



**CITY OF ANDERSON PLANNING COMMISSION
NOTICE OF PUBLIC HEARING AND
NOTICE OF INTENT / NOTICE OF AVAILABILITY**

**To Adopt the Mitigated Negative Declaration for the
– 7-Eleven Convenience Store and Fuel Station Project –**

LEAD AGENCY: City of Anderson
1887 Howard Street
Anderson, California 96007

PROJECT TITLE: – 7-Eleven Convenience Store and Fuel Station Project –

PROJECT LOCATION: The Project site is at the southwest corner of the intersection of Locust Road and S. Barney Road and is adjacent to the Locust Road and Deschutes Road interchange with I-5. Assessor's Parcel Number: 202-500-045. The project site is approximately 5 acres. Approximately 0.7 acre of the site falls within an easement for the Anderson Cottonwood Irrigation District.

PROJECT DESCRIPTION: The project would develop the site with an approximately an approximately 5,378-square-foot convenience store, five conventional fueling stations and five commercial truck fueling positions, and parking for standard vehicles and commercial trucks, including electric vehicle parking stations and Americans with Disabilities Act-compliant spaces. Landscaping and lighting would be installed. Project driveways would include one accessing Locust Road and two accessing S. Barney Road. The project would not encroach on the existing easement over the Anderson-Cottonwood Irrigation District canal along the southern project site boundary and does not include any improvements that would affect the canal. Off-site improvements would include the driveway tie-ins, utility connections, and may include minor frontage improvements.

PUBLIC REVIEW PERIOD: The 30-day public review period for the Mitigated Negative Declaration commences on January 9, 2026 and ends on February 9, 2026 for any interested and concerned individuals and public agencies to submit written comments on the document. Copies of the Initial Study/Mitigated Negative Declaration are available for review at the City of Anderson at the address shown above and on the City's website at:
https://www.ci.anderson.ca.us/departments/development_services_and_building_departments/planning_department/index.php

PUBLIC HEARING: The Planning Commission of the City of Anderson will conduct a public hearing on **Monday, February 23, 2026** to consider forwarding a recommendation to the City Council on adoption of a Mitigated Negative Declaration and approval of the subject project. The City Council will consider final approval of the project at a subsequent public hearing date to be determined. The Planning Commission meeting will be conducted at their regularly scheduled meeting at 6:00 PM in the City Council Chambers at City Hall, 1887 Howard Street, Third Floor, Anderson, CA 96007 at a future Anderson City Council meeting on a date to be determined.