



**CITY OF RIALTO
PUBLIC NOTICE OF INTENT TO ISSUE A
MITIGATED NEGATIVE DECLARATION**

Project Title: 1100 Foothill Boulevard Self Storage Project (Related Files: Conditional Development Permit No. 2023-0012, Precise Plan of Design No. 2023-0020, & Environmental Assessment Review No. 2023-0025)

Lead Agency Contact Person: Daniel Casey, Principal Planner

Phone & Email: (909) 820-2535 – dcasey@rialto.ca.gov

Project Location: 3.08-acre portion of a 5.14-acre parcel of land (APN: 0128-571-26) located on the west side of Larch Avenue approximately 340 feet north of Foothill Boulevard.

Project Description: Development of an approximately 75,377 square foot (sf) self-storage facility and associated improvements including, but not limited to, surface parking lots, drive aisles, utility infrastructure, landscaping, exterior lighting, and walls/fencing. Specific project features include Building A (2-story, 45,910sf), Building B (1-story, 10,129sf), Building C (1-story, 8,482sf), Building D (1-story, 4,601sf), Building E (1-story, 6,255sf) and two shared driveways connected to Foothill Boulevard and Larch Avenue.

Project Proponent & Address: Property Plus Mobil, LLC
9051 Van Nuys Boulevard #2
Panorama City, CA 91402

Contact Name, Phone, & Email: Ryan Fryer - (949) 310-2752 – rfryer@dashertabata.com

This is to notify the public and interested parties of the City of Rialto's intent to adopt a **Mitigated Negative Declaration** for the above reference project. The mandatory public review period will begin on **September 9, 2024** and end on **October 8, 2024**. The Initial Study and supporting technical studies are available for public review at the public counter in the Community Development Department, Planning Division, 150 South Palm Avenue, Rialto, CA 92376. For additional information about the project, call (909) 820-2535.

The project site is not listed in the State of California Hazardous Waste and Substances Sites List pursuant to Government Code Section 65962.5 (E).

Signature: 
Daniel Casey, Principal Planner

Date: 9-4-2024