

City of Jurupa Valley

Notice of Availability

Draft Environmental Impact Report (EIR) Agua Mansa Commerce Park Specific Plan (SCH No. 2017071034)

Lead Agency

City of Jurupa Valley
8930 Limonite Avenue
Jurupa Valley, California 92509-5183
Contact: Annette Tam, Senior Planner
Email: atam@jurupavalley.org
Telephone: (951) 332-6464

Project Title

Agua Mansa Commerce Park Specific Plan (MA 16170)

Purpose of the Notice of Availability

Notice is hereby given by the City of Jurupa Valley (City), as the lead agency pursuant to the California Environmental Quality Act (CEQA), that the above-named Draft Environmental Impact Report (EIR) is available for public review and comment. The EIR is available online for viewing at <http://www.jurupavalley.org> and printed copies are available for review at:

- Jurupa Valley City Hall
8930 Limonite Avenue
Jurupa Valley, CA 92509-5183
- Glen Avon Library
9244 Galena Street
Jurupa Valley, CA 92509
- Louis Robidoux Library
5840 Mission Blvd.
Jurupa Valley, CA 92509

Significant Environmental Impacts

Implementation of the proposed project would result in significant and unavoidable impacts to:

- **Air Quality**
 - Construction-Related Emissions
 - Project Operational Emissions
 - Consistency with the Air Quality Management Plan (AQMP)
- **Greenhouse Gas Emissions**
 - Operational GHG emissions
 - Conflict with applicable plan, policy, and regulations adopted to reduce GHG emissions
- **Transportation and Traffic**
 - Conflict with applicable plan, ordinance or policy establishing performance measures for the circulation system. Some intersections exceed acceptable levels of service. Some roadway segments exceed acceptable levels of service.
 - Congestion Management Plan.

Draft EIR Review and Comment

A 45-day review and comment period will begin on December 16, 2019, and end at 5:00p.m. on January 31, 2020. Please submit your comments in writing or email to the following:

City of Jurupa Valley Planning Department
Attn: Annette Tam, Senior Planner
8930 Limonite Avenue, Jurupa Valley, CA 92509
Email: atam@jurupavalley.org

Scheduled Public Hearing

Public hearing(s) regarding the Project and EIR will be held at a future date to be determined. A public notice will be provided at last ten (10) days in advance of any hearing.

Hazardous Waste and Substances Listed Under Government Code Section 65962.5

The site was identified on the ENVIROSTOR database. Potential chemicals of concern are listed as Polychlorinated Biphenyl (PCB) and hexavalent chromium. The site is listed as an active site in the voluntary cleanup program with the DTSC.