

Notice of Determination

To:

Office of Planning and Research
[CEQA Submit](#)

From:

Department of Fish and Wildlife
Inland Deserts Region
3602 Inland Empire Blvd C-220
Ontario, CA 91764
Contact: Katrina Rehrer
Email: Katrina.rehrer@wildlife.ca.gov



Lead Agency

City of Riverside
3900 Main Street, 3rd Floor
Riverside, CA 92522
Contact: Kyle Smith
Email: kjsmith@riversideca.gov

SUBJECT: Filing of Notice of Determination pursuant to Public Resources Code section 21108

State Clearinghouse Number: 2007021005

Project Title: Alessandro Boulevard Commercial Development Project (Lake or Streambed Alteration Agreement No. EPIMS-RIV-40680-R6)

Project Location (Riverside County): The Project is located south of Cottonwood Avenue, east of Interstate 215, west of Old 215 Frontage Road, and north of East Alessandro Boulevard, in the community of Nuevo, within the City of Riverside, Riverside County, State of California; Latitude 33.91839° N and Longitude - 117.28665 °W; U.S. Geological Survey (USGS) Riverside East 7.5-minute quadrangle in Section 10, Township 3 South, Range 4 West. The Project is located within Assessor's Parcel Numbers 263-091-008 and 263-100-028.

Project Description: The California Department of Fish and Wildlife (CDFW) has executed Lake and Streambed Alteration Agreement (EPIMS-RIV-40680-R6), pursuant to Fish and Game Code section 1602, the Project Applicant, OZI Alessandro LLC.

The Project will consist of impacts from the grading and fill of one unnamed tributary to Sycamore Creek for the construction and development of a single 115,526 square-foot (sq ft) concrete tilt-up warehouse building. The tributary will be converted to an underground storm drain which will outlet at the western Project boundary via a headwall with riprap energy dissipation at a similar location to where it is currently located onsite. Approximately 0.60 acre of the Project site will be avoided, including a 0.28-acre pond near the western project boundary, which includes a 30-foot buffer around the pond.

The Project will permanently impact 0.05 acres of streambed, bank, and channel. The project will compensate for the permanent impacts of 0.05-acres of stream bed, bank, and channel, through the acquisition of no less than 0.165 acres of Re-establishment/rehabilitation credits through Riverpark Mitigation Bank, or other CDFW- approved mitigation bank within Western Riverside County.

This is to advise that CDFW, acting as a Responsible Agency, approved the project described above on September 22, 2023, and has made the following determinations regarding the project pursuant to California Code of Regulations section 15096, subdivision (i):

1. The project will not have a significant effect on the environment. This determination is limited to effects within CDFW's permitting jurisdiction as a Responsible Agency.
2. CDFW considered the Mitigated Negative Declaration prepared by the Lead Agency for this project pursuant to California Code of Regulations section 15096, subdivision (f).
3. Mitigation measures were made a condition of CDFW's approval of the project.
4. A Mitigation Reporting or Monitoring Plan was adopted by CDFW for this project.
5. A Statement of Overriding Considerations was not adopted by CDFW for this project.
6. Findings were not made by CDFW pursuant to California Code of Regulations section 15091.

Notice of Determination

The Mitigated Negative Declaration prepared for the project is available to the general public at the office location listed above for the Lead Agency. CDFW's record of project approval as a Responsible Agency is available at CDFW's regional office.

DocuSigned by:

Signature: _____ Date: 9/22/2023
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Kim Freeburn, Environmental Program Manager

Date Received for filing at OPR: _____