



Lead Agency: CITY OF MORENO VALLEY COMMUNITY DEVELOPMENT DEPARTMENT  
ATTN:  
Address: 14177 FREDERICK ST  
MORENO VALLEY CA 92553

**FILED / POSTED**

County of Riverside  
Peter Aldana  
Assessor-County Clerk-Recorder

E-202300612  
06/07/2023 02:53 PM Fee: \$ 3889.25  
Page 1 of 2

Removed: By: Deputy



### Project Title

MORENO VALLEY MALL REDEVELOPMENT PROJECT (PEN21-0168 & PEN22-0061)

### Filing Type

- Environmental Impact Report
- Mitigated/Negative Declaration
- Notice of Exemption
- Other: NOTICE OF DETERMINATION

### Notes

# NOTICE OF DETERMINATION

To:

From:

Office of Planning and Research  
1400 Tenth Street, Room 121  
Sacramento, CA. 95814

City of Moreno Valley  
Community Development Department  
14177 Frederick Street  
Moreno Valley, CA. ~~92552-0805~~

92553

County Clerk  
P.O. Box 751  
Riverside, CA 92502-0751

**Subject: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.**

**Applicant Name:** Moreno Valley Mall Holdings LLC  
**Address:** 22500 Town Circle  
Moreno Valley CA 92553  
**Telephone Number:** (213) 929-5049

**Project Title: Moreno Valley Mall Redevelopment Project (PEN21-0168 & PEN22-0061)**

<u>2022040136</u>	<u>Julia Descoteaux</u>	<u>(951) 413-3206</u>
State Clearinghouse No. (if submitted to Clearinghouse)	Lead Agency Contact Person	Area Code/ Telephone

**Project Location:** Town Circle and Centerpoint Drive, City of Moreno Valley, Riverside County, California.

**Project Description:** The Project proposes revitalization and redevelopment of a portion of the existing Moreno Valley Mall (excluding the existing JC Penny and Macy's parcels). Requested approvals include a Specific Plan Amendment to the existing Town Center Specific Plan (Planning Area 2), as well as a Tentative Parcel Map. Key features of the concept plan include remodeling the overall mall site and mall interior, adding four multi-family residential communities totaling 1,627DU, two new hotel operations, a new three-story office building of approximately 60,000SF, re-purposing the existing food court into a pavilion style food market, re-purposing the existing Sears building to allow for multi-tenant retail and related uses, redesigning the existing Theater area to include outdoor patio dining, adding a central plaza and park integrated into the southeastern multi-family communities, relocating the existing transit stops, and providing related infrastructure improvements including off-site traffic improvements.

On June 6, 2023, the Second Reading of Ordinance 998 was approved by the City Council of the City of Moreno Valley for the May 16, 2023 approval of the Specific Plan Amendment. The Moreno Valley City Council approved the Specific Plan Amendment (PEN21-0168) for Specific Plan 200 and Tentative Parcel Map 38420 (PEN22-0061) and certified the Project's Subsequent Environmental Impact Report on May 16, 2023. The City of Moreno Valley has approved the project and made the following determinations regarding the above-described project:

1. The project [  will \_\_\_ will not] have a significant effect on the environment.
2.  An Environmental Impact Report was prepared for this project pursuant to provisions of CEQA.  
\_\_\_ A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [  were \_\_\_ were not] made a condition of the approval of the project.
4. A Statement of Overriding Considerations [  was \_\_\_ was not] adopted for this project.
5. Findings [  were \_\_\_ were not] made pursuant to the provisions of CEQA.

This is to certify that the [ \_\_\_ Negative Declaration  Final EIR with comments and responses and record of project approval] is available to the General Public at:

City of Moreno Valley Community Development Department, 14177 Frederick Street, Moreno Valley, California

  
Signature (Public Agency)      June 7, 2023      Date

Senior Planner  
Title



State of California - Department of Fish and Wildlife  
**2023 ENVIRONMENTAL DOCUMENT FILING FEE**  
**CASH RECEIPT**  
 DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER:  
 23-154141  
 STATE CLEARINGHOUSE NUMBER (if applicable)  
 2022040136

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF MORENO VALLEY	LEAD AGENCY EMAIL PATTYC@MOVAL.ORG	DATE 06/07/2023
COUNTY/STATE AGENCY OF FILING RIVERSIDE	DOCUMENT NUMBER E-202300612	

PROJECT TITLE  
 MORENO VALLEY MALL REDEVELOPMENT PROJECT (PEN21-0168 & PEN22-0061)

PROJECT APPLICANT NAME MORENO VALLEY MALL HOLDINGS LLC	PROJECT APPLICANT EMAIL JULIAD@MOVAL.ORG	PHONE NUMBER (951) 413-3206
PROJECT APPLICANT ADDRESS 14177 FREDERICK STREET,	CITY MORENO VALLEY	STATE CA
		ZIP CODE 92553

PROJECT APPLICANT (Check appropriate box)  
 Local Public Agency   
 School District   
 Other Special District   
 State Agency   
 Private Entity

CHECK APPLICABLE FEES:

<input checked="" type="checkbox"/> Environmental Impact Report (EIR)	\$3,839.25	\$	\$3,839.25
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,764.00	\$	
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$	

Exempt from fee  
 Notice of Exemption (attach)  
 CDFW No Effect Determination (attach)  
 Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	
<input checked="" type="checkbox"/> County documentary handling fee		\$	\$50.00
<input type="checkbox"/> Other		\$	

PAYMENT METHOD:

Cash     Credit     Check     Other   
 TOTAL RECEIVED    \$    \$3,889.25

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Deputy
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**Peter Aldana**  
**Riverside County**  
**Assessor-County Clerk-Recorder**  
 2724 Gateway Drive  
 Riverside, CA 92507  
 (951) 486-7000  
 www.rivcoacr.org

**Receipt: 23-154141-C1**

\*\*\* REPRINT \*\*\* REPRINT \*\*\* REPRINT \*\*\*

**Receipt corrected 6/7/23 2:58 PM by millanera**  
**23-154141-C1 - Correct page count from 1 to 2 pages. ML 6/7/23**

<b>Product</b>	<b>Name</b>	<b>Extended</b>
FISH	CLERK FISH AND GAME FILINGS	\$3,889.25
	# Pages	2
	Document #	E-202300612
	Filing Type	1
	State Fee Prev Charged	false
	No Charge Clerk Fee	false
F&G Environmental Impact Report		\$3,839.25
F&G Clerk Handling Fee		\$50.00
<b>Total</b>		<b>\$3,889.25</b>
Tender (Check)		\$3,889.25
Check #	8362	

\*\*\* REPRINT \*\*\* REPRINT \*\*\* REPRINT \*\*\*