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Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Foothill Centtal Specific Plan Amendment

Lead Agency: City of Rialto

Contact Name: Paul Gonzales

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Project Location: Rialto, San Bernardino
City *County*

Project Description (Proposed actions, location, and/or consequences).

The Foothill Central Specific Plan intends to guide the development of the Foothill Boulevard corridor and the Rialto Central Area, while protecting and enhancing the existing residential neighborhoods in Downtown Rialto. To achieve this, the residential zoning designations established in the Central Area Specific Plan, which include Single Family Residential (SFR), Multi-Family Residential (MFR), and Increased Density Residential (R-X), were preserved and incorporated into the Foothill Central Specific Plan. Additionally, the Foothill Boulevard Specific Plan ' s Streetscape and Infrastructure sections were carried over and incorporated into the Proposed Project to provide clear and concise standards to improve the aesthetics and create a pedestrian-friendly environment within the Foothill Central Area.
The Proposed Project consolidates the boundaries of the Central Area Specific Plan and the Foothill Boulevard Specific Plan to form the new Foothill Central Area. To maintain the core values of the previous plans, it has also adopted parts of the vision of the Foothill Boulevard Specific Plan as part of its own vision and would continue to encourage similar infrastructure development standards and streetscape design.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

As the Proposed Project encourages infill development to increase density of housing and commercial land uses within the Foothill Central Area, future proposed redevelopment of existing structures could result in direct or indirect impacts to a historical structures. Case by Case determine if a structure is historical and thoroughly analyze. Prior to any renovation, or demolition, grading or building permit approval, the applicant shall retain a qualified hazardous materials Environmental Professional to prepare a formal Phase I Environmental Site Assessment (ESA) for any vacant, commercial, and residential properties involving hazardous materials or waste.

Applications for future development of vacant properties (and portions thereof) located in the Plan Area, wherein the Community Development Director has determined a potential for impacts to sensitive biological resources, shall be required to complete applicable studies for raptors, sensitive habitat, etc.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Provide a list of the responsible or trustee agencies for the project.

City of Rialto