

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: Perris Valley Towne Center

Lead Agency: City of Perris Contact Person: Nathan Perez
 Mailing Address: 135 N. D Street Phone: (951) 943-5003
 City: Perris Zip: 92570 County: Riverside

Project Location: County: Riverside City/Nearest Community: Perris
 Cross Streets: Redlands Avenue and San Jacinto Avenue Zip Code: 92571
 Longitude/Latitude (degrees, minutes and seconds): 33 ° 47 ' 03.73 " N / 117 ° 12 ' 44.60 " W Total Acres: 67.3
 Assessor's Parcel No.: _____ Section: 7 Twp.: 4 South Range: 3 West Base: San Jacinto/Perris
 Within 2 Miles: State Hwy #: I-215 Waterways: Perris Channel
 Airports: Perris Valley Railways: BNSF Schools: Palms Elementary

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 _____
 Commercial: Sq.ft. 122,074 Acres 15.7 Employees _____
 Industrial: Sq.ft. 848,000 Acres 44.0 Employees _____
 Educational: _____
 Recreational: _____
 Water Facilities: Type _____ MGD _____
 Transportation: Type _____
 Mining: Mineral _____
 Power: Type _____ MW
 Waste Treatment: Type _____ MGD
 Hazardous Waste: Type _____
 Other: Stormwater Detention Basin - 6.6 acres

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

Vacant site/Commercial Community (CC)/Community Commercial

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

The Project involves a General Plan Amendment, Zone Change and Development Plan Review (DPR) to allow for the proposed 848,000 sf fulfillment center building and stormwater detention basin; DPR for the proposed 122,074 sf commercial shopping center (9 buildings); a CUP for three drive-through restaurants; and Tentative Parcel Map No. 35700 to consolidate 26 parcels into 10 parcels. Roadway improvements, utility infrastructure, landscaping, and parking areas would also be implemented. The Project also includes installation of a public storm drain in San Jacinto Avenue (extending 700 feet east of Wilson Avenue)

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 an "X". If you have already sent your document to the agency please denote that with an "S".

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| <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 # 8 | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # 8 |
| <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 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 # 6 | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input 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 | Other: _____ |
| <input type="checkbox"/> Housing & Community Development | Other: _____ |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

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

Starting Date February 23, 2024 Ending Date March 25, 2024

Lead Agency (Complete if applicable):

Consulting Firm: <u>T&B Planning</u>	Applicant: <u>WLPX Perris Venue, LLC</u>
Address: <u>3200 El Camino Real, Ste. 100</u>	Address: <u>1156 North Mountain Avenue</u>
City/State/Zip: <u>Irvine, CA 92602</u>	City/State/Zip: <u>Upland, CA 91786</u>
Contact: <u>Tina Andersen</u>	Phone: <u>(909) 579-1236</u>
Phone: <u>(714) 505-6360 Ext. 106</u>	

Signature of Lead Agency Representative:  Date: 2/20/24

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