

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Santa Ana Truck Terminal Project

Lead Agency: City of Rialto Contact Person: Daniel Casey
 Mailing Address: 150 S. Palm Avenue Phone: 909-820-2535
 City: Rialto Zip: 92376 County: San Bernardino

Project Location: County: San Bernardino City/Nearest Community: Rialto
 Cross Streets: Santa Ana Avenue; Sycamore Avenue Zip Code: 92316

Longitude/Latitude (degrees, minutes and seconds): 34 ° 3 ' 12.38 " N / 117 ° 21 ' 46.88 " W Total Acres: 45.7

Assessor's Parcel No.: 0258-141-18 Section: 26 Twp.: 1S Range: 5W Base: San Bernardino P

Within 2 Miles: State Hwy #: Interstate 10 Waterways: Santa Ana River
 Airports: _____ Railways: Union Pacific, BNSF Schools: Crestmore Elementary School, Joe Baca Middle School

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units _____ Acres _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. 172,445 Acres 45.7 Employees 140 Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: _____

Project Issues Discussed in Document:

<input checked="" type="checkbox"/> Aesthetic/Visual	<input type="checkbox"/> Fiscal	<input checked="" type="checkbox"/> Recreation/Parks	<input checked="" type="checkbox"/> Vegetation
<input checked="" type="checkbox"/> Agricultural Land	<input checked="" type="checkbox"/> Flood Plain/Flooding	<input checked="" type="checkbox"/> Schools/Universities	<input checked="" type="checkbox"/> Water Quality
<input checked="" type="checkbox"/> Air Quality	<input checked="" type="checkbox"/> Forest Land/Fire Hazard	<input type="checkbox"/> Septic Systems	<input checked="" type="checkbox"/> Water Supply/Groundwater
<input checked="" type="checkbox"/> Archeological/Historical	<input checked="" type="checkbox"/> Geologic/Seismic	<input checked="" type="checkbox"/> Sewer Capacity	<input checked="" type="checkbox"/> Wetland/Riparian
<input checked="" type="checkbox"/> Biological Resources	<input checked="" type="checkbox"/> Minerals	<input checked="" type="checkbox"/> Soil Erosion/Compaction/Grading	<input checked="" type="checkbox"/> Growth Inducement
<input type="checkbox"/> Coastal Zone	<input checked="" type="checkbox"/> Noise	<input checked="" type="checkbox"/> Solid Waste	<input checked="" type="checkbox"/> Land Use
<input checked="" type="checkbox"/> Drainage/Absorption	<input checked="" type="checkbox"/> Population/Housing Balance	<input checked="" type="checkbox"/> Toxic/Hazardous	<input checked="" type="checkbox"/> Cumulative Effects
<input type="checkbox"/> Economic/Jobs	<input checked="" type="checkbox"/> Public Services/Facilities	<input checked="" type="checkbox"/> Traffic/Circulation	<input type="checkbox"/> Other: _____

Present Land Use/Zoning/General Plan Designation:

Rialto General Plan: General Industrial; Agua Mansa Industrial Corridor Specific Plan: Heavy Industrial; Zoning: Heavy Industrial

Project Description: (please use a separate page if necessary)

Please see attached project description.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with and "X". If you have already sent your document to the agency please denote that with an "S".

- | | |
|---|---|
| <input checked="" type="checkbox"/> Air Resources Board | <input type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # <u>8</u> | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # <u>8</u> |
| <input type="checkbox"/> Caltrans Planning | <input type="checkbox"/> Resources Agency |
| <input type="checkbox"/> Central Valley Flood Protection Board | <input type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy | <input type="checkbox"/> S.F. Bay Conservation & Development Comm. |
| <input type="checkbox"/> Coastal Commission | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy |
| <input type="checkbox"/> Colorado River Board | <input type="checkbox"/> San Joaquin River Conservancy |
| <input checked="" type="checkbox"/> Conservation, Department of | <input type="checkbox"/> Santa Monica Mtns. Conservancy |
| <input type="checkbox"/> Corrections, Department of | <input type="checkbox"/> State Lands Commission |
| <input type="checkbox"/> Delta Protection Commission | <input type="checkbox"/> SWRCB: Clean Water Grants |
| <input type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region # <u>8</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | |
| <input type="checkbox"/> Health Services, Department of | <input checked="" type="checkbox"/> Other: <u>South Coast Air Quality Management District</u> |
| <input type="checkbox"/> Housing & Community Development | <input type="checkbox"/> Other: _____ |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

Local Public Review Period (to be filled in by lead agency)

Starting Date December 8, 2023 Ending Date January 22, 2024

Lead Agency (Complete if applicable):

Consulting Firm: <u>Kimley-Horn</u>	Applicant: <u>City of Rialto</u>
Address: <u>401 B Street, Suite 600</u>	Address: <u>150 S. Palm Avenue</u>
City/State/Zip: <u>San Diego, CA 92101</u>	City/State/Zip: <u>Rialto, CA 92376</u>
Contact: <u>Casey Schooner</u>	Phone: <u>909-820-2535</u>
Phone: <u>619-744-0111</u>	

Signature of Lead Agency Representative: _____ Date: 12-5-2023

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.

Description of Proposed Project

Location

The Santa Ana Truck Terminal Project (Project) is located the City of Rialto in San Bernardino County, California. The project site is located within the southeastern portion of the City of Rialto (City), west of Interstate 215 (I-215) and south of Interstate 10 (I-10). The overall project site consists of approximately 45.7 acres east of Riverside Avenue and south of Santa Ana Avenue.

Project Characteristics

Crown Enterprise, Inc. (Owner) is proposing to develop one 172,445 square foot (sf) truck terminal building with 292 bays and 5,890 sf of office space and one 18,700 sf maintenance shop with an additional 8 bays and 810 sf of office space. The Project would also include 679 trailer parking stalls, 100 tractor parking stalls, and 149 passenger vehicle parking stalls. The project site consists of previously disturbed land on one approximately 45.7-acre parcel (Accessor Parcel Number [APN]: 0258-141-18).

Operations

The Project would provide truck and trailer parking to respond to current market demands. Additionally, the proposed repair shop would provide on-site maintenance and fuel services. The Project would employ approximately 140 people and would operate Monday through Friday from 8:00am to 5:00pm.

Landscaping

Landscaping would be installed in all areas not devoted to buildings, parking, traffic and specific user requirements, in accordance with the City's Municipal Code Section 18.61.250 and Section 18.61.270 which specify landscape design guidelines for industrial districts.

Construction

Construction of the proposed Project is expected to commence in July 2024 with a construction duration of approximately 18 months and would be completed in one phase of construction. Construction of the Project would require the following phases: site preparation, grading, paving, building construction/infrastructure installation, and architectural coatings. Approximately 50,000 cubic yards of soil and project materials would be imported during grading activities.

Circulation and Parking

Access to the project site would be provided via one driveway located along Santa Ana Avenue. The proposed driveway would be signalized and would provide both truck and passenger vehicle ingress/egress to the project site. One additional emergency driveway would be located on the northeast side of the project site, along Santa Ana Avenue. The Project would include 679 trailer parking stalls, 100 tractor parking stalls, and 149 passenger vehicle parking stalls.