



DEC 07 2023

STATE CLEARINGHOUSE

NOTICE OF PUBLIC HEARING AND NOTICE OF AVAILABILITY OF A DRAFT SUBSEQUENT ENVIRONMENTAL IMPACT REPORT

A PUBLIC HEARING HAS BEEN SCHEDULED BEFORE THE PLANNING COMMISSION OF THE CITY OF FONTANA FOR THE FOLLOWING:

**Review of Draft Subsequent Environmental Impact Report (EIR) (SCH No. 2023070065)
MCN No. 23-059; Tentative Parcel Map No. 20744 (TPM 23-010); and Design Review No. (DRP) 23-013**

Notice is hereby given that the City of Fontana has completed a Draft Subsequent Environmental Impact Report (EIR) (SCH No. 2023070065), which tiers from the City of Fontana's Final EIR for the Southwest Industrial Park (SWIP) Specific Plan Update and Annexation (SCH No. 2009091089), for the Cherry Commerce Center Project (Project or proposed Project) that is available for public review pursuant to Title 14 of the California Code of Regulations, Section 15087. The proposed Project would redevelop an existing developed 29.4 acre site to an industrial commerce center with two new warehouse buildings that would have a combined footprint of approximately 699,433 square feet (SF). Building one will be 477,480 square feet, inclusive of approximately 10,000 square feet of office space to be located on the first floor, and building number two will be approximately 221,953 square feet inclusive of 6,000 square feet of office space on the first floor. The warehouses would have a combined 91 loading docks to be located on the east side of building one and on the west side of building two. Vehicular and truck access would be provided via Jurupa Avenue, Redwood Avenue, and Cherry Avenue.

Environmental Determination:

This Project has been determined have a potential significant effect on the environment and a Draft Subsequent Environmental Impact Report (EIR) has been prepared pursuant to Sections 15080 to 15097 of the California Environmental Quality Act (CEQA)

Location of Property:

11171 Cherry Avenue, south of Santa Ana Avenue, at the northeast corner of the intersection of Cherry Avenue and Jurupa Avenue

Assessor's Parcel Numbers (APNs)
0236-191-14 & 0236-191-25

Date of Hearing:

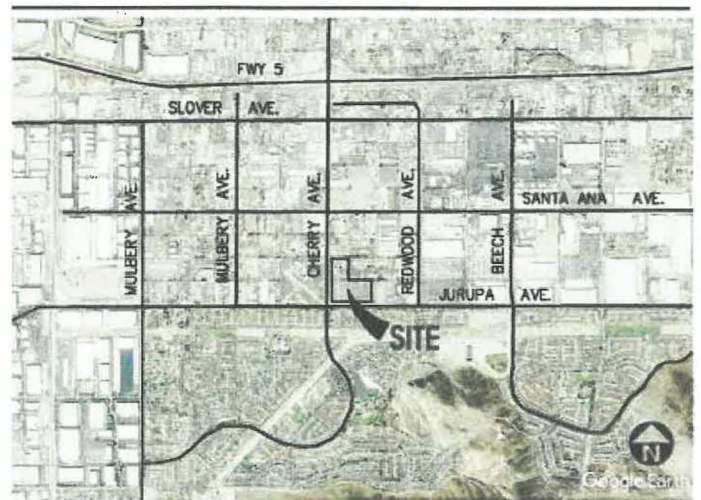
December 19, 2023

Place of Hearing:

City Hall Council Chambers
8353 Sierra Avenue
Fontana, CA 92335

Time of Hearing:

6:00 P.M.



Project Impacts: The Draft Subsequent EIR evaluates the proposed Project's potential individual- and cumulative-level environmental impacts on the following resource areas: air quality, greenhouse gas emissions, noise, transportation and traffic, and tribal cultural resources.

The Draft Subsequent EIR indicates that implementation of the proposed Project would result in significant and unavoidable impacts related to:

- **Greenhouse Gas Emissions** – Project emissions.

Consistent with the SWIP Specific Plan EIR, mitigation measures are identified in the Draft Subsequent EIR that would minimize these significant impacts but not to less than significant levels.

Public Comments: The 45-day public review period for the Draft Subsequent EIR begins on December 7, 2023 and ends on January 22, 2024. ***Written comments on the Draft Subsequent EIR must be received no later than 5:00 p.m. on January 22, 2024.***

Address comments to:

George Velarde
Assistant Planner
Planning Department
8353 Sierra Avenue
Fontana, CA 92335

Comments may also be sent by email to Mr. Velarde at: gvelarde@fontanaca.gov

Availability of the Draft Environmental Impact Report: The Draft Subsequent 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.fontanaca.gov/2137/Environmental-Documents>. Should you have any questions concerning this project, please contact George Velarde, Assistant Planner at the City of Fontana by mail or e-mail (gvelarde@fontanaca.gov).

NO FORMAL ACTION WILL BE TAKEN AT THE PLANNING COMMISSION MEETING. THIS MEETING IS SIMPLY TO SOLICIT COMMENTS FROM THE PLANNING COMMISSION ON THE PROJECT AND THE DRAFT SUBSEQUENT EIR. THE PLANNING COMMISSION WILL CONSIDER THE PROPOSED PROJECT ALONG WITH THE ENVIRONMENTAL IMPACT REPORT AT A SUBSEQUENT AND CURRENTLY UNSCHEDULED MEETING(S)/HEARING(S) IN THE FUTURE.

Publish Date: December, 7 2023