

# Notice of PUBLIC HEARING

City of Perris Office of Planning & Research

APR 08 2019

STATE CLEARINGHOUSE

*This may affect your property. Please read:*

Notice is hereby given that the Planning Commission of the City of Perris will hold a Public Hearing on the following item(s):

**CASE(S):** Major Modification 17-05075

**APPLICANT:** Russell Pierce  
IPT Perris DC II  
RDP Development, Inc.  
1916 W. Via Rancho Pkwy  
Escondido, CA 92029

**PROPOSAL:** Proposal to expand the site acreage and building square footage of the existing Integra Perris Distribution Center (IPDC) high-cube industrial warehouse located at 657 Nance Street, from 864,000 SF on approximately 43 acres, to 1,137,000 SF on approximately 53 acres through the construction of a 273,000 SF addition at the west side of the existing building and the acquisition of the adjoining 10.2 acre parcel located immediately southwest, within a General Industrial Zone in the Perris Valley Commerce Center Specific Plan area of the City of Perris.

**LOCATION:** 657 Nance Ave and the adjoining 10.2-acre parcel located at NEC of Webster Avenue and Markham Street.

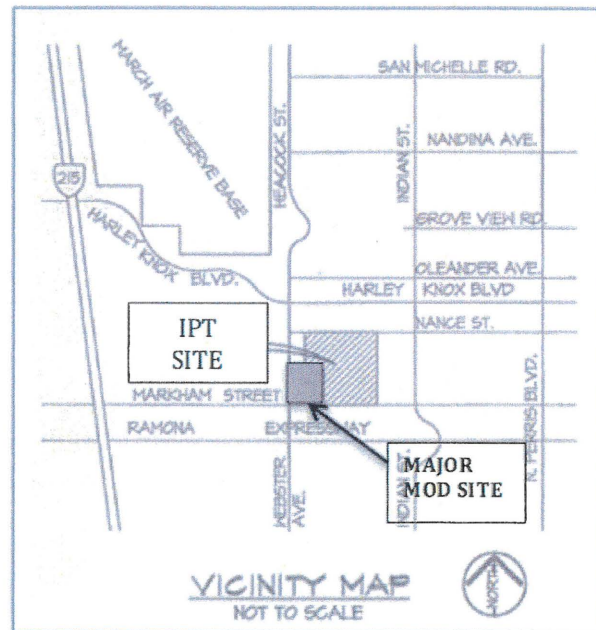
**ENVIRONMENTAL DETERMINATION:**

A Supplemental Environmental Impact Report to the Certified Environmental Impact Report (FEIR State Clearinghouse #2014051065), which included the adoption of a Statement of Overriding Considerations, was prepared in compliance with the California Environmental Quality Act and circulated for a 45-day public review period from December 14, 2018 to January 28, 2019. The Supplemental EIR discusses the project's impacts associated with aesthetics, air quality, greenhouse gas emissions, cultural resources, hydrology and water quality, land use and planning, noise, traffic and circulation, utilities and service systems, and agriculture resources. Comments received on the SEIR have been addressed in a Final SEIR which is available for public review beginning on April 1, 2019. The Supplemental EIR and original Final EIR are available on the City's website: <http://www.cityofperris.org/departments/development/planning.html>

**PUBLIC HEARINGS:** The City of Perris Planning Commission is scheduled to consider the project and environmental determination at its meeting on **Wednesday, April 17, 2019 at 6:00pm**. Any person affected or concerned by this application may submit written comments to the Office of the City

Clerk before the Planning Commission hearing. At the time of the public hearing, any person may appear and be heard in support of or opposition to the project. The Planning Commission, at the hearing or during deliberations, could recommend approval of an alternative proposal for the above project, including any changes to the proposal.

Any person challenging this project in court, may be limited to raising only those issues identified at the public hearing described in this notice or in writing delivered to the Planning Commission prior to the public hearing.



**CITY OF PERRIS  
PLANNING COMMISSION  
PUBLIC HEARING**

COUNCIL CHAMBERS  
CITY HALL  
101 NORTH "D" STREET  
PERRIS, CA 92570

Date & Time: April 17, 2019 – 6:00 p.m.  
Project Planner: Mary Blais, Contract Planner  
Phone: (951) 943-5003  
Email: [mblais@cityofperris.org](mailto:mblais@cityofperris.org)

**Si necesita un interprete por favor llamenos al (951) 943-5003**

All information is available for review at the Development Services Department, Planning Division, located at 135 North D Street, Perris.