

**THE TOWN OF APPLE VALLEY
NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION AND
NOTICE OF PUBLIC HEARING**

**THE TOWN OF APPLE VALLEY PLANNING COMMISSION WILL MEET ON
WEDNESDAY, SEPTEMBER 20th, 2023 AT 6:00 P.M. AT**

Town Hall Council Chambers
14955 Dale Evans Parkway
Apple Valley, CA 92307

A PUBLIC HEARING HAS BEEN SCHEDULED BEFORE THE TOWN OF APPLE VALLEY PLANNING COMMISSION FOR THE FOLLOWING:

Case: GTS Cold Storage Project

Applicant: Green Trucking Solutions, LLC

Proposal: The proposed Project would develop a 385,004-square-foot cold storage warehouse building. The proposed warehouse Project would also include two 2-story office areas, an electrical and fire pump building, and parking spaces for automobiles and trucks.

Location: Northwest corner of Navajo Road and Lafayette Street. APN 0463-231-06.

Environmental Determination:

Pursuant to Section 15087c6 of the Guidelines for California Environmental Quality Act the Town acknowledges the non-existence of hazardous waste sites within the project area reviewed by this Mitigated Negative Declaration.

Notice of Intent to Adopt a Mitigated Negative Declaration - Pursuant to the California Environmental Quality Act (CEQA), the Town of Apple Valley intends to issue a Mitigated Negative Declaration for the above proposal. The Draft Initial Study and Mitigated Negative Declaration (IS/MND) prepared for this project will be available for **public review from August 14th, 2023 through September 12th, 2023** on the Town's website at www.applevalley.org or at the Town of Apple Valley Planning Division, located at 14955 Dale Evans Parkway, Apple Valley, CA, Monday through Thursday between 7:30 a.m. and 5:30 p.m., and alternating Fridays between 7:30 a.m. and 4:30 p.m. (closed the subsequent Fridays). Comments on the proposed Initial study and Mitigated Negative Declaration should be submitted to the Planning Division in writing no later than 6:00 p.m., September 20th, 2023, at 14955 Dale Evans Parkway, Apple Valley, CA 92308.

Any interested party may appear and present any information that may be of assistance to the Planning Commission on the above proposal and the Environmental Findings. The Planning Commission, in its deliberation, may approve, modify or deny the proposal.

PURSUANT TO GOVERNMENT CODED SECTION 65009(B), IF THIS MATTER IS SUBSEQUENTLY CHALLENGED IN COURT BY YOU OR OTHERS, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS NOTICE, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE TOWN AT, OR PRIOR TO, THE PUBLIC HEARINGS.

Should you have any questions concerning this project, please contact Yenifer Cid, Assistant Planner, at (760) 240-7000, ext. 7203 or email ycid@applevalley.org. A full copy of the analysis of this proposal will be available on the Town's website at "www.applevalley.org" roughly three days prior to the meeting.

Publish Date: **August 14th, 2023**