



CITY OF PERRIS

DEVELOPMENT SERVICES DEPARTMENT
PLANNING DIVISION
135 NORTH "D" STREET, PERRIS, CA 92570-2200
TEL.: (951) 943-5003 FAX: (951) 943-8379

NOTICE OF DETERMINATION

FROM: CITY OF PERRIS
Development Services Department
Planning Division
135 North "D" Street
Perris, CA 92570

TO: ☒ OFFICE OF PLANNING AND RESEARCH
P.O. Box 3044
Sacramento, CA 95812-3044

☒ COUNTY CLERK
County of Riverside
2720 Gateway Drive
Riverside, CA 92507

SUBJECT: *Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code*

State Clearinghouse Number (if submitted to Clearinghouse): 2023030787

Project Title: First Industrial Logistics at Wilson Avenue Project DPR 22-00017

Project Applicant: Paul Loubet, First Industrial Realty Trust, Inc.

Lead Agency Contact Person: Lupita Garcia, Associate Planner

Area Code/Telephone: (951) 943-5003 ext. 236

Project Location (include County): The Project site is located on the west side of Wilson Avenue, approximately 800 feet south of East Rider Street in the Light Industrial (LI) Zone of the Perris Valley Commerce Center Specific Plan (APNs: 300-210-014, 300-210-015, 300-210-023, and 300-210-024).

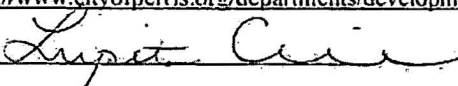
Project Description: The proposed First Industrial Logistics at Wilson Avenue Project is a proposal to consider a Development Plan Review for the construction of a 192,623 square-foot industrial, non-refrigerated warehouse building consisting of 8,000 square feet of associated office space, 4,000 square feet of mezzanine space, and 180,623 square feet of warehouse area with 24 loading docks, and associated landscaping, parking, and right-of-way improvements, on 9.52-gross acre site.

This is to advise that the City of Perris Planning Commission approved the above-described project on October 4, 2023, and made the following determinations:

1. The project [☐ will ☒ will not] have a significant effect on the environment.
2. ☐ An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
☒ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation Measures [☒ were ☐ were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [☒ was ☐ was not] adopted for this project.
5. A Statement of Overriding Considerations [☐ was ☒ was not] adopted for this project.
6. Findings [☐ were ☒ were not] made pursuant to the provisions of CEQA.

This is to certify that the final MND with comments and responses and record of project approval is available to the General Public at:

City of Perris Development Services Department, 135 North D Street, Perris, CA 92570 or on the City of Perris webpage:
<https://www.cityofperris.org/departments/development-services/planning/environmental-documents-for-public-review>

Signature: 

Date: 10-6-2023 **Title:** Associate Planner

Date received for filing at OPR: _____

FILED / POSTED

County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder

E-202301082
10/06/2023 02:08 PM Fee: \$ 50.00
Page 1 of 1





State of California - Department of Fish and Wildlife
2023 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER:
23-280017

STATE CLEARINGHOUSE NUMBER (If applicable)
2023030787

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF PERRIS	LEAD AGENCY EMAIL LGARCIA@CITYOFPERRIS.ORG	DATE 10/06/2023
COUNTY/STATE AGENCY OF FILING RIVERSIDE	DOCUMENT NUMBER E-202301082	

PROJECT TITLE

FIRST INDUSTRIAL LOGISTICS AT WILSON AVENUE PROJECT DPR 22-00017

PROJECT APPLICANT NAME FIRST INDUSTRIAL REAL TY TRUST, INC.	PROJECT APPLICANT EMAIL PLOUBET@FIRSTINDUSTRIAL.COM	PHONE NUMBER (312) 344-4300
PROJECT APPLICANT ADDRESS 898 N.SEPULVEDA BOULEVARD, SUITE 175,	CITY EL SEGUNDO	STATE CA
		ZIP CODE 90245

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☒ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	\$3,839.25	\$	
☐ Mitigated/Negative Declaration (MND)(ND)	\$2,764.00	\$	
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$	

☐ Exempt from fee

☐ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

☒ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	
☒ County documentary handling fee		\$	\$50.00
☐ Other		\$	

PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other

TOTAL RECEIVED \$ \$50.00

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Deputy Irma Rodriguez
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LARGE FEE PREVIOUSLY PAID E-202301076



Peter Aldana
Riverside County
Assessor-County Clerk-Recorder
2724 Gateway Drive
Riverside, CA 92507
(951) 486-7000
www.rivcoacr.org

Receipt: 23-280017

Product	Name	Extended
FISH	CLERK FISH AND GAME FILINGS	\$50.00
	# Pages	1
	Document #	E-202301082
	Filing Type	5
	State Fee Prev Charged	true
	No Charge Clerk Fee	false
F&G Clerk Handling Fee		\$50.00
Total		\$50.00
Tender (On Account)		\$50.00
Account#	CEQAAAWEBB	
Account Name	CEQAAAWEBB - ALBERT A WEBB ASSOCIATES	
Balance	\$9,617.25	



Peter Aldana
Riverside County
Assessor-County Clerk-Recorder
2724 Gateway Drive
Riverside, CA 92507
(951) 486-7000
www.rivcoacr.org

Receipt: 23-278954

Product	Name	Extended
FISH	CLERK FISH AND GAME FILINGS	\$2,814.00
	# Pages	1
	Document #	E-202301076
	Filing Type	2
	State Fee Prev Charged	false
	No Charge Clerk Fee	false
F&G Negative Declaration		\$2,764.00
F&G Clerk Handling Fee		\$50.00
Total		\$2,814.00
Tender (On Account)		\$2,814.00
Account#	CEQAAAWEBB	
Account Name	CEQAAAWEBB - ALBERT A WEBB ASSOCIATES	
Balance	\$2,864.00	

10/6/23 8:00 AM
Gateway Clerk