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: 2 Phase Warehouse Distribution Facility

Lead Agency: City of Hesperia — Contact Person: Leilani Henry

Mailing Address: 9700 Seventh Avenue — Phone: (760) 947-1231

City: Hesperia — Zip: 92345 — County: San Bernardino

Project Location: County: San Bernardino — City/Nearest Community: Hesperia

Cross Streets: Hercules Street and Santa Fe Avenue East — Zip Code: 92345

Longitude/Latitude (degrees, minutes and seconds): 34 ° 25 ′ 53.22 ″ N / -117 ° 17 ′ 52.48 ″ W Total Acres: 8.67

Assessor's Parcel No.: 0410-081-02 — Section: 16 — Twp.: 4N — Range: 4W — Base:

Within 2 Miles: State Hwy #: — Waterways:

Airports: — Railways: BNSF Main Line — Schools: LaVerne Elementary Prepratory Academy

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. Acres Employees ☐ Transportation: Type
☐ Commercial: Sq.ft. Acres Employees ☐ Mining: Mineral
☒ Industrial: Sq.ft. 64,897 Acres 8.67 Employees 39 ☐ Power: Type MW
☐ Educational: ☐ Waste Treatment: Type MGD
☐ Recreational: ☐ Hazardous Waste: Type
☐ Water Facilities: Type MGD ☐ Other:

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:

General Industrial (GI) in the Main Street and Freeway Corridor Specific Plan (MSFC-SP)

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

The proposed project would involve the construction of a two-phase warehouse development on a 8.67 acre parcel. Phase 1 of the development would occur on the eastern half of the parcel while Phase 2 would occur on the western half. Phase 1 involves the renovation of a 5,000 square foot office and warehouse building and the development of a 30,000 square foot warehouse, a 14,550 cubic foot retention basin, a solar array, and a 50,526 square foot storage yard. Phase 2 would be developed with a 2,207 square foot office building, a 30,744 square foot warehouse, a solar array, and a 59,697 square foot storage yard. Landscaping would total 53,174 square feet, including 21,412 square feet in Phase 1 and 31,762 square feet in Phase 2. A total of 81 parking spaces would be provided, including 42 spaces in Phase 1 and 39 spaces in Phase 2.

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 and "**X**".
If you have already sent your document to the agency please denote that with an "**S**".

_____	Air Resources Board	_____	Office of Historic Preservation
_____	Boating & Waterways, Department of	_____	Office of Public School Construction
_____	California Emergency Management Agency	X	Parks & Recreation, Department of
_____	California Highway Patrol	_____	Pesticide Regulation, Department of
X	Caltrans District # 8	_____	Public Utilities Commission
_____	Caltrans Division of Aeronautics	X	Regional WQCB # 6
_____	Caltrans Planning	_____	Resources Agency
_____	Central Valley Flood Protection Board	_____	Resources Recycling and Recovery, Department of
_____	Coachella Valley Mtns. Conservancy	_____	S.F. Bay Conservation & Development Comm.
_____	Coastal Commission	_____	San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
_____	Colorado River Board	_____	San Joaquin River Conservancy
_____	Conservation, Department of	_____	Santa Monica Mtns. Conservancy
_____	Corrections, Department of	_____	State Lands Commission
_____	Delta Protection Commission	_____	SWRCB: Clean Water Grants
_____	Education, Department of	X	SWRCB: Water Quality
_____	Energy Commission	_____	SWRCB: Water Rights
X	Fish & Game Region # 6	_____	Tahoe Regional Planning Agency
_____	Food & Agriculture, Department of	_____	Toxic Substances Control, Department of
_____	Forestry and Fire Protection, Department of	_____	Water Resources, Department of
_____	General Services, Department of		
_____	Health Services, Department of	_____	Other: _____
_____	Housing & Community Development	_____	Other: _____
X	Native American Heritage Commission		

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

Starting Date August 19, 2025 Ending Date September 17, 2025

Lead Agency (Complete if applicable):

Consulting Firm: Blodgett Baylosis Environmental Planning
Address: 2211 S Hacienda Blvd
City/State/Zip: Hacienda Heights, CA 91745
Contact: Marc Blodgett
Phone: (626) 336-0033

Applicant: Marlene Garcia, Exclusive Tent Rentals, Inc.
Address: P.O. Box 610
City/State/Zip: Upland, California 91785
Phone: _____

Signature of Lead Agency Representative: _____ **Date:** 8/19/2025

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