 92660

Contact info & Phone: Peter Schafer - (949) 892-4904

This is to advise that the City of Rialto has approved the above-described project on July 26, 2023 and has made the following determinations regarding the above-described project.

- 1. The project { [ ] will [x] 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.
3. [x] A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures { [x] were [ ] were not } made a condition of the approval of the project.
4. A statement of Overriding Considerations { [ ] was [x] was not } adopted for this project.

This is to certify that the Mitigated Negative Declaration and record of project approval is available to the general public at the City of Rialto, Development Services Department, Planning Division, 150 South Palm Avenue, Rialto, CA 92376

[Signature]
Daniel Casey, Senior Planner

Date: 7-27-2023

Date received for filing and posting at OPR:

DATE FILED & POSTED

Posted On: 7-27-23

Removed On: 9-8-23

Receipt No: 36-07272023-634



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 — 07272023 — 636  
 STATE CLEARINGHOUSE NUMBER (If applicable)  
 2023050324

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

|                               |                   |                  |
|-------------------------------|-------------------|------------------|
| LEAD AGENCY<br>City of Rialto | LEAD AGENCY EMAIL | DATE<br>07272023 |
|-------------------------------|-------------------|------------------|

|   |                 |
|---|-----------------|
| COUNTY/STATE AGENCY OF FILING<br>San Bernardino | DOCUMENT NUMBER |
|---|-----------------|

PROJECT TITLE  
 436 West Rialto Ave. Warehouse

|   |                         |                                |
|---|-------------------------|--------------------------------|
| PROJECT APPLICANT NAME<br>AIREF Rialto Commerce Center II, LP | PROJECT APPLICANT EMAIL | PHONE NUMBER<br>(909) 820-2535 |
|---|-------------------------|--------------------------------|

|  |                       |             |                   |
|--|-----------------------|-------------|-------------------|
| PROJECT APPLICANT ADDRESS<br>4675 MacArthur Court, Suite 625 | CITY<br>Newport Beach | STATE<br>CA | ZIP CODE<br>92660 |
|--|-----------------------|-------------|-------------------|

**PROJECT APPLICANT** (Check appropriate box)

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

**CHECK APPLICABLE FEES:**

|   |            |    |          |
|---|------------|----|----------|
| <input type="checkbox"/> Environmental Impact Report (EIR)  | \$3,839.25 | \$ | 0.00     |
| <input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)                        | \$2,764.00 | \$ | 2,764.00 |
| <input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW | \$1,305.25 | \$ |          |

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

|   |          |    |       |
|---|----------|----|-------|
| <input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only) | \$850.00 | \$ | 0.00  |
| <input checked="" type="checkbox"/> County documentary handling fee   |          | \$ | 50.00 |
| <input type="checkbox"/> Other  |          | \$ |       |

**PAYMENT METHOD:**

Cash     Credit     Check     Other

**TOTAL RECEIVED** \$ 2,814.00

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