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BOARD OF SUPERVISORS

2024 JUN 20 PM 4:47

NOTICE OF DETERMINATION

June 20, 2024

**SAN BERNARDINO COUNTY
CALIFORNIA****To:** Office of Planning and Research
For U.S. Mail:
P.O. Box 3044
Sacramento, CA 95812-3044**Street Address:**
1400 Tenth St.
Sacramento, CA 95814**From:** City of Chino
Planning Division
P.O. Box 667
Chino, CA 91708-0667
Contact: Brian Sitton
Phone #: 909-334-3422X San Bernardino County
Clerk of the Board of Supervisors
385 North Arrowhead Ave, 2nd Floor
San Bernardino, CA 92415-0131**Lead Agency (if different from above):****Address:** _____**Contact:** _____**SUBJECT:** Filing of Notice of Determination in compliance with Sections 21108 and 21152 of the Public Resources Code.State Clearinghouse Number (if submitted to the State Clearinghouse): 2008091064Project Title: PL23-0034 (Site Approval)Project Applicant: Lovett Industrial LLCProject Location (include county): 13610 Yorba Avenue (APN: 1019-501-01 & 1019-511-07), located at the northwest corner of the Yorba Avenue and Schaefer Avenue in the City of Chino, San Bernardino County, California.

Project Description: The Project Site comprises approximately 13.9 acres located at the northwest corner of the Yorba Avenue and Schaefer Avenue intersection in the City of Chino, San Bernardino County, California. The Project provides for the development of an approximately 298,839 square-foot (sq. ft.) warehouse building and associated site improvements, which include but are not limited to parking and loading areas, public utility connections, landscaping, and exterior lighting. The Project Applicant would also construct improvements to Yorba Avenue and Schaefer Avenue along the Project Site's frontages. An Addendum to the City of Chino's General Plan Final Environmental Impact Report (SCH#2008091064) has been prepared for this project pursuant to Section 15164 of the California Environmental Quality Act (CEQA) Guidelines.

This is to advise that on June 19, 2024, the Chino Planning Commission approved a Site Approval (PL23-0034) and an Environmental Impact Report Addendum related to the proposed Project. The City of Chino has made the following determinations regarding the above described project.

1. The project (☐ will or ☒ will not) have a significant effect on the environment.
2. ☒ An Environmental Impact Report (SCH #2008091064) for Chino General Plan was previously certified by the City of Chino City Council on July 6, 2010, and used as the basis for the EIR Addendum and agency approval for this project; or
☐ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA; or
3. Mitigation measures (☒ were ☐ were not) made a condition of approval of the Project.

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4. A Mitigation Reporting or Monitoring Plan (☒ was ☐ was not) adopted for this project.
5. A Statement of Overriding Considerations (☒ was or ☐ was not) adopted for the Chino General Plan and re-affirmed for this project.
6. Findings (☒ were ☐ were not) made pursuant to the provisions of CEQA for the Chino General Plan and re-affirmed for this project.
7. The project is within the scope of the Addendum to the City of Chino General Plan – Final Environmental Impact Report (SCH# 2008091064), dated June 2024 and adopted by the Planning Commission on June 19, 2024, which adequately describes the proposed activity for the purposes of the California Environmental Quality Act (CEQA) pursuant to Section 15164 of the CEQA Guidelines. Section 15162 and 15164 of the CEQA Guidelines provides that no further environmental review or Negative Declaration is required for subsequent projects or minor revisions to projects within the scope of a previous Negative Declaration or EIR. Consistent with the findings under this section, staff has determined that:
 1. No substantial changes are proposed in the project which will require major revisions to the previous EIR due to new significant environmental effects or a substantial increase in the severity of previously identified significant effects; and
 2. No substantial changes occurred with respect to the circumstances under which the project is undertaken which will require major revisions to the previous EIR due to the involvement of new significant environmental effects or a substantial increase in severity of the previously identified significant effects; and
 3. No new information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete, shows any of the following:
 - A. The project will have one or more significant effects not discussed in the previous EIR;
 - B. Significant effects previously examined will be substantially more severe than shown in the previous EIR;
 - C. Mitigation measures or alternatives previously found not to be feasible would be in fact be feasible, and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or
 - D. Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

This is to certify that the environmental documents referenced above and record of project approval are available to the general public at Chino City Hall, 13220 Central Avenue, Chino, California 91710.


Brian J. Sittton
Associate Planner

6/20/24
Date

Date Received for filing at OPR:

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