



COUNTY OF SAN BERNARDINO  
NOTICE OF AVAILABILITY (NOA) / NOTICE OF INTENT (NOI) TO ADOPT  
AN INITIAL STUDY / MITIGATED NEGATIVE DECLARATION  
CONDITIONAL USE PERMIT AND VARIANCES FOR A MINI-STORAGE FACILITY

In accordance with the California Environmental Quality Act (CEQA) and the CEQA Guidelines, County Staff prepared a Draft Initial Study / Mitigated Negative Declaration (IS/MND) that identify and evaluate the environmental impacts of the Conditional Use Permit.

**Project Title:** Mini-Storage Facility - Conditional Use Permit

**Project No.:** PROJ-2020-00205

**Project Location:** South side of Highway 189, approximately 500 feet east of the intersection of North Bay Road and Highway 189.

**Project Description:** A CONDITIONAL USE PERMIT TO DEVELOP A 71,008 SQ. FT. THREE STORY BUILDING AS A MINI-STORAGE FACILITY AND ANCILLARY OFFICE BUILDING AND VARIANCES FROM THE DEVELOPMENT CODE TO EXCEED THE BUILDING HEIGHT AND FLOOR AREA RATIO, AND REDUCE THE FRONT YARD SETBACK ON 1.47 ACRES ON PROPERTY ZONED CG-SCP AND POLICY PLANNED FOR COMMERCIAL LAND USES; APNS: 0335-022-07, AND 0335-031-42; 3<sup>RD</sup> SUPERVISORIAL DISTRICT; IN THE RUNNING SPRINGS AREA, SAN BERNARDINO COUNTY; PROJECT NUMBER: PROJ-2020-00205.

**Environmental Review and Public Comment:** The circulation of the Initial Study/Draft Mitigated Negative Declaration (IS/MND) is to encourage written public comments. Interested persons can review the Draft IS/MND at the following physical location:

**Land Use Services Department - Planning Division**  
**385 North Arrowhead Avenue, First Floor**  
**San Bernardino, CA 92415-0187**

You may obtain the document in electronic format at <http://cms.sbcounty.gov/lus/Planning/Environmental/Mountain.aspx> or by emailing the Planner at [Jim.Morrissey@lus.sbcounty.gov](mailto:Jim.Morrissey@lus.sbcounty.gov). To request a PDF version of the document from the Land Use Services Department database, please reference the project number above.

The comment period on the IS/MND is available for the CEQA-required 30-day public review period beginning **March 18, 2022** through **April 18, 2022 at 4:30 PM**. Please submit comments to [Jim.Morrissey@lus.sbcounty.gov](mailto:Jim.Morrissey@lus.sbcounty.gov) or to:

Jim Morrissey, Contract Planner  
909-387-4234  
County of San Bernardino  
Land Use Services Department - Planning Division  
385 North Arrowhead Avenue, First Floor  
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