

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: 2025051051

Project Title: Heritage Valley Business Center

Lead Agency: City of Menifee

Contact Name: Fernando Herrera, Senior Planner

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Project Location: Menifee Riverside
City *County*

Project Description (Proposed actions, location, and/or consequences).

The Project would include the construction of one concrete tilt-up building totaling 829,755 sq. ft. which includes 10,000 sq. ft. of office and 819,755 square feet of ground floor warehouse space on an approximately 41-acre Project site. The building is contemplated to have a structural height of approximately 60 feet and includes approximately 503 automobile parking spaces, approximately 258 truck trailer parking spaces, and approximately 111 dock high doors. Associated facilities and improvements of the Project include loading dock doors, on-site landscaping, and related on-site and off-site improvements (roadway improvements, sewer, storm drain, utilities).

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Mitigation measures for Air Quality, Biological Resources, Geology, GHG, Hydrology, and Transportation. Significant unavoidable impacts remain for GHG and Transportation.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Traffic concerns, air quality concerns

Provide a list of the responsible or trustee agencies for the project.

City of Menifee