

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: Auto and Tractor Trailer Parking Lot (CUP 23-11 and LDP 23-13)

Lead Agency: City of Adelanto

Contact Person: James Hirsch

Mailing Address: 11600 Air Expressway

Phone: (760) 246-2300 ext. 11190

City: Adelanto

Zip: 92301

County: San Bernardino

Project Location: County: San Bernardino City/Nearest Community: Adelanto

Cross Streets: US 395 & Coronado Avenue

Zip Code: 92301

Longitude/Latitude (degrees, minutes and seconds): 34 ° 36 ' 37.3 " N / -117 ° 25 ' 29.68 " W Total Acres: 140.18

Assessor's Parcel No.: 0459-026-016, -035

Section: 17

Twp.: 6

Range: 5W

Base: _____

Within 2 Miles: State Hwy #: US 395

Waterways: _____

Airports: Southern California Logistics Airport

Railways: _____

Schools: Westside Park Elementary 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. 1,000 Acres 0.02 Employees 10 Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ Other: Parking Lot - 1,749,193 sq. ft. (40.18 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: _____

Present Land Use/Zoning/General Plan Designation:

Airport Development District (ADD)

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

The applicant is proposing an auto and tractor trailer parking on the project site. The development site spans across two parcels (APNs 0459-026-016 & -035) for a gross land area of 40.18 acres. The project site is currently occupied by Sunrise Motorcycle Park. The existing buildings, some existing chain-link fences would remain. Existing dirt motocross tracks, some existing chain-link fence, and existing water tanks would be removed. The proposed project would allow for a total of 1,600 parking spaces: 355 spaces (12' by 20') for vehicle/van, 168 spaces (12' by 30') for van/RV, 607 spaces (12' by 30') for van/RV with charger, 63 spaces (12' by 40') for van/RV, 366 spaces (15' by 70') for semi-truck trailer, 26 spaces (15' by 84') for semi-truck trailer, and 35 spaces (10' by 20') for office parking. Access to the project site would be provided by a 70 foot driveway located west of the US 395 frontage and central east of the project site.

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".

<input 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 type="checkbox"/> Regional WQCB # _____
<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 # <u>6</u>	<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"/> Other: _____
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Housing & Community Development	
<input type="checkbox"/> Native American Heritage Commission	

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

Starting Date October 31, 2024 Ending Date December 2, 2024

Lead Agency (Complete if applicable):

Consulting Firm: <u>Blodgett Baylosis Environmental Planning</u>	Applicant: <u>Justin Prann, Pinnacle Transportation Group.</u>
Address: <u>2211 S Hacienda Blvd</u>	Address: <u>2206 Toledo Road</u>
City/State/Zip: <u>Hacienda Heights, CA 91745</u>	City/State/Zip: <u>Elkhart, IN 46516</u>
Contact: <u>Marc Blodgett</u>	Phone: _____
Phone: <u>(626) 336-0033</u>	

Signature of Lead Agency Representative: *Marc Blodgett* Date: October 30, 2024

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