

# 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 #: \_\_\_\_\_

Project Title: CenterPark Specific Plan

Lead Agency: City of Ontario

Contact Name: Rafael Torres

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Phone Number: (909) 395-2979

Project Location: Ontario, San Bernardino

*City*

*County*

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

The Project consists of a Specific Plan to allow for a residential and mixed-used retail/office development on 29 parcels covering approximately 257.34 acres in the City. The development would include up to 250,919 square feet of commercial retail/office uses, up to 4,293 residential units across medium density and mixed-use residential uses, 67.26 acres of open space parkland/non-recreation uses, and associated on-site and off-site infrastructure improvements. The Project site is comprised of two phases” (representing different ownership conditions) with 22 planning areas. The “Phase I” area is owned by the applicant of the CenterPark Specific Plan. The “Phase II” area are parcels owned by others and are included as part of the Specific Plan. Phase I of the Project includes Planning Areas 5 and 7 through 18, which would allow for the development of up to 2,625 residential dwelling units and 55.98 acres of parkland use. This Focused EIR conservatively evaluates the maximum development potential for Phases I and II, as permitted in the proposed Specific Plan. Phase I is expected to start construction in 2026, with an anticipated opening year in 2029. This Focused EIR evaluates Phase II at a “programmatic” level, representing the potential future developments in Planning Areas 1 through 4 and 6. Planning Areas within Phase II do not propose any development at this time; Therefore, these Planning Areas would be developed at a future date. Phases I and II of the Project would allow for up to 250,919 square feet of Mixed-Use retail and office, 4,293 residential units, and 67.26 acres of open-space parkland and non-recreational.

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

The EIR is evaluating potential for historic resource impacts to five dairy barns. To reduce impacts to historical resources, the City is evaluating a range of mitigation measures, including the feasibility of relocating one of the historic dairy barns.

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

No areas of controversy noted.

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

Trustee Agencies include:

State Lands Commission

Responsible Agencies include:

San Bernardino County

Caltrans

Santa Ana Regional Water Quality Control Board

Inland Empire Utilities Agency

Federal Aviation Administration

State Water Resources Control Board

South Coast Air Quality Management District