CITY OF EASTVALE

REGULAR PUBLIC SAFETY COMMISSION AGENDA

Eastvale City Hall Council Chambers
12363 Limonite Avenue, Suite 900, Eastvale, CA 91752
Tuesday, September 26, 2023
Regular Public Safety Commission: 6:00 PM

City Commissioners
Yvonne Varela, Chair
Herbert Cirilo, Vice Chair
Jason Blair, Commissioner
Isabel Hernandez, Commissioner
Julio Mendez, Commissioner

This Agenda contains a brief general description of each item to be considered. Except as otherwise provided by law, no action or direction shall be taken on any item not appearing on the following Agenda. Unless legally privileged, all supporting documents, including staff reports, and any writings or documents provided to a majority of the City Council after the posting of this agenda are available for review at Eastvale City Hall, 12363 Limonite Avenue, Eastvale, CA 91752 or you may contact the City Clerk's Office, at (951) 361-0900 Monday through Thursday from 7:30 a.m. to 5:30 p.m. and available online at www.eastvaleca.gov.

Members of the public can observe the meeting by viewing the live-stream at www.eastvaleca.gov and may provide public comment by sending comments to the City Clerk's Office by email at cityclerk@eastvaleca.gov. Staff will monitor emails to the extent possible during the meeting and provide comments as possible. All comments will be made part of the record. Comments will then be read into the record, with a maximum allowance of 3 minutes per individual comment, subject to the Mayor's discretion to reduce time on public comment. All comments should be a maximum of 500 words, which corresponds to approximately 3 minutes of speaking time. If a comment is received before the agenda item is heard but before the close of the meeting, the comment will all be included as a part of the record of the meeting but will not be read into the record.

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, you should contact the City Clerk's Office at (951) 361-0900.

Regular meetings are recorded and made available on the City's website at www.eastvaleca.gov. Meeting recordings are uploaded to the City's website within 24 hours (unless otherwise noted) after the completion of the meeting.

1. CALL TO ORDER

2. ROLL CALL

3. PLEDGE OF ALLEGIANCE

4. PRESENTATIONS/ANNOUNCEMENTS

4.1. Monthly Fire Department Presentation
4.2. Monthly Police Department Update
4.3. Monthly Community Enhancement and Safety Update

5. ADDITIONS / REVISIONS

The Public Safety Commission may only add an item to the Agenda after making a finding that there is a need to take immediate action on the item and that the item came to the attention of the agency subsequent to the posting of the agenda. An action adding an item to the agenda requires 2/3 vote of the Commission. If there is less than 2/3 of the Council members present, adding an item to the agenda requires a unanimous vote. Added items will be placed for discussion at the end of each section unless otherwise noted.

6. CONSENT CALENDAR

Consent Calendar items are normally enacted in one motion. The Chair or Commission may remove a Consent Calendar item for separate action. If a member of the public would like to speak on a Consent Calendar item, please complete a blue "Public Comment Form" and submit to the City Clerk prior to the item.

6.1. Public Safety Commission Meeting Minutes

Submitted by: Jessica Cooper, Assistant City Clerk

RECOMMENDED ACTION(S):

Staff recommends that the Public Safety Commission approve the meeting minutes from the regular meeting on July 25, 2023.

6.2. Planning Department Update

Submitted by: Gustavo Gonzalez, Interim Community Development Director

RECOMMENDED ACTION(S):

Staff recommends that the Public Safety Commission receive and file the Planning Department Update.

6.3. Public Works Department Update

Submitted by: Jimmy Chung, City Engineer

RECOMMENDED ACTION(S):

Staff recommends that the Public Safety Commission receive and file the Public Works Department update.

6.4. **City of Eastvale Crime Statistics - June & July 2023**
Submitted by: Eva Terekhova, Emergency Management Specialist

RECOMMENDED ACTION(S):
Staff recommends that the Public Safety Commission receive and file the Eastvale Crime Statistics for June & July 2023.

7. COMMISSION BUSINESS

7.1. **Independent ZIP Code Advocacy Updates**
Submitted by: Alexander Fung, Economic Development Manager

RECOMMENDED ACTION(S):

Staff recommends that the Public Safety Commission receive-and-file updates regarding Eastvale's Independent Zoning Improvement Plan (ZIP) Code Advocacy Efforts.

7.2. **Disaster Preparedness Presentation**
Submitted by: Eva Terekhova, Emergency Management Specialist

RECOMMENDED ACTION(S):
Staff recommends that the Public Safety Commission receive and file updates regarding best practices for disaster preparedness.

8. PUBLIC COMMENT

Any member of the public may address the Council on items within the Council's subject matter jurisdiction, but which are not listed on this agenda during PUBLIC COMMENTS. However, no action may be taken on matters that are not part of the posted agenda. We request comments made on the agenda be made at the time the item is considered and that comments be limited to three minutes per person with a maximum of six minutes (time may be donated by one person). Please address your comments to the Council and do not engaged in dialogue with individual Councilmembers, City staff, or members of the audience. Blue speaker forms are available at the front table to the entrance of Council Chambers.

9. CITY STAFF REPORTS

10. COMMISSION COMMUNICATIONS

11. ADJOURNMENT

The next regular meeting of the Eastvale Public Safety Commission is scheduled for Tuesday, October 24, 2023, at 6:00 p.m. at Eastvale City Hall Council Chambers, 12363 Limonite Avenue, Suite 900, Eastvale, CA 91752.

AFFIDAVIT OF POSTING

I hereby certify under penalty of perjury under the laws of the State of California, that the foregoing Agenda was posted at the following locations: City Hall, 12363 Limonite Avenue, Suite 910 and website of the City of Eastvale (www.eastvaleca.gov,) not less than 72 hours prior to the meeting.

_____

Marc A. Donohue, MMC
City Clerk

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
PRESENTATIONS/ANNOUNCEMENTS
Agenda Item No. 4.1
September 26, 2023

Monthly Fire Department Presentation

Prepared By:

Recommended Action(s)
Not Applicable.

Summary
Not Applicable.

Background
Not Applicable.

Environmental
Not Applicable.

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A Not Applicable.

Fiscal Impact
Not Applicable.

Prior City Council/Commission Action
Not Applicable.

Attachment(s)
Not Applicable.

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
PRESENTATIONS/ANNOUNCEMENTS
Agenda Item No. 4.2
September 26, 2023

Monthly Police Department Update

Prepared By:

Recommended Action(s)
Not Applicable.

Summary
X

Background
X

Environmental
X

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A
X

Fiscal Impact
X

Prior City Council/Commission Action
X

Attachment(s)
Not Applicable.

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
PRESENTATIONS/ANNOUNCEMENTS
Agenda Item No. 4.3
September 26, 2023

Monthly Community Enhancement and Safety Update

Prepared By:

Recommended Action(s)
Not Applicable.

Summary
Not Applicable.

Background
Not Applicable.

Environmental
Not Applicable.

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A Not Applicable.

Fiscal Impact
Not Applicable.

Prior City Council/Commission Action
Not Applicable.

Attachment(s)
Not Applicable.

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
CONSENT CALENDAR
Agenda Item No. 6.1
September 26, 2023

Public Safety Commission Meeting Minutes

Prepared By:
Jessica Cooper, Assistant City Clerk

Recommended Action(s)
Staff recommends that the Public Safety Commission approve the meeting minutes from the regular meeting on July 25, 2023.

Summary
Not applicable.

Background
Not applicable.

Environmental
Not applicable.

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A
Not applicable.

Fiscal Impact
Not applicable.

Prior City Council/Commission Action
Not applicable.

Attachment(s)

Attachment - Minutes 07-25-2023

MINUTES
CITY OF EASTVALE

Public Safety Commission Regular Meeting
Tuesday, July 25, 2023
Regular Meeting: 6:00 P.M.

Eastvale City Council Chambers
12363 Limonite Avenue #900
Eastvale, CA 91752

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1. CALL TO ORDER

A regular meeting of the Eastvale Public Safety Commission was called to order on July 25, 2023, at 6:00 p.m. by Chair Varela.

2. ROLL CALL

Present: Commissioners Blair, Hernandez, Mendez, Vice-Chair Cirilo, and Chair Varela.

Absent: None

City Staff
Present: Community Safety Director Terfehr, Community Enhancement and Safety Supervisor Marquez, and Assistant City Clerk Cooper were present at Roll Call.

3. PLEDGE OF ALLEGIANCE

Commissioner Hernandez led the assembly in the Pledge of Allegiance to our Flag.

4. PRESENTATIONS/ANNOUNCEMENTS

4.1 Monthly Fire Department Update

Cal Fire Captain Tate provided a summary of calls for service and statistics and answered related questions.

4.2 Monthly Police Department Update

Sergeant Smith provided a summary of calls for service and statistics and answered related questions.

Chair Varela stepped out of the meeting

4.3 Monthly Community Enhancement and Safety Update

Community Enhancement and Safety Supervisor Marquez provided a summary of calls for service and statistics, presented a PowerPoint presentation, and answered all related questions.

5. ADDITIONS/REVISIONS – None

Chair Varela returned to the meeting.

6. CONSENT CALENDAR

On a motion by Commissioner Hernandez and second by Vice-Chair Cirilo, the Public Safety Commission voted unanimously to approve the Consent Calendar.

6.1 Public Safety Commission Minutes

Approved the minutes from the regular meeting held on June 27, 2023.

6.2 Planning Department Update

Received and filed the Planning Department Update.

6.3 Public Works Department Update

Received and filed the Public Works Department Update.

6.4 Crime Statistics – April 2023

Received and filed the Eastvale Crime Statistics for April 2023.

7. COMMISSION BUSINESS ITEMS - None

8. PUBLIC COMMENT – None

9. CITY STAFF REPORT

Community Safety Director Terfehr provided comments.

10. COMMISSION COMMUNICATIONS – None

ADJOURNMENT – Chair Varela adjourned the meeting at 6:28 p.m. The next regular meeting of the Eastvale Public Safety Commission is scheduled for Tuesday, September 26, 2023, at 6:00 p.m.

_____

Jessica Cooper, MMC
Assistant City Clerk

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
CONSENT CALENDAR
Agenda Item No. 6.2
September 26, 2023

Planning Department Update

Prepared By:
Gustavo Gonzalez, Interim Community Development Director

Recommended Action(s)
Staff recommends that the Public Safety Commission receive and file the Planning Department Update.

Summary
Planning projects are provided in the attached Planning Project Status list. The list provides a brief summary and status of each project. New information is highlighted in yellow. A map identifying the locations of each project is also included.

Background
The purpose of the Planning Department Update is to provide a list of the current status of major projects in the City of Eastvale.

Environmental
The following update requires no environmental review as it is not considered a "project" under the California Environmental Quality Act (CEQA).

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A
Not Applicable.

Fiscal Impact
The following update has no applicable fiscal impacts.

Prior City Council/Commission Action

Not Applicable.

Attachment(s)

Attachment - Planning Department Update 9.26.23

CITY OF EASTVALE

Major Projects Summary

September 26, 2023

City of Eastvale Planning Division

CITY OF EASTVALE
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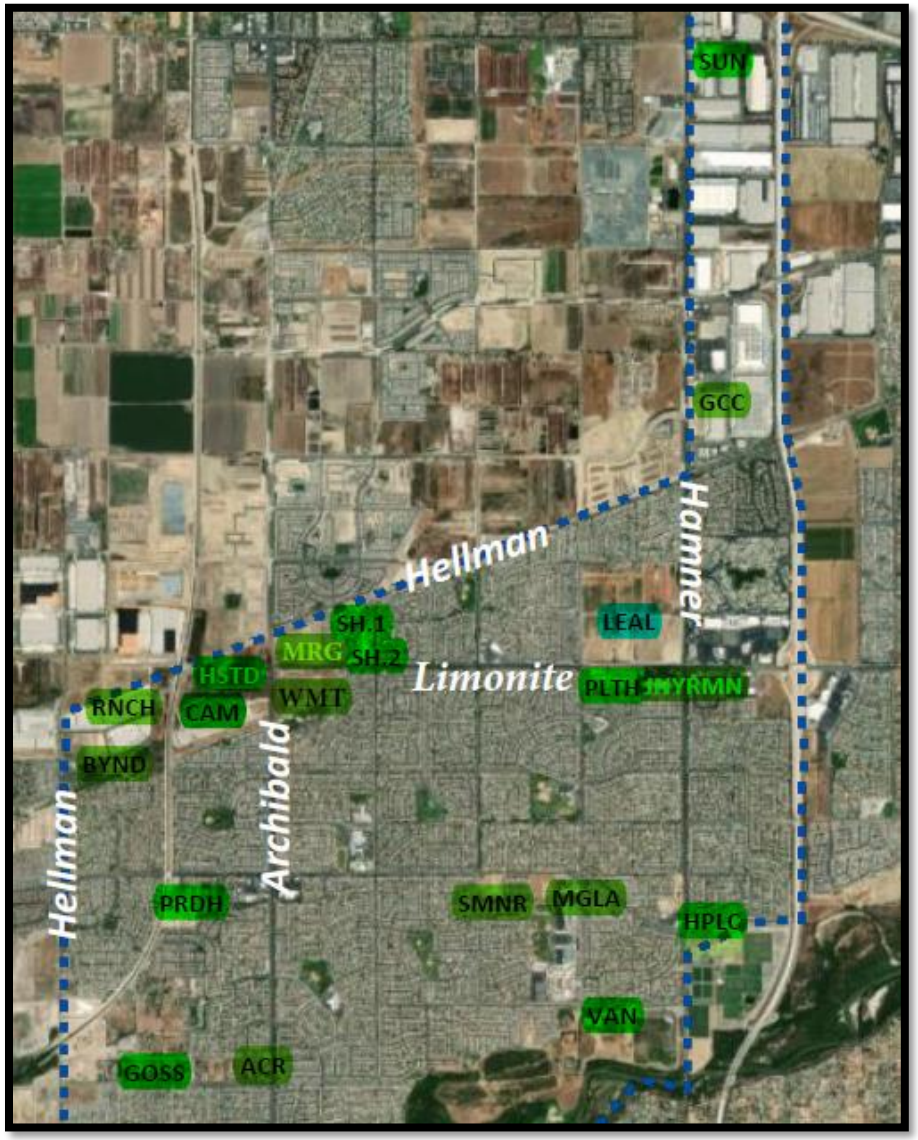

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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In-Process/Review

Sumner Place Mixed-Use Development (MAP ID: SMNR)

Project:	Sumner Place Mixed-Use Development
Project No.	PLN20-20063_GPA001_DR002_COZ001_TPM38031_TTM38032
Project Location:	Southeast corner of Sumner Ave. and Schleisman Rd.; (Assessor Parcel Number: 152-040-01)
Project Description:	**General Plan Amendment** to change the land use designation from Commercial Retail (CR 0.20-0.35 FAR) to Highest Density Residential (HHDR 20.1-40 du/ac). **Change of Zone** to change the zone from Heavy Agriculture (A-2) to General Residential (R-3). **Major Development Review** for the development of 216-unit apartment project on over 9.3 acres, consisting of seven two (2) to three (3) story type "V" apartment buildings with tuck under garages and surface parking, and a 5000 s.f. commercial building (located at the corner of Sumner Ave. and Schleisman Rd.). **Tentative Parcel Map** to create two (2) parcels one residential and one commercial. **Tentative Tract Map** for condominium purposes.
Planner:	Allen Lim/Gustavo Gonzalez

Notes:

- Received application on 11.5.20
- SB18 and AB52 notice provided.
- Comments provided to applicant 12.10.20
- On 5.19.21 the Planning Commission continued the item to June 16, 2021.

Project Map:



Current Status:

- On June 16, 2021, the Planning Commission PLN20-20063 continued the hearing item off calendar.

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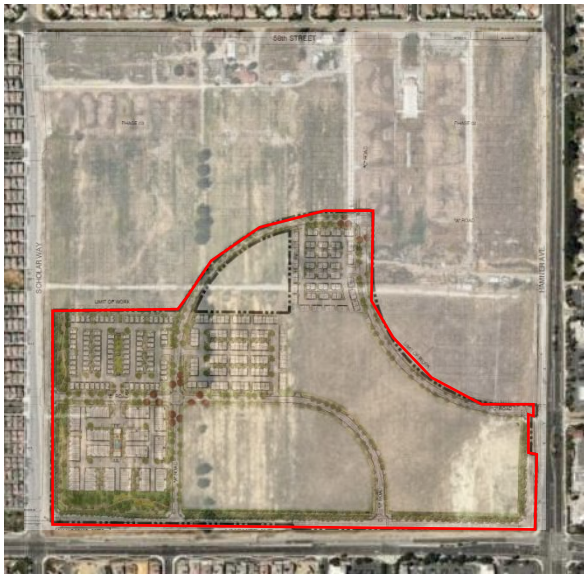
Leal Ranch Residential Phase A TTM (MAP ID: LEAL.1)

Project:	Leal Ranch Residential Tentative Tract Map (Phase A)
Project No.	PLN22-20087 TTM No. 38594
Project Location:	Northwest corner of Hamner and Limonite Avenue, east of Scholar Way, and south of 58th Street.
Project Description:	**Tentative Tract Map** to create 64 lots over 69.8 acres of land to facilitate various site improvements and initiate the residential development of PA-1, PA-6, PA-7A, and PA-8 of the Leal Ranch Master Plan.
Planner:	Gustavo Gonzalez

Notes:

- Received application on 12.21.22
- Application deemed incomplete by staff on January 12, 2023.
- The project was resubmitted on 06.05.2023 and is under review.
- Application was deemed incomplete on July 3, 2023

Project Map:



Current Status:

- Application deemed complete scheduled Planning Commission date of September 20, 2023

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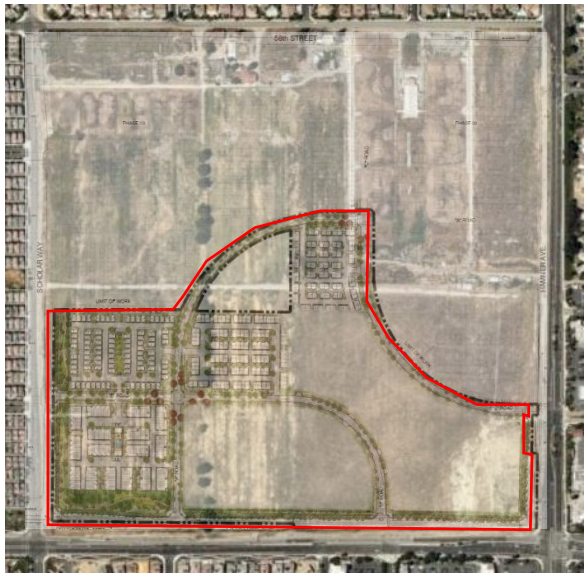
Leal Ranch Residential Overall Phase A DR (MAP ID: LEAL.2)

Project:	Leal Ranch Residential Overall DR (Phase A)
Project No.	PLN22-20088 DR006
Project Location:	Northwest corner of Hamner and Limonite Avenue, east of Scholar Way, and south of 58th Street.
Project Description:	**Major Development Review** for the overall Leal Phase A Residential Development and associated site improvements (PA-1, PA-6, PA-7A, and PA-8)
Planner:	Gustavo Gonzalez

Notes:

- Received application on 12.21.22
- Application deemed incomplete by staff on January 12, 2023.
- The project was resubmitted on 06.05.2023 and is under review.
- Application was deemed incomplete on July 3, 2023.

Project Map:



Current Status:

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Leal Ranch Residential PA-1 Phase A (MAP ID: LEAL.3)

Project:	Leal Ranch Residential PA-1 (Phase A)
Project No.	PLN22-20089 DR007
Project Location:	Northeast corner of Limonite Avenue and Scholar Way.
Project Description:	**Major Development Review** for the development of 168 new residential units within Planning Area 1 of the Leal Master Plan. Plan types will consist of townhomes (10 plex and 11 plex).
Planner:	Jamie K. Cerda

Notes:

- Received application on 12.21.22
- Application deemed incomplete by staff on January 12, 2023.
- The project was resubmitted on 06.05.2023 and is under review.
- Application was deemed incomplete on July 3, 2023

Project Map:



Current Status:

- Application deemed complete scheduled Planning Commission date of September 20, 2023

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Leal Ranch Residential PA-6 Phase A (MAP ID: LEAL.4)

Project:	Leal Ranch Residential Planning Area- 6 (Phase A)
Project No.	PLN22-20090 DR008
Project Location:	Northwest corner of Hamner and Limonite Avenue, east of Scholar Way, and south of 58th Street.
Project Description:	**Major Development Review** for the development of 102 new residential units within Planning Area 6 of the Leal Master Plan. Plan types will consist of townhomes (Duplex to 6 plex).
Planner:	Jamie K. Cerda

Notes:

- Received application on 12.21.22
- Application deemed incomplete by staff on January 12, 2023.
- The project was resubmitted on 06.05.2023 and is under review.
- Application was deemed incomplete on July 3, 2023

Project Map:



Current Status:

- Application deemed complete scheduled Planning Commission date of September 20, 2023

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Leal Ranch Residential PA-7A Phase A (MAP ID: LEAL.5)

Project:	Leal Ranch Residential Planning Area-7A (Phase A)
Project No.	PLN22-20091 DR009
Project Location:	Northeast corner of Limonite Avenue and Scholar Way.
Project Description:	**Major Development Review** for the development of 94 single family residential units within Planning Area-7A of the Leal Master Plan.
Planner:	Allen Lim

Notes:

- Received application on 12.21.22
- Application deemed incomplete by staff on January 12, 2023.
- The project was resubmitted on 06.05.2023 and is under review.
- Application was deemed incomplete on July 3, 2023.

Project Map:



Current Status:

- Application deemed complete scheduled Planning Commission date of September 20, 2023

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Leal Ranch Residential PA-8 Phase A (MAP ID: LEAL.6)

Project:	Leal Ranch Residential Planning Area 8 (Phase A)
Project No.	PLN22-20092 DR010
Project Location:	Northwest corner of Hamner and Limonite Avenue, east of Scholar Way, and south of 58th Street.
Project Description:	**Major Development Review** for the development of 74 single family residential units within Planning Area 8 of the Leal Master Plan.
Planner:	Allen Lim

Notes:

- Received application on 12.21.22
- Application deemed incomplete by staff on January 12, 2023.
- The project was resubmitted on 06.05.2023 and is under review.
- Application was deemed incomplete on July 3, 2023.
-

Project Map:



Current Status:

- Application deemed complete scheduled Planning Commission date of September 20, 2023

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Leal Ranch Residential PA-2 Quarterra (MAP ID: LEAL.7)

Project:	Leal Ranch Residential PA-2 (Phase A)
Project No.	PLN23-20036 DR006
Project Location:	Northeast corner of Limonite Avenue and of Scholar Way. South of
Project Description:	**Major Development Review** for the development of 320 new residential units within Planning Area 2 of the Leal Master Plan.
Planner:	Jamie K. Cerda

Notes:

- Received application on June 9, 2023.
- Application was deemed incomplete on July 3, 2023

Project Map:



Current Status:

- Application was deemed resubmitted on August 31, 2023 and is currently under review.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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St. Oscar Romero Modular Buildings

Project:	St. Oscar Romero's Modular Buildings
Project No.	PLN23-20038 MDR008
Project Location:	Northwest corner of Chandler St. and of Selby Ave. North of Retriever St.
Project Description:	**Minor Development Review** for the development of 2 temporary 1,059 square feet (total of 2,118 square feet) Modular Office Building with accessible stairs, ramps, restrooms, parking and connected walkway.
Planner:	Steven D. Fowler

Notes:

- Application submitted on July 6, 2023.
- Application was deemed incomplete on July 6, 2023
- Application was deemed incomplete on July 24, 2023

Project Map:



Current Status:

- Application was resubmitted on August 21, 2023 and is currently under review.

1. New projects are added to the bottom of the list as they are submitted.
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Magnolia Ranch

Project:	Magnolia Ranch (Woodside)
Project No.	PLN23-20043 DR005
Project Location:	Southwest of Schleisman Rd. and Scholar Way. North of Orange St.
Project Description:	**Development Review** for the development of 41 traditional single-family homes on lots of a minimum 55' x 90 (4950 SF)
Planner:	Jamie K. Cerda

Notes:

- Application submitted on July 6, 2023.
- Application was deemed incomplete on July 6, 2023

Project Map:



Current Status:

- Application was resubmitted on August 31, 2023 and is currently under review

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Archibald and Chandler Retail (MAP ID: ACR)

Project:	Archibald and Chandler Retail Center
Project No.	PLN23-20018 TPM #37653, PLN23-20019 MDR004 CUP002, PLN23-20020 MDR005 CUP003, PLN23-20020 MDR006
Project Location:	Northwest corner of Archibald and Chandler; (Assessor Parcel Numbers: 144-130-004, 144-130-011, 144-130-012, 144-130-013)
Project Description:	**Tentative Parcel Map (37653)** to parcelize a 2.71-acre site into three (3) parcels. **Minor Development Review** for a commercial development on a 0.81-acre parcel comprised of a 3,500 square feet sit-down restaurant (Zendejas) **Minor Development Review** for a commercial development on a 1.18-acre parcel a 3,598 square feet drive-through carwash (Quick Quack Express Carwash) **Minor Development Review** for a commercial development on a 0.75-acre parcel with a 950 square feet drive-through coffee shop (Dutch Bros). **Conditional Use Permit** for the operation of a drive-through coffee shop. **Conditional Use Permit** for the operation of a drive-through carwash.
Planner:	Allen Lim

Notes:

- Received application on 04.11.23
- On 5/9/2023 comments were returned to the applicant.
- On July 27, 2023 the project was resubmitted.

Project Map:



Current Status:

- On August 24, 2023 a correction letter was sent out to the applicant.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Approved/ Entitled

Goodman Commerce Center (MAP ID: GCC)

Project:	Goodman Commerce Center (formally Lewis Eastvale Commerce Center)
Project No.	11-0271 **see related projects below
Project Location:	190 acres +/- fronting on Hamner Ave. north of Bellegrave Ave. and south of Cantu-Galleano Ranch Road
Project Description:	General Plan Amendment, Change of Zone, and Specific Plan to provide a mix of warehousing, light industrial, office, and retail uses. Major Development Review for the development of two industrial buildings of approximately 1,007,705 square feet and 1,033,192 square feet. CEQA: Environmental Impact Report (certified)
Planner:	Allen Lim

Notes:

- Approved by City Council on November 12, 2014

See the following projects for more recent activity at the Goodman Commerce Center Development:

- Project No. PLN17-20033 Retail Building CR-3 – Starbucks & other tenants (GCC.1)
- Project No. PLN18-20014 Retail Building CR-12 – Quick Quack Carwash (GCC.2)
- Project No. PLN18-20042 Retail Building CR-11 – Multi-Tenant (GCC.3)
- Project No. PLN19-20006 Retail Building CR-10- Chick-fil-A (GCC.4)
- Project No. PLN19-20063 Retail Building CR-8 – Altura Credit Union (GCC.5)
- Project No. PLN19-20064 Retail Building CR-6 (GCC.6)
- Project No. PLN20-20018 Retail Building CR-6A, CRA, CR-B, CR-C
- Project No. PLN21-20063 Retail Building CR-1
- Project No. PLN21-20068 Retail Building CR-2
- Project No. PLN22-20025 Planning Area-4 Development

Project Map:



Current Status:

- Various buildings complete, operating and under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

Retail Unit CR-12 (GCC.1)

Project:	Goodman Retail CR-12 – Quick Quack Car Wash
Project No.	PLN18-20014
Project Location:	West of Amazon off-site parking lot and south of Costco parking lot in the retail portion of Goodman Commerce Center
Project Description:	Major Development Review for a proposed self-serve car wash with a 3,571-square foot car-wash tunnel, vacuum canopy structure, and associated parking.
Planner:	Allen Lim

Notes:

- Received application on March 21, 2018.
- Planning Commission approval on June 20, 2018.
- Revised construction plans approved on May 30, 2019.

Project Map:



Current Status:

- Quick Quack Car Wash is completed and in operation

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Retail Unit CR-3/SBUX (GCC.2)

Project:	Goodman Retail Building CR-3 and Starbucks Drive-Through DR & CUP
Project No.	PLN17-20033
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Road and west of Goodman Way; Goodman Commerce Center
Project Description:	Major Development Review for the development of CR-3, a 4,000 square-foot multi-tenant building and Conditional Use Permit for a drive-through located in the retail portion of the Goodman Commerce Center
Planner:	Allen Lim

Notes:

- Planning Commission approval on March 21, 2018.
- Starbucks in operation as of February 7, 2019.





Project Map:



Current Status:

- Starbucks is completed and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Multi-Tenant Unit CR-11 (GCC.3)

Project:	Goodman Commerce Center CR-11 – Multi-Tenant Building
Project No.	PLN18-20042
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Road and west of Goodman Way, Parcel 10 of Parcel Map 37208; (Assessor's Parcel Number 160-020-078)
Project Description:	Major Development Review for a new 6,000 square-foot multi-tenant retail building on a 37,250 square-foot site.
Planner:	Allen Lim

Notes:

- Received application on July 26, 2018.
- Building plans received November 20, 2018. Comments provided to applicant December 27, 2018.
- Approved by Planning Commission on October 17, 2018.
- Landscape plans approved on January 21, 2019.
- Revised construction plans approved on February 19, 2019.
- On 10.17.18 the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Building is completed and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Chick-fil-A (GCC.4)

Project:	Chick-fil-A at Goodman Commerce Center
Project No.	PLN19-20006
Project Location:	5080 Hamner Avenue (Assessor Parcel Numbers: 160-020-079) (Goodman CR-10)
Project Description:	Major Development Review and Conditional Use Permit for development and operation of a 4,833 sq. ft. restaurant with two drive-through lanes
Planner:	Allen Lim

Notes:

- Received application on February 19, 2019.
- Incompleteness letter sent on March 13, 2019.
- Comment letter sent on March 25, 2019.
- Meeting with applicant on April 3, 2019 to discuss comment letter.
- Revised plans received on April 12th and April 29th.
- On 5.15.19 the Planning Commission approved the project subject to conditions of approval.



Project Map:



Current Status:

- Chick-fil-A is completed and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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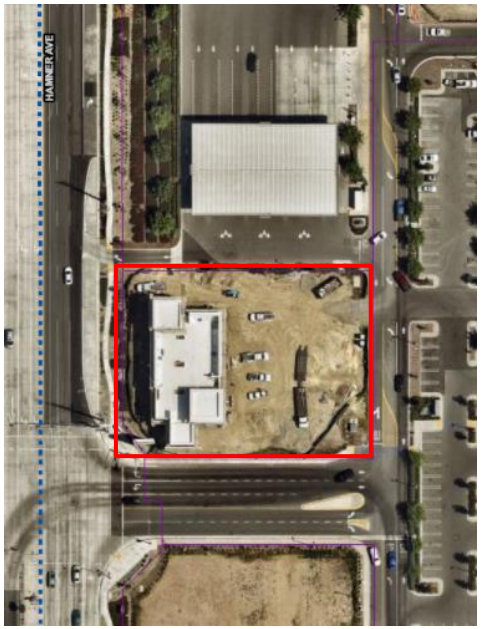
Altura Credit Union D.R (GCC.5)

Project:	Goodman Commerce Center CR-8 Altura Credit Union - Major Development Review (DR)
Project No.	PLN19-20063
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Road – West of Goodman Way Parcel 10 of Parcel Map 37208; (Assessor's Parcel Number: 160-020-082)
Project Description:	▪ Major Development Review for the development of a Credit Union Bank (CR-8) totaling approximately 5,000 square feet
Planner:	Allen Lim/Gina Gibson-Williams

Notes:

- Received application on December 12, 2019.
- Routed for department review on December 23, 2019.
- Planning and department comments provided to applicant on January 23, 2020.
- Resubmittal received on January 30, 2020.
- On 2.19.20 the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Building is completed and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Building CR-6 D.R (GCC.6)

Project:	Goodman Commerce Center CR-6– Major Development Review (DR)
Project No.	PLN19-20064
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Road – West of Goodman Way Parcel "A" of Lot Line Adjustment 2018-001; (Assessor's Parcel Number: 160-020-088)
Project Description:	▪ Major Development Review for the development of a multi-tenant retail building (CR-6) totaling approximately 4,800 square-feet
Planner:	Allen Lim/Gina Gibson-Williams

Notes:

- Received application on December 12, 2019.
- Routed for department review on December 23, 2019.
- Planning and department comments provided to applicant on January 23, 2020.

Project Map:



Current Status:

- The Planning Commission approved the project on February 19, 2020.

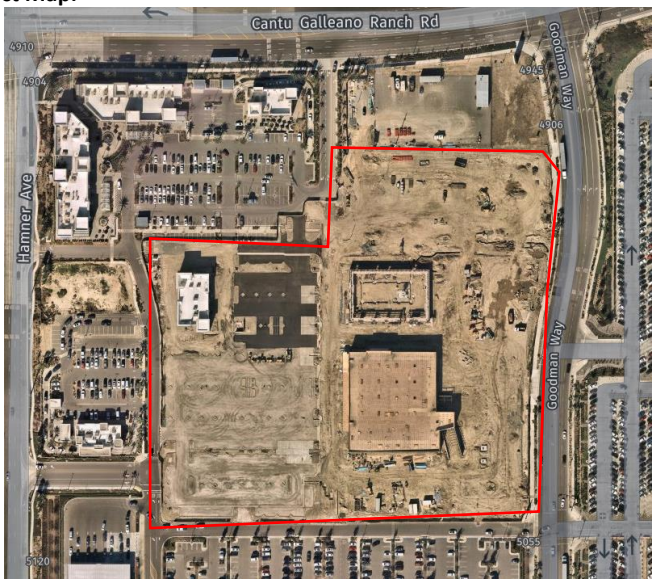
1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

"CR-6A, CR-A, CR-B (Tawa), and CR-C (Food Hall)" (GCC.7)

Project:	Goodman Commerce Center "The Station" Planning Area 1 CR-6A, CR-A, CR-B, CR-C
Project No.:	PLN20-20018 DR001 TPM37936 CUP002
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Road, west of Goodman Way; Assessor's Parcel Number (APN): 160-020-066, -068, -071, -084
Project Description:	▪ **Major Development Review**: o 6,000 sf. retail building (CR-6A) located on a building pad directly east of CR-6. o 21,500 square foot retail building (CR-A) locating directly north of the Costco Wholesale Store. o 35,000 square foot retail grocery building (CR-B) located adjacent to CR-A. This use is proposed to be a typical, full service, grocery retailer. o 16,000 square foot food hall (CR-C) located across from the grocery retailer, accessed through a shared courtyard entrance. ▪ **Tentative Parcel map** to create 11 commercial parcels and facilitate various site and circulation improvements would be made to connect the parking areas to the nearby roadways. ▪ **Conditional Use Permit t**o allow for the on-site consumption in association with bona-fide food sale/restaurant uses and the off-site sale for the grocery retail store.
Planner:	▪ Gustavo Gonzalez

Notes:
- Application submitted on May 14, 2020.
- Distributed to Development Review Committee on May 21, 2020 and received comments and draft conditions on June 11, 2020.
- Approved by the Planning Commission on July 15, 2020.

Project Map:



Current Status:
- Buildings are currently under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Zeppin Sushi CUP (MAP ID: GCC.8)

Project:	Zeppin Sushi Alcohol CUP
Project No.:	PLN21-20036_CUP_008 Zeppin Sushi Alcohol CUP
Project Location:	4910 Hamner Avenue, Suite 170; Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Road (The Station – Goodman Commerce Center) (APN) 160-510-019
Project Description:	**Conditional Use Permit (CUP)**: To allow the on-site sale/consumption of beer and wine in conjunction with a new sit-down restaurant (Zeppin Sushi)
Planner:	Allen Lim

Notes:

- Received application on 6.28.21

Project Map:



Current Status:

- On July 21, 2021, the Planning Commission approved PLN21-20036 subject to the conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

GCC Crying Tiger Bistro and Bar Alcohol CUP (MAP ID: GCC.9)

Project:	GCC Crying Tiger Bistro and Bar Alcohol Conditional Use Permit
Project No.:	PLN21-20057_CUP010
Project Location:	4916 Hamner Ave. Suite #120 at the Southeast corner of Cantu-Galleano Ranch Road and Limonite Avenue; (Assessor's Parcel Number: 160-510-017)
Project Description:	**Conditional Use Permit:** Full-service Thai restaurant and bar for sale of beer, wine, and distilled spirits for on-site consumption located at the Station located on the southeast corner of Cantu-Galleano Ranch Rd. and Limonite Ave. The CUP request is specific to one of the multi-tenant spaces for CR-6A
Planner:	Jamie K. Cerda

Notes:

- Received application on 9.8.21
- On October 20, 2021, the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Crying Tiger is open and operational.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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GCC CR-1 DR (MAP ID: GCC.10)

Project:	GCC CR-1 DR
Project No.:	PLN21-20063_DR012
Project Location:	Southwest corner of Goodman Way and Cantu-Galleano Ranch Rd. ; Assessor Parcel Number (APN) 160-510-023
Project Description:	**Major Development Review** for the development of a 5,213 square foot PAD building (CR-1) and 575 square foot outdoor patio for a total of 5,788 square feet for a proposed restaurant building.
Planner:	Jamie K. Cerda

Notes:

- Received application on November 17, 2021.
- On January 19, 2022, PLN21-20063 was approved by the Planning Commission subject to conditions of approval.

Project Map:



Current Status:

- On July 7, 2022, Planning staff received construction documents for review.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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GCC CR-2 DR (MAP ID: GCC.11)

Project:	GCC CR-2 DR
Project No.:	PLN21-20068_DR013
Project Location:	Southwest corner of Goodman Way and Cantu-Galleano Ranch Rd.; Assessor Parcel Number (APN) 160-510-022
Project Description:	**Major Development Review** including site planning and architecture for the development of a 7,757 square foot PAD building (CR-2) for a proposed restaurant building.
Planner:	Jamie K. Cerda

Notes:

- Received application on November 17, 2021
- On January 19, 2022, PLN21-20068 was approved by the Planning Commission subject to conditions of approval.

Project Map:



Current Status:

- Building currently under construction

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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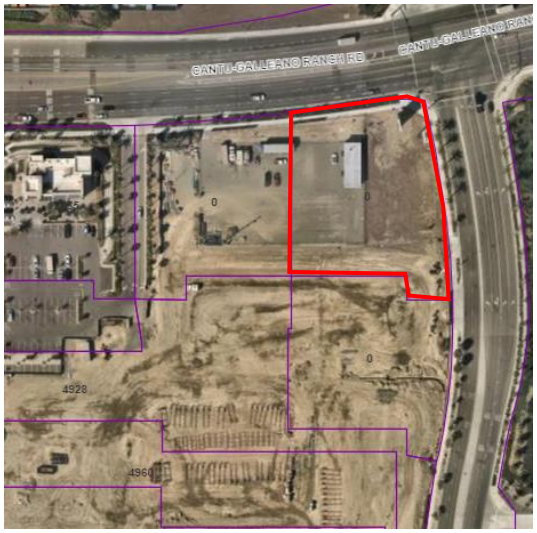
GCC CR-1 Chili's Alcohol CUP and VAR (MAP ID: GCC.13)

Project:	GCC CR-1 Alcohol CUP and VAR
Project No.:	PLN22-20010_CUP002_VAR001
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Rd.; Assessor Parcel Number (APN) 160-510-023
Project Description:	**Conditional Use Permit** for the on-sale and consumption of beer, wine, and distilled spirits at a 7,757 square foot PAD building (CR-1) restaurant (dba Chili's). **Variance** to request modification to the sign standards to allow four (4) tenant wall signs.
Planner:	Jamie K. Cerda

Notes:

- Received application on March 7, 2022

Project Map:



Current Status:

- On April 20, 2022, PLN22-20012 was approved by the Planning Commission subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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GCC CR-2 Alcohol CUP (MAP ID: GCC.12)

Project:	GCC CR-2 Alcohol CUP
Project No.:	PLN21-20072_CUP011
Project Location:	Southwest corner of Goodman Way and Cantu-Galleano Ranch Rd.; Assessor Parcel Number (APN) 160-510-022
Project Description:	**Conditional Use Permit** for the on-sale and consumption of beer, wine, and distilled spirits at a 7,757 square foot PAD building (CR-2) restaurant.
Planner:	Allen Lim

Notes:

- Received application on January 4, 2022
- On January 19, 2022, the Planning Commission continued project PLN21-20072 off calendar.

Project Map:



Current Status:

- On July 20, 2022, the Planning Commission approved PLN21-20071 subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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GCC Cuts Korean BBQ Alcohol CUP (MAP ID: GCC.14)

Project:	GCC Cuts Korean BBQ Alcohol CUP
Project No.:	PLN22-20021_CUP003
Project Location:	Southeast corner of Hamner Avenue and Cantu-Galleano Ranch Rd.; Assessor Parcel Number (APN) 160-510-019
Project Description:	**Conditional Use Permit** for the on-sale and consumption of beer, wine, and distilled spirits at an existing tenant space in The Station – Goodman Commerce Center
Planner:	Allen Lim

Notes:

- Received application on April 6, 2022
- On July 20, 2022, the Planning Commission approved PLN22-20021 subject to conditions of approval.

Project Map:



Current Status:

- Building currently under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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GCC Devil's Kitchen Alcohol CUP (MAP ID: GCC.16)

Project:	GCC Devil's Kitchen Alcohol CUP
Project No.:	PLN22-20041_CUP005
Project Location:	Northeast corner of Hamner Avenue and Goodman Way (Assessor Parcel Number: 160-510-019)
Project Description:	**Conditional Use Permit (CUP)** for the on-sale and consumption of beer and wine at an existing tenant space in The Station – Goodman Commerce Center
Planner:	Allen Lim

Notes:

- Received application on June 15, 2022

Project Map:



Current Status:

- On July 20, 2022, the Planning Commission approved PLN22-20041 subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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GCC Planning Area 4 DR and TPM (MAP ID: GCC.15)

Project:	GCC Planning Area 4 DR and TPM
Project No.:	PLN22-20025 CR-13 and TPM No. 38438, PLN22-20056 DR CR-14, PLN22-20057 DR CR-15, PLN22-20058 DR CR-16, PLN22-20059 DR CR-17
Project Location:	Northeast corner of Hamner Avenue and Goodman Way (Assessor Parcel Number: 160-510-010, -011, -012, -013, -015, -016, and -033)
Project Description:	**Major Development Review (DR)** for development of five (5) business park buildings ranging in size from 40,000 sf to 59,987 sf in Planning Area 4 of the Goodman Commerce Center in Eastvale Specific Plan. **TPM No. 38438:** For the reconfiguration of a 14.4-acre site into five (5) individual parcels.
Planner:	Allen Lim

Notes:

- Received application on April 20, 2022.
- Project was deemed incomplete by Staff on May 19, 2022.
- Received resubmittal on August 8, 2022.
- Project was deemed incomplete by Staff on August 24, 2022.
- Project was deemed complete by Staff on September 28, 2022.
- On October 19,2022, the Planning Commission approved PLN22-20025, -56 through -59 subject to conditions of approval.

Project Map:



Current Status:

- Buildings are currently in plan check 3 as of 7.24.2023.
- Construction documents currently under review

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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The Campus (MAP ID: CAM)

Project:	The Campus (former Providence Business Park)
Project No.	12-0750
Project Location:	West of Archibald Avenue and approximately 750 ft. south of Limonite Avenue (APNs 144-010-002, -033, -037 & -038)
Project Description:	Change of Zone, Major Development Review, and Tentative Parcel Map for the development of a business park consisting of 11 new industrial buildings ranging from 12,850 square feet to 129,000 square feet (totaling approximately 694,770 square feet), one 2-story office building of 33,600 square feet, and two retail buildings totaling 10,600 square feet on 53.37 gross acres of vacant land (former Bircher's site). CEQA: EIR Addendum
Planner:	Allen Lim

Notes:

- Approved by City Council on April 9, 2014
- All industrial buildings are built and occupied.
- See the following projects for more recent activity at The Campus (former Providence Business Park) Development:
  - PLN19-20001 The Campus Self-Storage Facility DR, CUP (CAM.1)
  - PLN19-20008 The Campus 7-Eleven DR, CUP (CAM.2)
- Front land abutting Archibald has been entitled with The Campus Self-Storage and The Campus 7-Eleven.

Project Map:



Current Status:

- The Campus (industrial buildings) are constructed and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Self-Storage D.R & C.U.P (CAM.1)

Project:	The Campus Self-Storage Facility DR & CUP
Project No.	PLN19-20001
Project Location:	West side of Archibald Avenue and South of Providence Way; (Assessor Parcel Number: 144-010-063)
Project Description:	Major Development Review and Conditional Use Permit for development and operation of a 4-story, self-storage facility in the front portion of The Campus development.
Planner:	Allen Lim

Notes:

- Received application on January 22, 2019.
- This project would replace an earlier approval for a two-story office building at this location.
- Application incompleteness letter sent on February 11, 2019.
- Comment letter sent on February 25, 2019.
- Second resubmittal received on February 27, 2019.
- 2nd incomplete application letter sent on March 13, 2019.
- 3rd resubmittal received on May 23, 2019.
- 4th submittal received on June 7, 2019.
- On 7.17.19 the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- The self-storage facility is constructed.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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7-Eleven D.R. & C.U.P (CAM.2A)

Project:	The Campus 7-Eleven Gas Station DR, CUP's
Project No.	PLN19-20008
Project Location:	The Campus (West side of Archibald and South of Providence Way); (Assessor Parcel Number: 144-010-063)
Project Description:	Major Development Review and Conditional Use Permit for development and operation of a convenience store, gas station and carwash.
Planner:	Allen Lim

Notes:

- Received application on February 26, 2019.
- Incomplete letter sent on March 14, 2019.
- Comment letter sent on March 22, 2019.
- 2nd resubmittal received on May 17, 2019.
- 3rd submittal received on June 7, 2019.
- On July 17, 2019, the Planning Commission approved the project subject to conditions of approval. (See **PLN19-20029**)
- Construction plans are currently under review, awaiting further documents to be provided by applicant.

Project Map:



Current Status:

- The building is currently under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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7-Eleven Appeal (CAM.2B)

Project:	The Campus 7-Eleven Gas Station DR Appeal
Project No.	PLN19-20029
Project Location:	The Campus (West side of Archibald and South of Providence Way); (Assessor Parcel Number: 144-010-063)
Project Description:	▪ Appeal Planning Commission's approval of a Major Development Review and Conditional Use Permit for development and operation of a convenience store, gas station and carwash.
Planner:	Allen Lim

Notes:

- Received application on July 29, 2019.

Project Map:



Current Status:

- City Council denied the appeal and recommended new conditions on August 28, 2019. See PLN19-20008 for current status.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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The Ranch (MAP ID: RNCH)

Project:	The Ranch
Project No.	15-0783
Project Location:	Northeast and southeast corners of Hellman and future Limonite (Kimball) Avenues, west of Cucamonga Creek Channel. Moons Site (APNs: 144-010-008-0, 144-101-013-4) and Rodriguez Site (APN: 144-010-009-1)
Project Description:	• Specific Plan Amendment to modify boundaries for Planning Areas 1 through 6, land use designation for Planning Area 5, and revisions to allowable uses. No revisions to Planning Areas 7 through 9. • Major Development Review for six (6) industrial buildings totaling 985,000 square feet on six (6) parcels. • Tentative Parcel Map No. 36787 to subdivide approximately 97 gross acres into 14 legal parcels. CEQA: EIR Addendum
Planner:	Allen Lim

Notes:

- Approved by City Council on December 9, 2015.
- February 19, 2016, a new owner purchased the six (6) industrial lots.
- Monument Sign approved on February 1, 2018.
- See the following projects for more recent activity at The Ranch:
  - Project No. PLN18-20007: Eastvale 88,000 square-foot Warehouse building in Planning Area 3. (RNCH.1)
  - Project No. PLN18-20050: Howard Industrial -Major Development Review, Tentative Map for Planning Areas 7, 8 and 9 (RNCH.2)
  - Project No. PLN19-20034: Transwestern – Major Development Review, Amendment to Tentative Parcel Map for Planning Areas 7, 8, and 9 (RNCH.3)
  - Project No. PLN19-20035: Summit Development – Major Development Review for Planning Area 6 (RNCH.4)

Project Map



Current Status:

- Approved.
- Continue discussing potential development for commercial portion.
- Construction of six industrial/warehouse buildings are completed.
- A resolution for the Final Cancellation of the Williamson Act Contract for the Rodriguez Site was adopted by City Council meeting on July 24, 2019.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Warehouse/Industrial D.R (RNCH.1)

Project:	The Ranch Planning Area 3 Warehouse/Industrial Building
Project No.	PLN18-20007
Project Location:	Planning Area 3 of The Ranch at Eastvale
Project Description:	Major Development Review to construct an 88,000 square-foot industrial building on 5 acres in Planning Area 3 of The Ranch at Eastvale.
Planner:	Allen Lim

Notes:

- Received application on February 14, 2018.
- On May 16, 2018**,** Planning Commission approved Major Development Review
- Approved construction plans October 31, 2018.



Project Map:



Current Status:

- The building is completed and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Howard Industrial (RNCH.2)

Project:	Howard Industrial at The Ranch (Rodriguez Site)
Project No.	PLN18-20050
Project Location:	East end of Limonite Avenue (The Ranch Planning Area 7, 8 and 9); Assessor's Parcel Numbers: 144-010-009 and 144-010-004, and 144-010-005
Project Description:	▪ Major Development Review for development of a 21-acre site for light industrial uses located in Planning Areas 7 and 9 of The Ranch Specific Plan ▪ Tentative Parcel Map to subdivide the project site. ▪ Diminishment of Agricultural Preserve & Williamson Act Cancellation for the project site.
Planner:	Allen Lim

Notes:

- Agricultural Preservation & Williamson Act Cancellation submitted on September 4, 2018.
- Major Development Review and Tentative Parcel Map received on October 24, 2018.
- Approved by Planning Commission for Major Development Review and Tentative Parcel Map on December 19, 2018.
- Approved by City Council for diminishment of the agricultural preserve and tentative cancellation of the Williamson Act contract on February 13, 2019.
- Staff is in discussion with a new owner regarding design changes.
- A resolution for the Final Cancellation of Williamson Act Contract was adopted by City Council July 24, 2019.

Project Map:



Current Status:

- See **PLN19-20034** for current status with new owner.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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The Ranch by Transwestern D.R (RNCH.3)

Project:	The Ranch by Transwestern (Rodriguez Site)
Project No.	PLN19-20034
Project Location:	East end of Limonite Avenue (The Ranch Planning Area 7, 8 and 9); (Assessor's Parcel Numbers: 144-010-009 and 144-010-004, and 144-010-005)
Project Description:	▪ Major Development Review (DR) and an Amendment to the Tentative Parcel Map (TPM) to construct 2 light industrial warehouses on the Rodriguez Site (Planning Area 7, 8, and 9) located on the southeast corner of Moon Place and Remington Avenue.
Planner:	Allen Lim

Notes:

- Received application on September 3, 2019.
- Routed to other departments for review.
- Incompleteness letter provided to applicant on October 8, 2019.
- Precise Grading Plans received 12/23/19; Precise Grading comments provided 1/13/20; Awaiting resubmittal of Major Development Review and Precise Grade.
- Routed for comments from other departments on February 12, 2020.
- Received comments on February 26, 2020.
- Received Submittal 3 on April 8, 2020.
- On 6.17.21 the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- The Ranch by Transwestern (Industrial Buildings 1 and 2) are completed.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Summit Development (RNCH.4)

Project:	The Ranch by Summit Development (Parcel 14)
Project No.	PLN21-20014_DR002_CUP003
Project Location:	East end of Limonite Avenue (The Ranch Planning Area 6); (Assessor's Parcel Number: 144-010-058)
Project Description:	**Major Development Review** for a 61,000 square foot light industrial building on 4.36 acres of Parcel 14 on The Ranch. The building will be located in Planning Area 6 of The Ranch Specific Plan.
Planner:	Allen Lim

Notes:

- Received pre-application on September 12, 2019.
- Routed to other departments for review.
- Comments provided to applicant 10/17/19.
- Formal submittal received January 15, 2020 – Routed for department review.
- On 2.19.20 the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Construction documents currently under review.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Beyond Food Mart at The Ranch (MAP ID: RNCH.5)

Project:	Beyond Food Mart Major Development Review and Conditional Use Permit(s)
Project No.	PLN21-20014_DR002_CUP003
Project Location:	Northeast corner of Hellman Ave. and Limonite Ave. at The Ranch Specific Plan (Assessor Parcel Number: 144-010-077)
Project Description:	**Major Development Review,** for the construction of a new 7,150 square-foot Beyond Food Mart with a single lane drive-through operation, a 5,177 square-foot canopy, and a 2,312 square-foot drive-through carwash **Conditional Use Permit,** for the operation of automobile service station with concurrent off sale of beer and wine (Type 20) **Conditional Use Permit,** for the operation of a C-Store with a drive-through **Conditional Use Permit,** for the operation of a drive-through carwash
Planner:	Allen Lim

Notes:

- Received application on 3.17.21
- On November 17, 2021, the Planning Commission approved project PLN21-20014, subject to conditions of approval.

Project Map:



Current Status:

- The project is currently under review for building permits.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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The Ranch TPM No. 38114 (MAP ID: RNCH.6)

Project:	The Ranch TPM No. 38114
Project No.	PLN22-20009_TPM38114
Project Location:	Northeast corner of Limonite Avenue and Hellman Avenue; Assessor Parcel Number (APN) 144-010-077
Project Description:	**Tentative Parcel Map** to subdivide one (1) 10.68 acres into two (2) individual parcels.
Planner:	Allen Lim

Notes:

- Received application on March 2, 2022

Project Map:



Current Status:

- On May 18th, 2022, the Planning Commission approved project PLN22-20009, subject to conditions of approval

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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Hamner Place (MAP ID: HPLC)

Project:	Hamner Place (former Polopolus Property)
Project No.	PLN17-20015
Project Location:	7270 Hamner Avenue; North of Silver Lakes Sports Complex and east of Hamner Avenue. APNs: 152-060-002 and -003
Project Description:	General Plan Amendment, Change of Zone, Tentative Parcel Map, and Major Development Review for the development of a retail center, and four Conditional Use Permits for the operations of certain uses and sales of alcohols. CEQA: Environmental Impact Report (EIR)
Planner:	Gina Gibson-Williams/ Allen Lim

Notes:

- June 25, 2018, applicant withdrew two Conditional Use Permits (for a drive-through on Pads 2 and for alcohol sales in a future gas station convenience store).
- June 27, 2018: City Council certified the Final EIR and approved all applications. Notice of Determination recorded on June 28, 2018.
- See the following projects in the retail center:
- Project No. PLN18-20041: Hamner Place Gas Station and Convenience Store DR CUP
- Project No. PLN19-20023: Lewis Retail Suites Hotel DR CUP
- Project No. PLN19-20053: Retail Suites DR
- Project No. PLN19-20044: Appeal Hamner Place Gas Station and Convenience Store DR CUP
- Mass grading plan received on June 10, 2019; comments provided on June 12, 2019 requesting for documentations showing compliance with the conditions of approval for grading permit issuance.
- Rough grading plans received on June 24, 2019; Received documentation showing compliance to Conditions of Approval and approved July 2, 2019.
- Groundbreaking July 12, 2019

Project Map:



Current Status:

- Hamner Place is currently under construction (building permits issued).

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Hotel Suites (HPLC.1)

Project:	Hotel - Staybridge Suites at Hamner Place
Project No.	PLN19-20023
Project Location:	Southeast corner of Hamner Avenue and Schleisman Road; (Assessor Parcel Number: 152-050-050)
Project Description:	**Major Development Review** for a hotel and a banquet facility and a **Conditional Use Permit** for the sale of alcohol for on-site consumption.
Planner:	Gina Gibson-Williams

Notes:

- Received application on June 6, 2019.

See the following project for more information:

- PLN17-20015: Hamner Place (former Polopolus Property)
- Approved by Planning Commission on June 19, 2019.
- Building plans received for review on January 30, 2020.

Project Map:



Current Status:

- The Staybridge Suites is currently under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Hamner Place Gas Station and C-Store Appeal (HLPC.2A)

Project:	Appeal for Hamner Place Gas Station (Hamner Place) DR & CUP
Project No.	PLN19-20055 (see PLN18-20041)
Project Location:	7180 Hamner Avenue; northeast corner of Hamner Ave. and Schleisman Rd.; (Assessor's Parcel Number: 152-060-003)
Project Description:	Appeal Planning Commission's denial for the Major Development Review for a new gas station with a 3,018 square-foot convenience store, 3,472 square-foot canopy and a Conditional Use Permit, to allow the sales of beer and wine for off-site consumption (See Map ID: 19)
Planner:	Allen Lim

Notes:

- Received application on November 26, 2019

Project Map:



Current Status:

- City Council approved the project and recommended new conditions of approval on January 22, 2020. See PLN18-20041 for current status.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Hamner Place Gas Station and C-Store (HLPC.2B)

Project:	Hamner Place Gas Station and C-Store (former Polopolus Property)
Project No.	PLN18-20041
Project Location:	7180 Hamner Avenue; northeast corner of Hamner Ave. and Schleisman Rd.; (Assessor's Parcel Number: 152-060-003)
Project Description:	**Major Development Review** for a new gas station with a 3,018 square-foot convenience store, a 3,472 square-foot canopy with five (5) fueling dispensers, and associated site improvements. **Conditional Use Permit** for sales of beer and wine for off-site consumption.
Planner:	Allen Lim

Notes:

- Received application on July 24, 2018; has been routed to the other departments for a review.
- Incompleteness letter out to applicant on August 28, 2018.
- Comment letter provided to applicant on September 18, 2018.
- Second revised development plans received November 5, 2018.
- Second submittal comment letter provided to applicant on November 14, 2018.
- Third revised development plans received January 22, 2019.
- Incompleteness letter to applicant on February 12, 2019.
- Comment letter sent to applicant on February 20, 2019.
- Planning Commission denied the project on November 20, 2019.
- Applicant has applied to appeal the Planning Commission's decision on November 20, 2019 (See PLN19-20055)
- City Council approved the appeal and recommended new conditions of approval on January 22, 2020.

Project Map:



Current Status:

- Building and gas station are currently under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Hamner Place Retail Suites D.R (HPLC.3)

Project:	Hamner Place Retail Suites – Major Development Review (DR)
Project No.	PLN19-20053
Project Location:	Southeast corner of Hamner Avenue and Schleisman Road; (Assessor's Parcel Number: 152-060-003)
Project Description:	**Major Development Review** for a multi-tenant building to include retail suites and a potential restaurant. The restaurant is proposed to be 5,910 square feet and the shops portion of the building is 2,270 square feet for a total building floor area of 9,190 square feet.
Planner:	Gina Gibson-Williams

Notes:

- Received application on November 21, 2019.

Project Map:



Current Status:

- On December 18, 2019, the Planning Commission approved project PLN19-20053 subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Hamner Place TPM No. 37955 (MAP ID: HPLC.4)

Project:	Hamner Place TPM No. 37955
Project No.	PLN21-20038 TPM No. 37955 Hamner Place Tentative Parcel Map
Project Location:	East of Hamner Avenue and south of Schleisman Road (Hamner Place); APN 152-060-060 and 152-060-047
Project Description:	**Tentative Parcel Map (TPM):** To subdivide approximately 4.2 acres consisting of two (2) parcels into four (4) parcels to accommodate a future building pads in the C-1/C-P)
Planner:	Allen Lim

Notes:

- Received application on 6.28.21
- On July 21, 2021, the Planning Commission continued the item to the September 15th Planning Commission meeting.
- On 9.15.21 the Planning Commission continued the item to the October 20th Planning Commission meeting.
- On October 20, 2021, the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Buildings are complete and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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The Merge (MAP ID: MRG)

Project:	The Merge Retail and Industrial Center
Project No.	PLN18-20026
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue; APN: 164-010-019-6
Project Description:	**Major Development Review**, **Tentative Parcel Map**, and **Variance** for the development of a retail and light industrial center on an approximately 26-acre site, and various **Conditional Use Permits** for certain uses.
Planner:	Allen Lim

Notes:

- Received application on May 24, 2018; Development plans received on June 26, 2018.
- Draft Environmental Impact Report (EIR) available for a 45-day public review period from September 18, 2018, to November 2, 2018.
- Condition Use Permits application submitted on October 1, 2018.
- November 21, 2018, Planning Commission recommended approval of all applications, plus added new conditions for the Major Development Review application.
- December 12, 2018, City Council certified the EIR and approved all applications as recommended by the Planning Commission including the new conditions recommended by the Planning Commission, plus the Council added one new condition for the Major Development Review. January 9, 2019, City Council conducted second reading of ordinance for Change of Zone.
- Construction building plans for industrial buildings 1-6 approved by Planning 11.25.19
- Sprouts (Major 1) is completed and in operation 10.28.20

Project Map:



Current Status:

- The Merge Industrial and Retail have completed construction (pending entitlement and construction of PAD2).

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

Retail Minor D.R (MRG.1)

Project:	The Merge Retail (Major 2) Minor Development Review
Project No.	PLN19-20041
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue; (Assessor's Parcel Number: 164-010-019-6)
Project Description:	▪ Minor Development Review to replace the previously approved pharmacy with a drive through to two (2) retail buildings.
Planner:	Allen Lim

Notes:

- Received application on October 28, 2019.
- Application has been deemed incomplete on December 23, 2019.
- Received resubmittal on February 3, 2020.
- On February 26, 2020, the Planning Division approved the project subject to conditions of approval.

Project Map:



Current Status:

- The building is complete and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Retail Major Shops 4 D.R (MRG.2)

Project:	The Merge Retail Major Development Review (DR) Shops 4
Project No.	PLN19-20049
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue; (Assessor's Parcel Number: 164-010-019-6)
Project Description:	▪ Major Development Review for the addition of one new building with a drive-through Shops 4 with drive-through is estimated to be 10,500 square feet.
Planner:	Gina Gibson-Williams/ Allen Lim

Notes:

- Received application on November 7, 2019.
- Application has been deemed incomplete November 7, 2019.
- On February 19, 2020, the Planning Commission approved PLN19-20049 subject to conditions of approval.

Project Map:



Current Status:

- The building is complete and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Retail Shops 4 C.U.P (MRG.3)

Project:	The Merge Retail Shops 4 Drive-Through CUP
Project No.	PLN19-20050
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue; (Assessor's Parcel Number: 164-010-019-6)
Project Description:	▪ Conditional Use Permit for the operation of a Drive-Through at Shops 4 of the Merge.
Planner:	Gina Gibson-Williams/ Allen Lim

Notes:

- Received application on November 7, 2019.
- Application has been deemed incomplete November 7, 2019.

Project Map:



Current Status:

- On February 19, 2020, the Planning Commission approved CUP PLN19-20050 subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Bushfire Kitchen Alcohol CUP (MAP ID: MRG.5)

Project:	Bushfire Kitchen Alcohol CUP
Project No.	PLN21-20028_CUP006 Bushfire Kitchen Alcohol CUP
Project Location:	14134 Limonite Ave Suite 240 Eastvale at The Merge, CA 92880; Assessor Parcel Number (APN) 164-010-019
Project Description:	**Conditional Use Permit (CUP)**: to allow the sale and consumption of beer, wine, and distilled spirits on-site
Planner:	Allen Lim

Notes:

- Received application on 5.19.21
- On June 16, 2021, the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Bushfire Kitchen is complete and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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The Merge Pad 2 (MAP ID: MRG.6)

Project:	The Merge Pad 2 Major Development Review and Conditional Use Permit
Project No.	PLN21-20047_DR005_CUP009 The Merge – Pad 2
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue – Suite 400; (Assessor's Parcel Number: 164-010-019)
Project Description:	**Major Development Review (DR):** To allow the construction of one (1) commercial retail building (2,000 sf building with an outdoor seating area) with a shaded communal area in between a future proposed retail building
Planner:	Allen Lim

Notes:

- Received application on 8.2.21
- On October 20, 2021, the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Construction documents currently under review.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Dog Haus Alcohol CUP Type 41 (MAP ID: MRG.7)

Project:	Dog Haus Alcohol CUP Type 41 at The Merge
Project No.	PLN22-20006_CUP001
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue; Assessor Parcel Number (APN) 164-010-041
Project Description:	**Conditional Use Permit** for the on-sale and consumption of beer and wine at an existing tenant space in The Merge Retail Center.
Planner:	Allen Lim

Notes:

- Received application on February 7, 2022
- On March 16, 2022, the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- Dog Haus is complete and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Dog Haus Alcohol CUP Type 47 (MAP ID: MRG.7)

Project:	Dog Haus Alcohol CUP Type 47 at The Merge
Project No.	PLN23-20001 CUP001
Project Location:	Northeast corner of Limonite Avenue and Archibald Avenue; Assessor Parcel Number (APN) 164-010-041
Project Description:	**Conditional Use Permit** for the on-sale and consumption of beer and wine and distilled spirits at an existing tenant space in The Merge Retail Center.
Planner:	Jamie K. Cerda

Notes:

- Received application on 1.26.23

Project Map:



Current Status:

- On **February 15, 2023**, the Planning Commission approved the project subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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The Merge Pad 2 - Taco Bell (MAP ID: MRG.8)

Project:	The Merge Pad 2 – Taco Bell
Project No.	PLN22-20069 MDR009 and CUP005
Project Location:	Northeast corner of Hamner Avenue and Goodman Way (Assessor Parcel Number: 160-510-010, -011, -012, -013, -015, -016, and -033)
Project Description:	**Minor Development Review (MDR)** for development of a 2,210-square-foot retail building in The Merge Retail Center. **Conditional Use Permit (CUP)** to allow the establishment and operation of a drive-through in conjunction with the proposed retail.
Planner:	Jamie K. Cerda

Notes:

- Received application on October 3, 2022.
- Project was deemed incomplete on October 11, 2022.
- Resubmittal received on October 20, 2022.
- Project was deemed complete by Staff on November 1, 2022.
- On November 16, 2022, the Planning Commission approved project PLN22-20069, subject to conditions of approval.

Project Map:



Current Status:

- Construction drawings are currently under review.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Walmart (MAP ID: WMT)

Project:	Walmart – Eastvale Crossings
Project No.	PLN12-0051, PLN21-20021_DR002 (Ref. PLN12-0051)
Project Location:	Southeast corner of Limonite and Archibald Avenues (APN 144-030-039)
Project Description:	General Plan Amendment, Change of Zone, Major Development Review, five Conditional Use Permits, Tentative Tract Map No. 35061, and Variance for the development of a 177,000 +/- sq. ft. retail store and several outparcels on 24.78 acres. CEQA: Environmental Impact Report (certified) **Major Development Review** for the construction of a Walmart gasoline service station with an ancillary 1,620 square foot convenience store located on Parcel 2 of Tentative Tract Map No. 35061
Planner:	Jamie K. Cerda

Notes:

- City Council approval on April 26, 2017.
- Project was reviewed by the Riverside County Airport Land Use Commission and received a conditional finding of conformance with the Chino Airport Land Use Compatibility Plan.
- Public review of DEIR available from September 27 to November 17, 2016.
- On March 15, 2017, the Planning Commission reviewed and recommended approval of the project to City Council.
- City Council public hearing on April 12, 2017, with a staff recommendation to continue the hearing to April 26, 2017.
- City Council approval on April 26, 2017. Notice of Determination recorded on April 27, 2017.
- Waiting for applicant to submit construction plans.
- Extension of Time (PLN19-20052) has been approved by the Planning Commission on 1.15.2020
- Extension of Time (PLN19-20052) has been approved by the Planning Commission on 1.15.2020

Project Map:



Current Status:

- August 2, 2023, Walmart submitted plans for mass grading.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Walmart EOT (MAP ID: WMT.1)

Project:	Walmart Revision to TTM No. 35061, Extension of Time, Major Development Review
Project No.	PLN21-20021_DR002_EOT001 (Ref. PLN12-0051), PLN22-20017_EOT001
Project Location:	Southeast corner of Limonite and Archibald Avenues (Assessor Parcel Number: 144-030-039)
Project Description:	**Amendment/Revision to Approved Project**: Minor revision of TTM. No. 35061 and minor design review to accommodate updated proto and gas station design site plan for Walmart. **Extension of Time (EOT):** Tentative Tract Map (TTM No. 35061) Extension of Time – Expiring April 26, 2021. **Extension of Time (EOT):** Tentative Tract Map (TTM No. 35061) Extension of Time – Expiring April 26, 2023.
Planner:	Jamie K. Cerda

Notes:

- Received application on 4.15.21
- Extension of Time and Revision to TTM No. 35061 received 4.15.21
- Extension of Time and Revision to TTM No. 35061 received 3.31.22
- On October 20, 2021, the Planning Commission approved project PLN21-20021, subject to conditions of approval.

Project Map:



Current Status:

- On April 26, 2023, the City Council approved Final Map TR35061.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Sendero Homes (MAP ID: SH.1)

Project:	Sendero Cluster Homes by Lennar
Project No.	PLN17-20043
Project Location:	West portion of Sendero (Tracts 36775-2, 36775-3, and 36775) at northwest corner of Limonite Avenue and Harrison Avenue.
Project Description:	**Minor Development Review for Master Home Plan** of the 6-Pack and 8-Pack at Sendero.
Planner:	Allen Lim

Notes:

- Received application on December 19, 2017, plans provided on December 21, 2017.
- Final Site of Development plans are approved on May 1, 2018.
- Architectural elevation approved on August 14, 2018.
- On-site Subdivision Flags signage submitted on March 28, 2019 by Lennar and approved on April 30, 2019.

Project Map:



Current Status:

- Construction is complete.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Sendero Front Loaded Homes (MAP ID: SH.2)

Project:	Sendero Century Communities Front Loaded Homes
Project No.	PLN18-20032
Project Location:	Northeast corner of Archibald Avenue and Chandler Street; Tract Map 36775-1
Project Description:	**Minor Development Review** for architectural design and Final Site of Development for front loaded homes (eastern side of the SEC easement) at Sendero. This portion consists of 82 single-family homes.
Planner:	Allen Lim

Notes:

- Received application on June 27, 2018; has been routed to the other departments for a review.
- Architectural plans and enhancement map approved on August 15, 2018.
- Phase 1 and 2 of Precise Grading Plans approved September 9, 2018.
- Revised lot exhibits approved September 20, 2018.
- Front load landscape plans are approved on December 11, 2018.
- Sendero Century Community Subdivision Sign application submitted on February 7, 2019.
- Applicant resubmitted On-site subdivision flags signage plans May 6, 2019.
- Received revised Final Site of Development (FSOD) map on May 7, 2019 and grading plans on May 22, 2019. Comments provided on May 23, 2019.
- On-site subdivision flags approved April 30, 2019.
- Applicant proposes house plotting changes.
- Model homes are open.
- Waiting for revised FSOD map.
- Precise Grading Plans received December 23, 2019 – Planning approved Precise Grading on January 6, 2020

Project Map:



Current Status:

- Construction is complete.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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Prado Homes (MAP ID: PRDH)

Project:	Prado Residential Development by Lennar
Project No.	PLN18-20008
Project Location:	Southeast corner of Cucamonga Creek Channel and Schleisman Road
Project Description:	**Major Development Review** to develop a gated community of 243 attached and detached single-family homes on approximately 19 acres at Tract 35751 on Schleisman Road.
Planner:	Allen Lim

Notes:

- Received application on February 22, 2018.
- Planning Commission approval on June 20, 2018.
- Approved final site of development on December 10, 2018.
- Approved construction plans and fence and wall plan on March 7, 2019.
- HOA production landscaping plans approved on March 13, 2019.
- Temporary Use Permit (TUP) for model home complex and sales trailer approved on March 13, 2019.
- Revised HOA landscape plans approved May 16, 2019.

Project Map:



Current Status:

- Construction is complete.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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Pulte Homes (MAP ID: PLTH)

Project:	Pulte Residential Development
Project No.	PLN18-20038
Project Location:	Southeast corner of Limonite Avenue and Scholar Way (west of Cloverdale Marketplace)
Project Description:	**Minor Development Review** for a Master Home Plan consisting of 79 residential units. This tract (Tract No. 28943) was approved and finalized by the County prior to cityhood.
Planner:	Allen Lim

Notes:

- Received application on July 9, 2018. This is a recorded subdivision; application is for the review of the design of the homes only.
- Approval letter sent on August 31, 2018.
- Revised architectural plans approved October 10, 2018.
- Construction building plans approved October 30, 2018.
- Site is being graded consistent with the recorded subdivision map.
- Approved construction fence and wall plans on March 7, 2019.
- Temporary Use Permit (TUP) for sales office approved March 26, 2019.
- On-site Subdivision Flags Signage approval letter sent on March 27, 2019.
- Received revised elevations for Lot 54 on April 25, 2019 and comment provided on May 2, 2019.
- Final revised elevation for lot 54 received on May 21, 2019; approved on May 22, 2019.
- Model homes opened on March 9, 2019.

Project Map:



Current Status:

- Construction is complete.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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Sunshine Growers (MAP ID: SUN)

Project:	Sunshine Growers Nursery
Project No.	PLN18-20040
Project Location:	North of Riverside Drive; south of SR 60, east of Milliken Avenue, west of I-15; (Assessor's Parcel Number 156-030-021, -023, -030, and -031)
Project Description:	**Major and Minor Development Review** for the installation of a 20,000 square-foot greenhouse for a plant nursery for Sunshine Growers Nursery located on Riverside Dr. and Hamner Ave.
Planner:	Allen Lim

Notes:

- Applications received on July 25, 2018**,** and October 3, 2018.
- Approved by Planning Commission on October 17, 2018.
- Approval letter and development plans sent on November 5, 2018.
- Construction plans for the nursery, retail, and wall for the trash enclosure received on April 8, 2019. Comment provided on April 23, 2019.
- Waiting for submittal for installation of propane gas from applicant.
- Grading plans received April 3, 2019. Comments provided April 24, 2019.
- Landscape plans received May 15, 2019. Comments provided May 23, 2019.
- Grading plans approved June 17, 2019
- Landscape plans approved June 20, 2019
- Construction plans approved July 17, 2019

Project Map:



Current Status:

- Sunshine Growers is complete and in operation.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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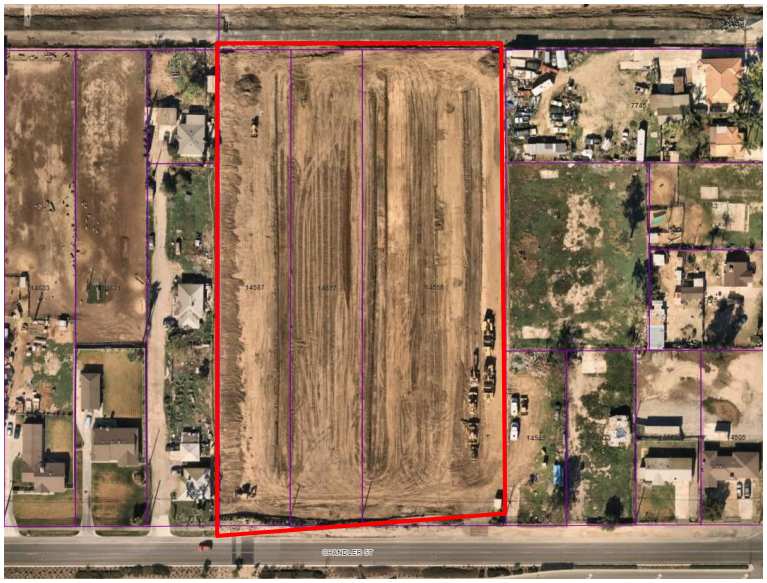
Gossett Self-Storage (MAP ID: GOSS)

Project:	Gossett Development Self-Storage Major DR, CUP, COZ, GPA
Project No.	PLN19-20047
Project Location:	14555, 14577, and 14587 Chandler Street; (Assessor's Parcel Number: 144-120-002, -003, -004)
Project Description:	**Major Development Review** for the development of 142,839 square foot self-storage facility on 3 parcels totaling 4.1 acres **Conditional Use Permit** to permit the self-storage facility **Change of Zone** from A-1 Light Agriculture to C-1/C-P General Commercial **General Plan Amendment** from Low Density Residential to Commercial Retail
Planner:	Gustavo Gonzalez

Notes:

- Received pre-application on November 6, 2019
- Pre-application was routed out for comments from other departments on November 12, 2019
- Received application for Major DR, CUP, COZ, and GPA on January 27, 2020
- Routed for comments from other departments on February 3, 2020.
- Received comments on February 17, 2020
- The Planning Commission approved the project on July 15, 2020.
- City Council approved the project on September 9,2020

Project Map:



Current Status:

- Project is complete and in operation.

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Van Leeuwen GP Amendment (MAP ID: VAN)

Project:	The Homestead
Project No.	PLN19-20021
Project Location:	West of Archibald Avenue at the westerly terminus of Limonite Avenue; (Assessor Parcel Numbers: 144-010-015, -018, -020, -023, -032)
Project Description:	**General Plan Amendment** from low density to high density and **Change of Zone** from A-2 to R-3 with a senior housing overlay and zone text amendment to create a senior housing overlay.
Planner:	Gustavo Gonzalez

Notes:

- Received application on May 30, 2019.
- Project presented to Planning Commission for consideration and recommendation to City Council on July 17, 2019. Planning Commission voted 5-0 recommending approval to City Council.
- July 17, 2019, Planning Commission recommended approval to City Council.

Project Map:



Current Status:

- Project presented to City Council for consideration on September 11, 2019. City Council voted 4-0 approving the project.

1. New projects are added to the bottom of the list as they are submitted.
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3. Highlighted Text =Updated Information

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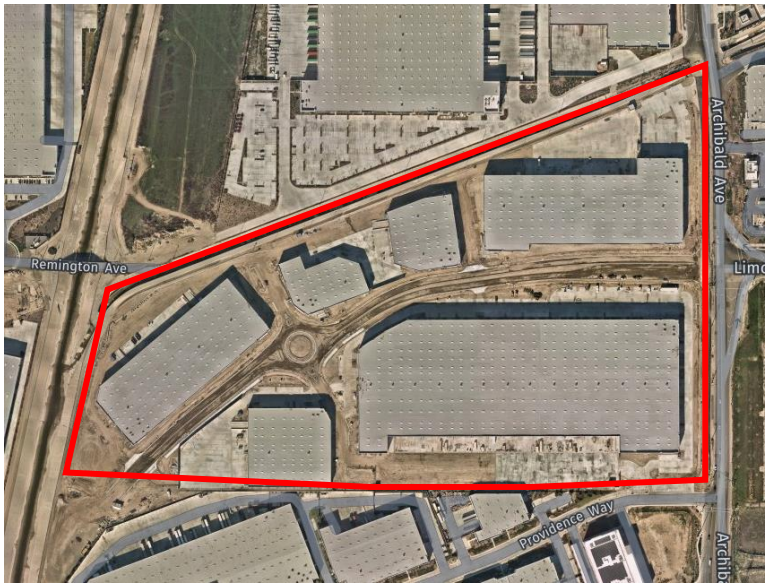
The Homestead (MAP ID: HSTD)

Project:	The Homestead
Project No.	PLN19-20026
Project Location:	West of Archibald Avenue at the westerly terminus of Limonite Avenue; (Assessor Parcel Numbers: 144-010-015, -018, -020, -023, -032)
Project Description:	▪ Major Development Review for construction of seven (7) light industrial/ warehouse buildings ▪ Change of Zone from A-2 to I-P ▪ Tentative Parcel Map for subdivision of the site into seven (7) parcels ▪ Variance from the standard landscape shading requirements.
Planner:	Gina Gibson-Williams/ Allen Lim

Notes:

- Received application on June 25, 2019.
- Submittal received July 2, 2019; routed to other departments for review.
- Request for proposal of an Environment Impact Report (EIR) sent on July 3, 2019. Proposals due on July 24, 2019.
- EIR screen check draft under review 1/8/20
- Planning Commission made a recommendation of approval for the project on March 18, 2020
- City Council approved the project on April 8th, 2020

Project Map:



Current Status

- Project is currently under construction.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
3. Highlighted Text =Updated Information

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Dutch Bros Coffee DR and CUP (MAP ID: DTCH)

Project:	Dutch Bros Coffee DR and CUP
Project No.:	PLN20-20012_DR_001_CUP_002
Project Location:	Eastvale Marketplace - Northeast corner of Limonite Ave. and Sumner Ave.; (Assessor Parcel Number: 164-030-037)
Project Description:	**Major Development Review**, for the development of an 862 square foot Dutch Bros Coffee Shop with a double drive-through lane. **Conditional Use Permit,** to allow the use of a drive-through.
Project Planner:	Gustavo Gonzalez/Allen Lim

Notes:

- Received application on 2.16.21
- On 3.17.21 the Planning Commission approved the project subject to conditions of approval.

Project Map:



Current Status:

- The project is completed and in operation.

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Wabi Sabi Japanese Restaurant Alcohol CUP (MAP ID: WABI)

Project:	Wabi Sabi Japanese Restaurant Alcohol CUP
Project No.:	PLN20-20006_CUP_001
Project Location:	The Market Place at The Enclave retail center – 14268 Schleisman Road, Suite 400.; (Assessor Parcel Number: 144-860-012)
Project Description:	**Conditional Use Permit,** to allow the sale and consumption of beer and wine on-site
Project Planner:	Allen Lim/Gustavo Gonzalez

Notes:

- Received application on 1.21.21

Project Map:



Current Status:

- On 3.17.21 the Planning Commission approved the project subject to conditions of approval.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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Archibald and Chandler Retail (MAP ID: ACR)

Project:	Archibald and Chandler Retail Center
Project No.:	PLN19-20000 (PLN21-20016 CUP, PLN21-20017 CUP)
Project Location:	Northwest corner of Archibald and Chandler; (Assessor Parcel Numbers: 144-130-004, 144-130-011, 144-130-012, 144-130-013)
Project Description:	A 2.71-acre mixed use commercial development comprised of a convenience store/ gas station/ carwash, a drive-through restaurant, and an undeveloped pad to be submitted at a later date.
Project Planner:	Gustavo Gonzalez

Notes:

- Received application on January 3, 2019.
- Incompleteness letter mailed on January 17, 2019.
- Public information meeting was held at city hall on February 20, 2019.
- Comment letter sent out to applicant on February 21, 2019.
- Meeting with applicant occurred on March 14, 2019.
- Revised submittal received 2.3.21 – Routed for department review.
- On 4.21.21 the Planning Commission recommended City Council approval of the project with the exception of the gas station and off-sale beer and wine.
- On August 25, 2021, the City Council upheld the Planning Commission's recommendation and approved the project with the exception of the gas station and off-sale beer and wine.
- Second reading of the COZ was approved by the City Council on September 8, 2021.
- Awaiting submission of construction documents for review.

Project Map:



Current Status:

- Project has been revised refer to pg. 11

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3. Highlighted Text =Updated Information

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Dunkin Donuts and Carwash DR and CUP (MAP ID: DUNK)

Project:	Dunkin Donuts and Carwash DR and CUP
Project No.	PLN21-20030_DR_003_CUP_007 Dunkin Donuts and PLN21-20060_DR006_CUP011 American Express Carwash
Project Location:	Northwest corner of Schleisman and Hamner Ave.; Assessor Parcel Number (APN) 152-341-017
Project Description:	**Major Development Review (DR):** For the development of a 3,400 square foot multi-tenant building where 1,600 square feet will be for a Dunkin Donuts with a drive-through and outdoor patio and where 1,800 square feet will be for a bistro with an outdoor patio. (PLN21-20030) **Major Development Review (DR)**: for the development of a 5,113 square foot car/truck wash with 18 vacuum stalls. (PLN21-20060) **Conditional Use Permit (CUP):** To allow the operation of a drive-through for the proposed coffee shop. (PLN21-20030) **Conditional Use Permit (CUP)**: To allow the operation of a drive-through for the proposed car/truck wash use. (PLN21-20060)
Planner:	Jamie K. Cerda

Notes:

- Received application on 5.26.21
- Applicant has provided updated submittal package 5.9.22
- On July 20, 2022 the Planning Commission approved project PLN21-20030 and PLN21-20060, subject to conditions of approval.

Project Map:



Current Status:

- Projects are currently under review for building permits.

1. New projects are added to the bottom of the list as they are submitted.
2. Projects that have been completed for more than one year are removed from this list.
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Future

The Leal Plan (MAP ID: LEAL)

Project:	Leal Master Plan
Project No.	Special Project
Project Location:	160 acres ± at the northwest corner of Hamner and Limonite Avenue, east of Scholar Way, and south of 58th Street.
Project Description:	This Master Plan describes the community's vision for the project area, identifies appropriate land uses, and includes the development standards that are necessary to achieve the vision, defines the character of the project's development, lists the steps involved with the development process, and provides the project's implementation plan. CEQA: EIR
Planner:	Gina Gibson-Williams

Notes:

- In September 16, 2016, the Planning Commission reviewed and recommended approval to City Council. May 2017 – City has been asked by property owner's representative to postpone action on the project while issues related to the estate of Brad Leal are resolved August 30, 2017 – City met with Leal family and prospective developer to discuss processing and timing.
- City Council Approved Master Plan and Final Environmental Impact Report on December 13, 2017.
- Adopted by City Council on December 13, 2017.
- Staff continues to coordinate with the property owners as they seek a developer(s) for the site.
- Planning Commission recommend approval to City Council on April 26, 2022
- On May 11, 2022, the City Council approved the Leal Masterplan Amendment (PLN21-20039) and related entitlements (DA, TTM 382290, DR PLN22-20020)
- On May 25, 2022, the City Council approved the second reading of the ordinances for the Leal Master Plan Amendment (PLN21-20039) and Development Agreement (PLN22-20039).
- On August 24, 2022**,** Lot Line Adjustment (2022-001) was recorded with the Assessor-County Clerk Recorder.

Project Map:



Current Status:

- Awaiting submission of construction documents for review.

1. New projects are added to the bottom of the list as they are submitted.
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CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
CONSENT CALENDAR
Agenda Item No. 6.3
September 26, 2023

Public Works Department Update

Prepared By:
Jimmy Chung, City Engineer

Recommended Action(s)
Staff recommends that the Public Safety Commission receive and file the Public Works Department update.

Summary
The Public Works Department provides monthly updates on residential and commercial development projects, encroachment permits, capital improvements projects including a grant summary.

Background
Not Applicable.

Environmental
Not Applicable.

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A
Not Applicable.

Fiscal Impact
Not Applicable.

Prior City Council/Commission Action

Not Applicable.

Attachment(s)

Attachment 1 - PW Project Updates List
Attachment 2 - Grants Summary

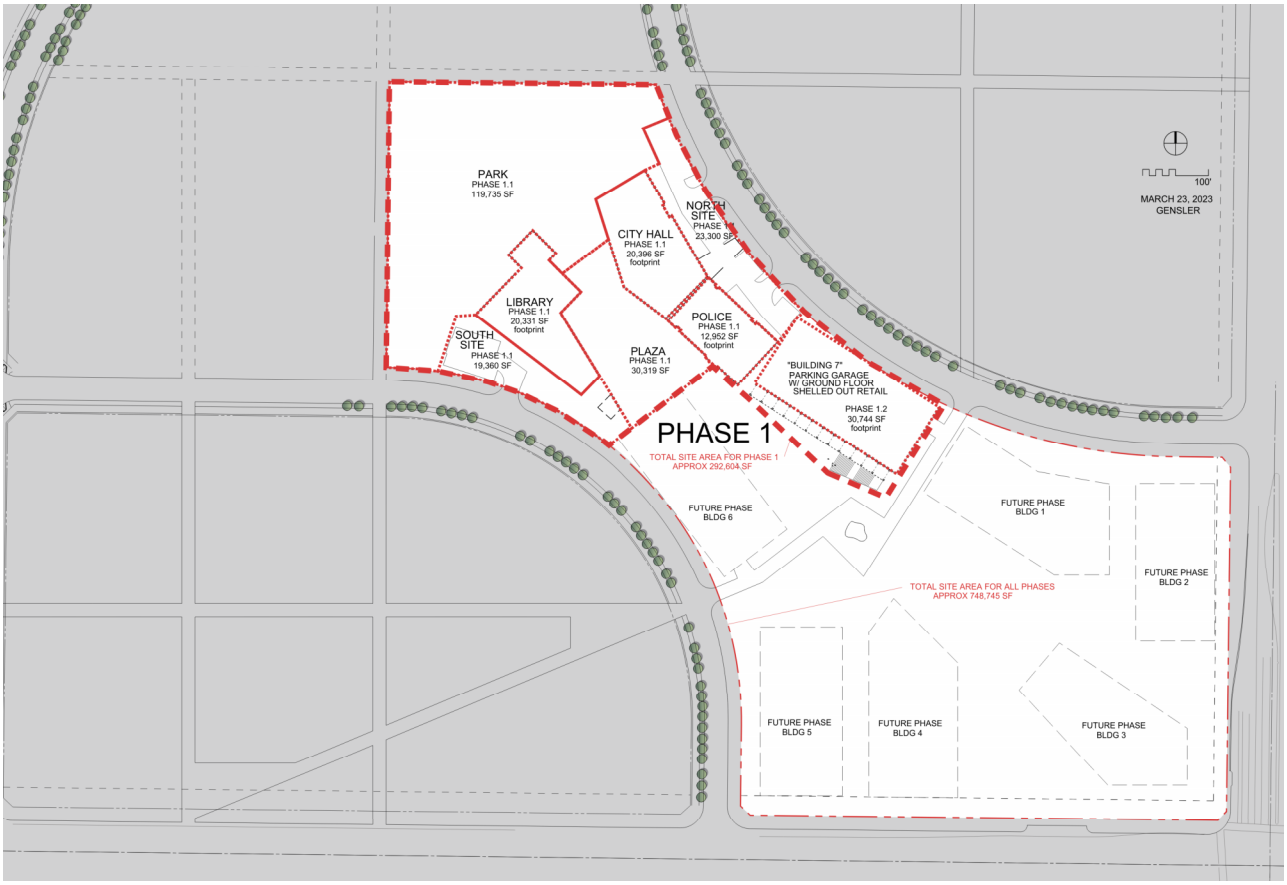
EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	Civic Center Project (Phase 1)
PROJECT DESCRIPTION:	A design build project to construct a Phase 1 of the Civic Center Project, which includes approximately 50,000 square foot City Hall, a 25,000 square foot library, a police station with an associated parking garage, a park, and a civic plaza.
PROJECT STATUS:	A consultant was procured to perform architectural, engineering, and interior design on May 10, 2023.

PROJECT SCHEDULE: **Tentative milestones:**

- Start architectural, engineering, and interior design: May 11, 2023;
- Construction Document Completion (100% design): June 30, 2024;
- Start Construction: December 1, 2024;
- Complete Construction: November 30, 2026;

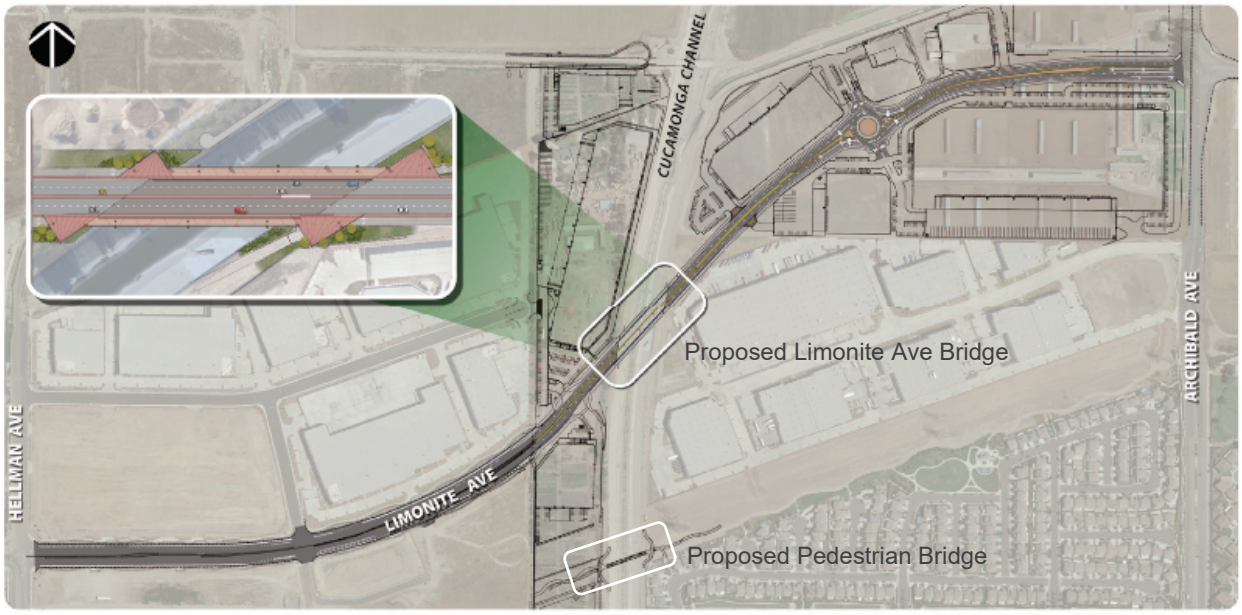
PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	Limonite Gap Closure
PROJECT DESCRIPTION:	Project will connect from 2,450 LF east of Hellman Ave to Archibald Avenue. The total length of the proposed project is approximately 3,200 LF including a bridge over the Cucamonga Creek. Both road and bridge will serve 4 lanes of traffic including bicycle and pedestrian facilities.
PROJECT STATUS:	Construction Management service procured. Contraction contract was awarded to Ortiz on July 26, 2023. A notice to proceed was issued to Ortiz on August 30, 2023.
PROJECT SCHEDULE:	Construction activities began on September 5, 2023 with a construction duration of 260 working days.

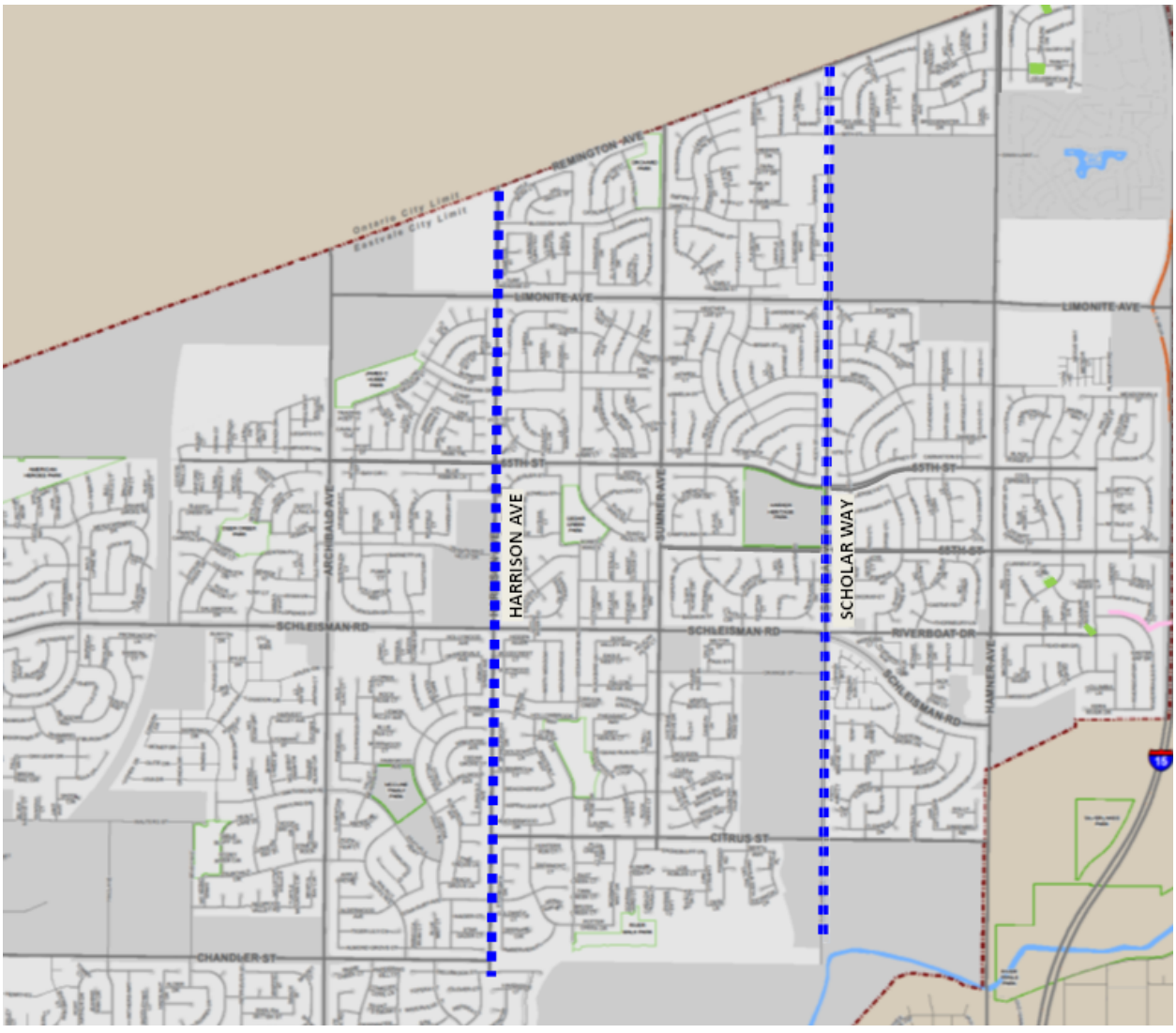
PROJECT MAP:



EASTVALE PUBLIC WORKS
PROJECT UPDATES

PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	Improvement of Bike Network Connectivity/ATP Trails
PROJECT DESCRIPTION:	Project will design and construct nearly 5 miles of trails running along Scholar Way and Harrison Avenue. The project will provide dedicated space for people to bike and walk from north Eastvale to the Santa Ana River Trail on the south.
PROJECT STATUS:	Design contract was awarded to Mark Thomas. 30% plans and specifications have been delivered.
PROJECT SCHEDULE:	Mark Thomas is going to start Phase 2 efforts consisting of developing construction documents.

PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	Local Roadway Safety Plan (LRSP)
PROJECT DESCRIPTION:	Project will identify and prioritize potential traffic safety improvements in the City as well as providing foundational information for submittal of future grant application.
PROJECT STATUS:	Consultant was procured to prepare the report. Working on the background and data collection to reflect the City's current policy and existing safety measure and most recent crash data.
PROJECT SCHEDULE:	The draft report is currently under review and it is anticipated to be taken for receive and file in October 2023.

PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT NAME:	Citywide Retroreflective Backplate on Traffic Signal Indicator
PROJECT DESCRIPTION:	Project will design and install retroreflective backplate borders along backplates of traffic signal indicators at 39 signalized intersections to improve the visibility of signals.
PROJECT STATUS:	Construction contract was awarded on January 11, 2023 Council meeting, and construction management service has been procured. Contractor is working on necessary permits and ordering materials.
PROJECT SCHEDULE:	Construction is complete. An NOC will be filed once the final inspection is completed.

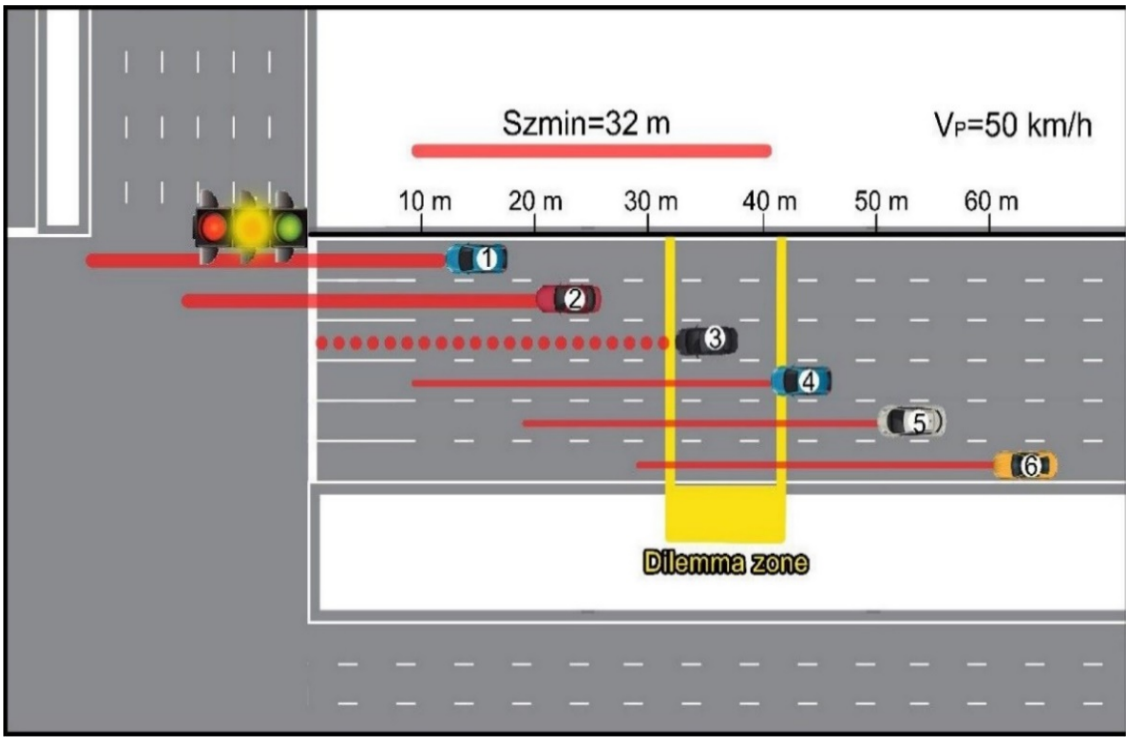
PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	Traffic Signal Dilemma Zone Detection and Mitigation
PROJECT DESCRIPTION:	Project will install advanced dilemma zone detection system and associated equipment in existing traffic signal cabinets at 16 signalized intersections to modify signal timing to improve safety for motorists approaching intersections.
PROJECT STATUS:	CON allocation was approved by Caltrans. Construction bid was advertised, and it was closed on July 7, 2023.
PROJECT SCHEDULE:	Construction Award- September 2023 The construction is estimated to commence in Q3 2023.

PROJECT MAP:



EASTVALE PUBLIC WORKS
PROJECT UPDATES

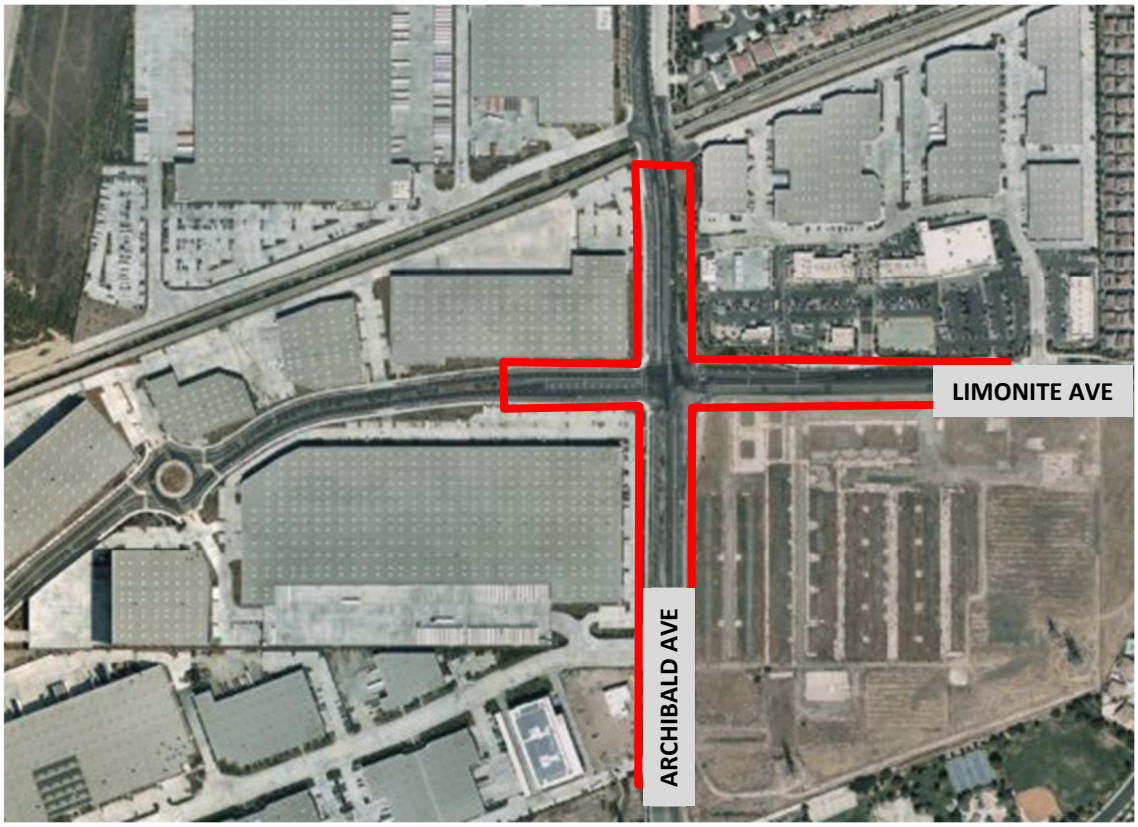
PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	ADA Transition Plan
PROJECT DESCRIPTION:	Program includes preparation and implementation of an ADA Self Evaluation Plan as required under the Americans with Disabilities Act (ADA). Future year funding will support removal of ADA barriers as identified in the Plan. Annual program to provide improvements focusing on ADA accessibility, including curb ramps and sidewalks throughout the City.
PROJECT STATUS:	Proposals are under review.



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Capital Improvements Project
PROJECT NAME:	Archibald Avenue/Limonite Avenue Widening Project
PROJECT DESCRIPTION:	Street widening and safety project for Archibald Avenue from the City of Ontario limits south of the SCE easement, including the intersection at Limonite Avenue and portions of Limonite Avenue east and west of the intersection. The project looks to improve safety and overall circulation in conjunction with the improvements associated with the Homestead and Merge developments, and Limonite Gap Project. Components of the project include, but are not limited to, coordinating with SCE to relocate SCE high-tension support structures.
PROJECT STATUS:	• Installation of new transmission poles is completed. • Existing poles were removed mid-July, allowing the Developers to start coordinating their construction schedules. • Widening and street improvements have started on September 11, 2023 with an anticipated completion by end of the year .

PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Residential Development
PROJECT NAME:	Prado (TR 35751)
PROJECT LOCATION:	Southeast corner of Schleisman Road and Cucamonga Flood Channel
PROJECT DESCRIPTION:	Improvements include a development of a gated community of 243 attached and detached single-family homes on approximately 19 acres.
PROJECT STATUS:	All punch list items are complete, and the project is tentatively scheduled for the September council meeting for project acceptance.

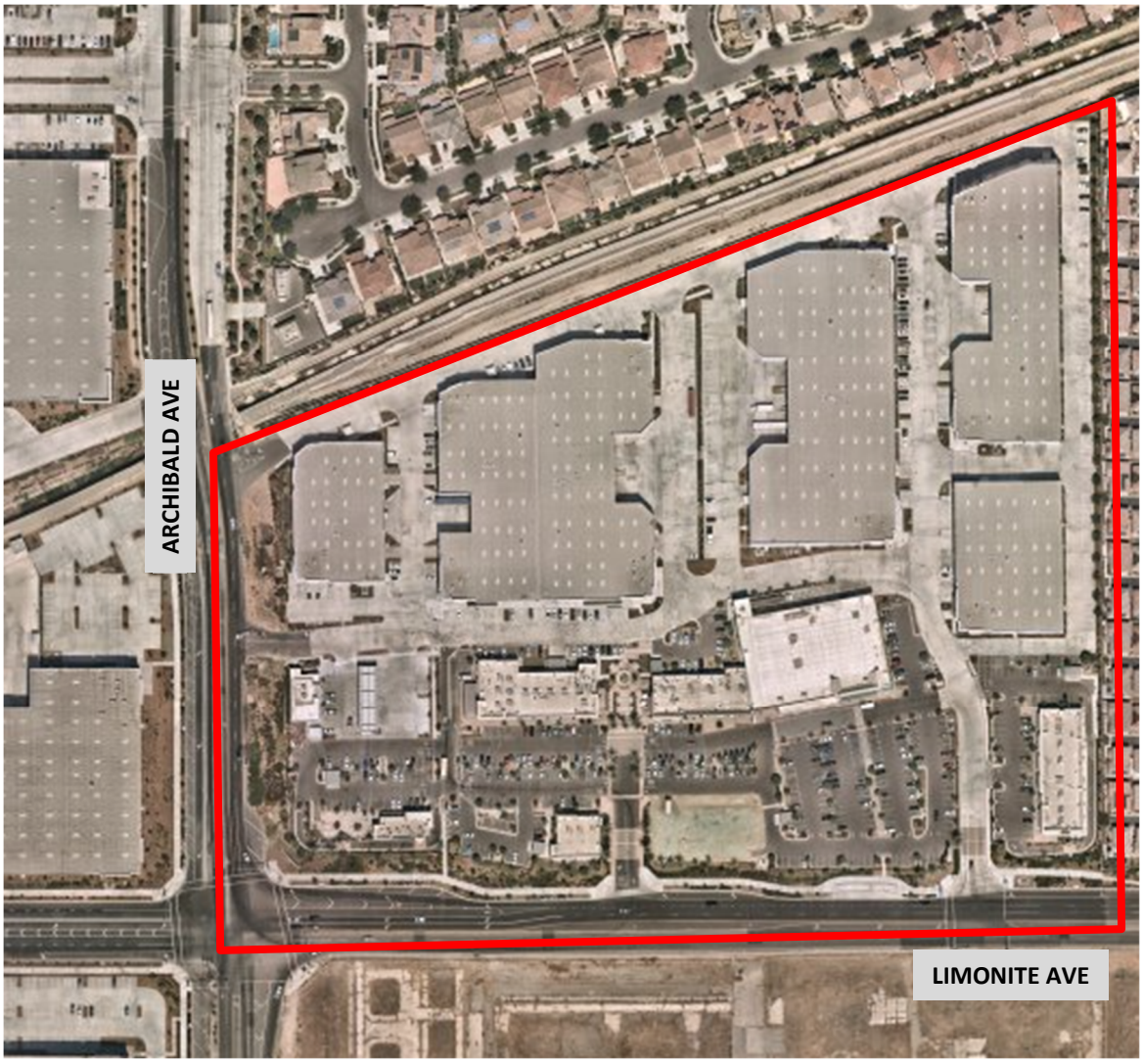
PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Commercial Development
PROJECT NAME:	The Merge
PROJECT LOCATION:	Northeast corner of Limonite Avenue and Archibald Avenue
PROJECT DESCRIPTION:	Improvements includes 26 gross acres.
PROJECT STATUS:	Onsite and offsite improvements ongoing Grading completed for Pad 2 Developer is also responsible for improvements along Archibald Avenue which are currently underway.

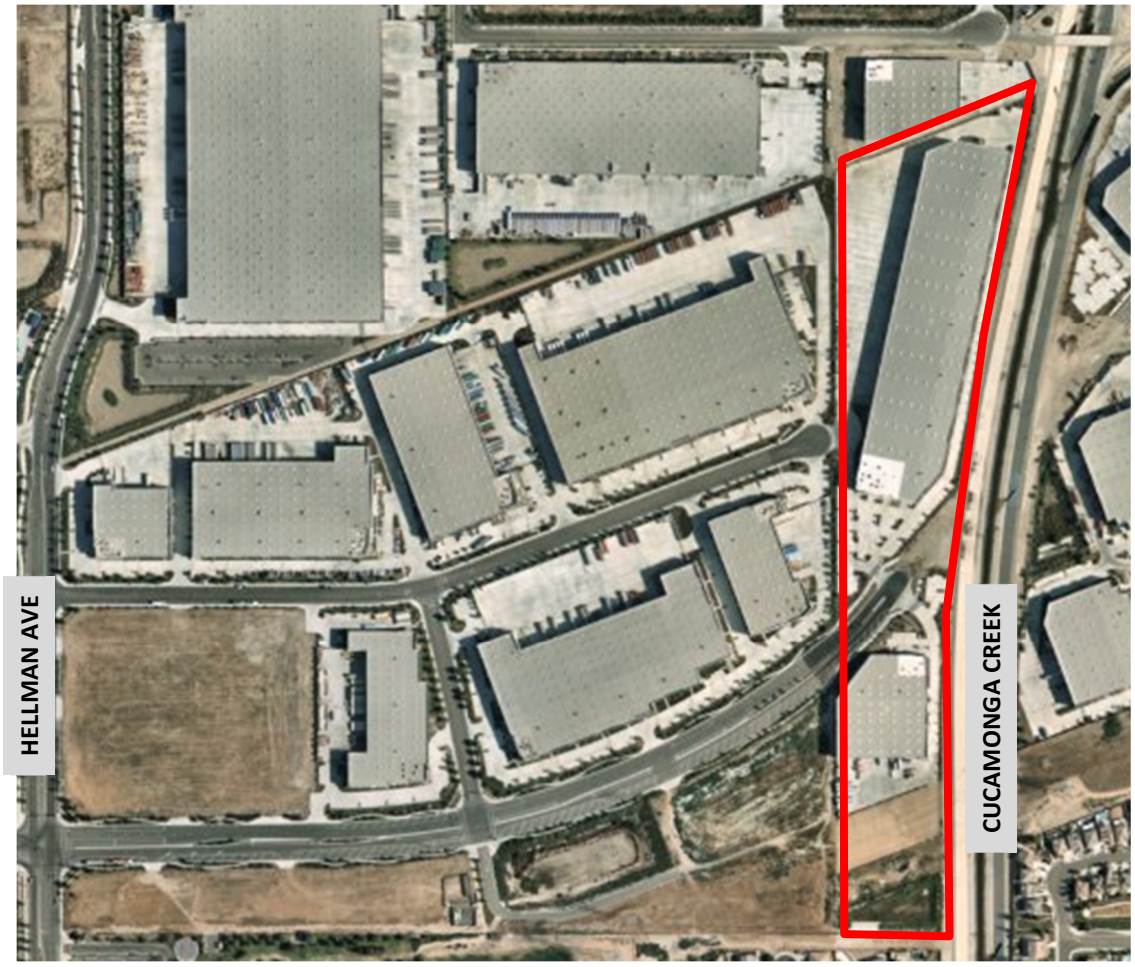
PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Commercial Development
PROJECT NAME:	The Ranch by Transwestern
PROJECT NUMBER:	PW19-11322
PROJECT LOCATION:	East end of Limonite Avenue west of the Cucamonga Creek
PROJECT DESCRIPTION:	Improvements include 20 gross acres including 2 light industrial warehouses.
PROJECT STATUS:	Onsite and offsite improvements have been completed, the City and Developer are working together to close out the project.

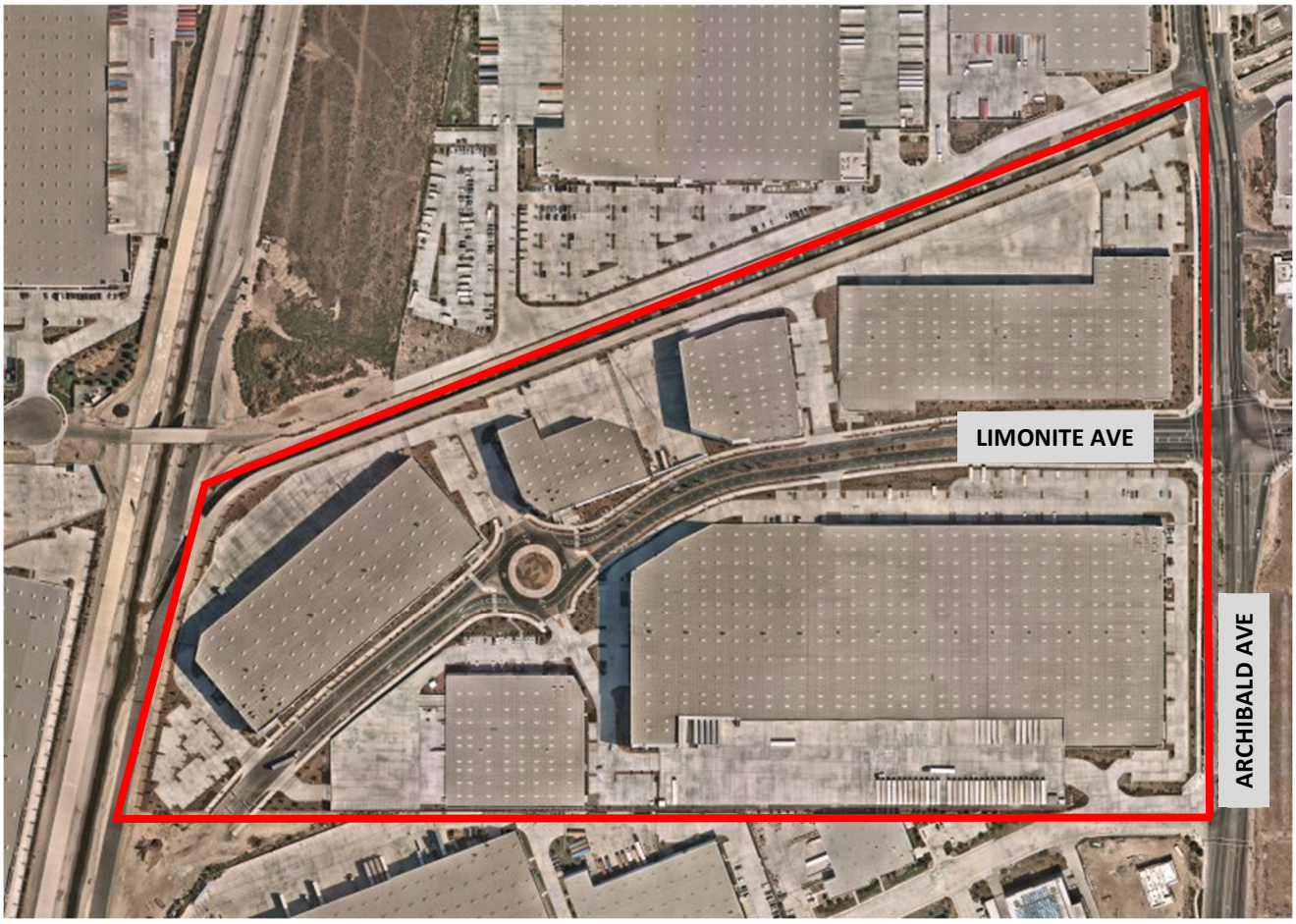
PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Commercial Development
PROJECT NAME:	Homestead
PROJECT NUMBER:	PW20-10052
PROJECT LOCATION:	Northwest corner of Limonite Avenue and Archibald Avenue
PROJECT DESCRIPTION:	Improvements include 55.86 gross acres consisting of six industrial buildings
PROJECT STATUS:	Onsite and offsite improvements ongoing Developer is also responsible for improvements along Archibald Avenue which are currently underway.

PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Commercial Development
PROJECT NAME:	Vantage Point Church
PROJECT NUMBER:	PW15-1174
PROJECT LOCATION:	Northeast corner of Archibald Avenue and Prado Basin Park Road
PROJECT DESCRIPTION:	Improvements include development of an approximately 85,000 sq. ft. church which includes a sanctuary, classrooms, cafe, and a bookstore on 10.43 acres.

PROJECT STATUS:

Phase 2 is anticipated to start soon, and the improvements will include the widening of Archibald Ave. Vantage Point Church has started working with City Staff to apply for the encroachment permit.

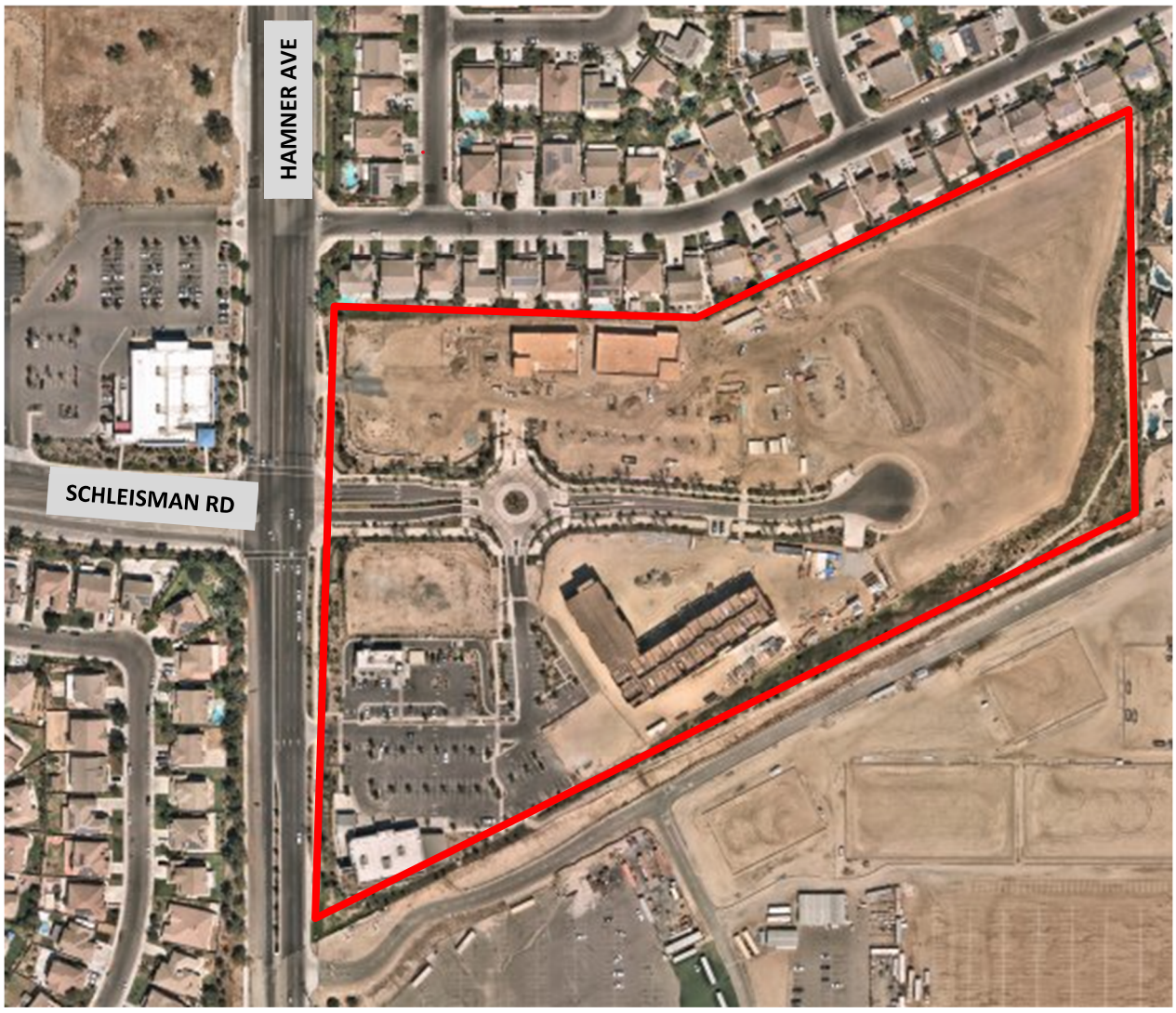
PROJECT MAP:



EASTVALE PUBLIC WORKS
PROJECT UPDATES

PROJECT TYPE:	Commercial Development
PROJECT NAME:	Hamner Place
PROJECT NUMBER:	PW18-10712
PROJECT LOCATION:	East of Hamner Avenue and Schleisman Road
PROJECT DESCRIPTION:	Improvements include 21.48 gross acres.
PROJECT STATUS:	Onsite improvement ongoing Heroes just opened onsite, the archway has been erected Hardscape is complete for the 7/11

PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Commercial Development
PROJECT NAME:	The Ranch (Parcel 14)
PROJECT NUMBER:	PW20-10007
PROJECT LOCATION:	East of Limonite Avenue west of the Cucamonga Creek
PROJECT DESCRIPTION:	Improvements include the development of 61,000 square foot industrial building.
PROJECT STATUS:	Developer is working on utilities, as well as curb, gutter and asphalt work.

PROJECT MAP:



EASTVALE PUBLIC WORKS PROJECT UPDATES

PROJECT TYPE:	Residential Development
PROJECT NAME:	Eastwalk/ Leal
PROJECT NUMBER:	PW22-1004
PROJECT LOCATION:	Northwest corner of Limonite Avenue and Hamner Avenue
PROJECT DESCRIPTION:	158.6 acre development that will include approximately 2500 residential units as well as plans for future commercial development
PROJECT STATUS:	Mass Grading is complete for Phase 1 of the project, Contractor and City are working on getting the Rough Grading plans completed to start the next step of the project, and coordinating utility plans to start the sewer onsite .
PROJECT MAP:	

EASTVALE PUBLIC WORKS PROJECT UPDATES



PUBLIC WORKS GRANTS SUMMARY

GRANTS AWARDED

AGENCY	GRANT NAME	PROJECT NAME	GRANT AWARD	MATCH	DUE DATE	STATUS
California Transportation Commission/California Department of Transportation	ATP: Active Transportation Project Cycle 4	Improvement of Bike Network Connectivity	$ 6,471,000.00	$ 1,620,000.00		Grant request has been approved. The project is currently under design.
California Transportation Commission/California Department of Transportation	LPP: Local Partnership Program	Limonite Gap Closure Project	$ 9,475,000.00	$ -	Award construction by late 2023	Grant request has been approved. Allocation for construction funds was requested and approved.
California Department of Transportation	HSIP: Highway Safety Improvement Program Cycle 10	Advanced Dilemma Zone Detection	$ 712,800.00	$ -		CON allocation was approved. The project will be advertised for construction soon.
California Department of Transportation	HSIP: Highway Safety Improvement Program Cycle 10	Retroflective Backplate for Signals	$ 278,100.00	$ -		Construction contract was awarded in January 2023. Under Construction
California Department of Resources Recycling and Recovery	CalRecycle: Rubberized Pavement Grant TRP 13	Annual Overlay Project	$ 174,999.00	$ -	March 30, 2024	Grant request has been approved. Extension request submitted.
South Coast AQMD Mobile Source Air Pollution Reduction	SCAQMD/MSRC Contract ML18064	Electric Medium Duty Vehicle Purchase	$ 51,722.00	$ 51,722.00	April 1, 2023	Extension to be submitted based on lack on inventory.
South Coast AQMD Mobile Source Air Pollution Reduction	SCAQMD/MSRC Contract ML16040	Electric Vehicle Charging Stations	$ 12,500.00	$ 12,500.00	July 5, 2023	Under design
U.S. Department of Housing and Urban Development	Community Development Block Grant	ADA Transition Plan	$ 196,130.00	$ -	June 30, 2024	Under design
CAL FIRE	Resource Management Grant	City of Eastvale Urban Forestry Management	$ 249,925.00	$ 60,024.00	March 30, 2024	Under design
USDOT: Department of Transportation	Congressman Calvert: 2023 Transportation and Infrastructure Appropriations Bill	Limonite Gap Pedistrian Bridge	$ 1,600,000.00	$ 400,000.00		
Riverside County Transportation Commission	2023 Western Riverside County Regional Arterials	Limonite Gap Closure	$ 13,500,000.00	$ 13,500,000.00		

GRANTS IN PROGRESS

AGENCY	GRANT NAME	PROJECT NAME	GRANT AWARD	MATCH	ANNOUNCE DATE	STATUS
California State Library	Building Forward Library Infrastructure Program	Library	Up to 10M		September 2023	Application in review
California Department of Resources Recycling and Recovery	CalRecycle Rubberized Pavement (TRP) Grant Program	Annual Overlay Project	Up to $250,000		December 2023	Application in review

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
CONSENT CALENDAR
Agenda Item No. 6.4
September 26, 2023

City of Eastvale Crime Statistics - June & July 2023

Prepared By:

Eva Terekhova, Emergency Management Specialist

Recommended Action(s)

Staff recommends that the Public Safety Commission receive and file the Eastvale Crime Statistics for June & July 2023.

Summary

The City Council requested staff to collaborate with the Riverside County Sheriff's Department to develop a crime statistics document that would reflect selected Part I and Part II crime data for the City of Eastvale. Intended to show month-to-month crime statistics, the document will assist in determining appropriate staffing levels for law enforcement services.

Background

In May 2017, City Council directed staff to coordinate with the Riverside County Sheriff's Department to request and obtain monthly crime statistics for the City of Eastvale. The primary intent of the request was to determine appropriate staffing levels during the City's contract negotiations with the Sheriff's Department. Over several weeks, the city manager and staff worked collaboratively with Riverside County Sheriff's Department administration and management to obtain crime statistics that could be shared with the public on a regular basis.

Upon receiving the data, the Riverside County Sheriff's Department advised staff that the data provided would be reflective of the previous month, or thirty days behind the current month; and that the report would need to include a disclaimer identifying the data as preliminary and raw.

At the July 26, 2017 meeting, City Council recommended that staff add columns reflective of felony and misdemeanor arrests. During the September 26, 2017 meeting, City Council recommended staff add traffic violations/citations data and the total calls for service broken down per month. All

additions are reflected in the Crime Statistics attached. Crime Statistics that were released in the time that passed since the last meeting of this Commission are attached.

Environmental

Crime statistics are not a project pursuant to the California Environmental Quality Act (CEQA) and no environmental review is required.

Strategic Plan Action - Priority Level: N/A | Target #: N/A | Goal #: N/A

N/A

Fiscal Impact

This request has no fiscal impact.

Prior City Council/Commission Action

July 25, 2017: Approved by the Public Safety Commission
September 26, 2017: Approved by City Council

Attachment(s)

Attachment - July 2023 Eastvale Crime Statistics
Attachment - June 2023 Eastvale Crime Statistics

City of Eastvale
Crime Statistics
July 2023

Violent Crime Statistics

VIOLENT CRIMES

ESTIMATED 2023 POPULATION = 69,929

	JUL 2023	CRIME RATE PER 1000	JUL 2022	CRIME RATE PER 1000	JUN 2023	CRIME RATE PER 1000	MAY 2023	CRIME RATE PER 1000	APR 2023	CRIME RATE PER 1000	YEAR TO DATE 2023	YEAR TO DATE 2022	YEAR TO DATE 2021
HOMICIDE	**0**	**0**	0	0	0	0	0	0	0	0	0	2	1
RAPE	**0**	**0**	1	0.01	0	0	2	0.03	4	0.06	8	6	2
ROBBERY	**3**	**0.04**	5	0.07	5	0.07	2	0.03	2	0.03	17	24	23
AGGRAVATED ASSAULT	**12**	**0.17**	6	0.09	12	0.17	6	0.09	5	0.07	49	63	51
ARSON	**0**	**0**	0	0	0	0	0	0	1	0.01	2	1	0
TOTAL	**15**	**N/A**	**12**	**N/A**	**17**	**N/A**	**10**	**N/A**	**12**	**N/A**	**76**	**96**	**72**

Non-Violent Crime Statistics

PROPERTY CRIMES

ESTIMATED 2023 POPULATION = 69,929

	JUL 2023	CRIME RATE PER 1000	JUL 2022	CRIME RATE PER 1000	JUN 2023	CRIME RATE PER 1000	MAY 2023	CRIME RATE PER 1000	APR 2023	CRIME RATE PER 1000	YEAR TO DATE 2023	YEAR TO DATE 2022	YEAR TO DATE 2021
BURGLARY	**16**	**0.23**	5	0.07	7	0.10	20	0.29	8	0.11	89	146	158
VEHICLE THEFT	**24**	**0.34**	11	0.16	23	0.33	40	0.57	7	0.1	130	147	140
LARCENY THEFT	**70**	**1.00**	68	0.97	86	1.23	103	1.47	71	1.02	522	940	601
MAIL THEFT	**4**	**0.06**	2	0.03	4	0.06	3	0.04	5	0.07	29	33	69
INJURY TCS	**5**	**0.07**	5	0.07	11	0.16	10	0.14	11	0.16	66	134	136
FELONY ARREST	**18**	**0.26**	20	0.29	22	0.31	13	0.19	21	0.3	128	243	227
MISDEMEANOR ARREST	**24**	**0.34**	46	0.66	27	0.39	34	0.49	31	0.44	205	438	243
TRAFFIC CITATIONS	**412**	**5.89**	515	7.36	261	3.73	275	3.93	671	9.6	2,984	4,451	3,674
TOTAL	**573**	**N/A**	**672**	**N/A**	**498**	**N/A**	**498**	**N/A**	**825**	**N/A**	**4,153**	**6,532**	**5,248**

TOTAL CALLS FOR SERVICE/FILE #S GENERATED

YEAR: 2023 POPULATION: 69,929 **TOTAL YTD: 15,323**

JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1,929	2,066	2,349	2,495	2,056	2,100	2,328					

YEAR	POPULATION	TOTAL CALLS FOR SERVICE/FILE #S
2022	69,929	26,411
2021	67,626	25,104
2020	66,413	23,778
2019	66,078	24,587
2018	64,855	28,383
2017	64,613	32,295

LEGEND

- All data in this report was retrieved from the Riverside Sheriff's Office (RSO) Data Warehouse Reports system. The figures represented are dynamic and subject to change based on the rate at which information is composed and entered in the Data Warehouse system.
- Source of population data: State of California, Department of Finance.
- "Total calls for service/file #s generated" encompass ALL call types inclusive of the ones listed and not listed on this chart.
- Year to Date (YTD) is calendar year.

City of Eastvale
Crime Statistics
June 2023

Violent Crime Statistics

VIOLENT CRIMES

ESTIMATED 2023 POPULATION = 69,929

	JUN 2023	CRIME RATE PER 1000	JUN 2022	CRIME RATE PER 1000	MAY 2023	CRIME RATE PER 1000	APR 2023	CRIME RATE PER 1000	MAR 2023	CRIME RATE PER 1000	YEAR TO DATE 2023	YEAR TO DATE 2022	YEAR TO DATE 2021
HOMICIDE	0	0	0	0	0	0	0	0	0	0	0	2	1
RAPE	0	0	0	0	2	0.03	4	0.06	0	0	8	6	2
ROBBERY	5	0.07	2	0.03	2	0.03	2	0.03	2	0.03	14	24	23
AGGRAVATED ASSAULT	12	0.17	5	0.07	6	0.09	5	0.07	10	0.14	47	63	51
ARSON	0	0	0	0	0	0	1	0.01	1	0.01	2	1	0
TOTAL	17	N/A	7	N/A	10	N/A	12	N/A	13	N/A	61	96	72

Non-Violent Crime Statistics

PROPERTY CRIMES

ESTIMATED 2023 POPULATION = 69,929

	JUN 2023	CRIME RATE PER 1000	JUN 2022	CRIME RATE PER 1000	MAY 2023	CRIME RATE PER 1000	APR 2023	CRIME RATE PER 1000	MAR 2023	CRIME RATE PER 1000	YEAR TO DATE 2023	YEAR TO DATE 2022	YEAR TO DATE 2021
BURGLARY	7	0.10	13	0.19	20	0.29	8	0.11	13	0.19	73	146	158
VEHICLE THEFT	23	0.33	3	0.04	40	0.57	7	0.1	9	0.13	106	147	140
LARCENY THEFT	86	1.23	80	1.14	103	1.47	71	1.02	81	1.16	452	940	601
MAIL THEFT	4	0.06	2	0.03	3	0.04	5	0.07	4	0.06	25	33	69
INJURY TCS	11	0.16	14	0.20	10	0.14	11	0.16	8	0.11	61	134	136
FELONY ARREST	22	0.31	17	0.24	13	0.19	21	0.3	19	0.27	110	243	227
MISDEMEANOR ARREST	27	0.39	25	0.36	34	0.49	31	0.44	35	0.50	181	438	243
TRAFFIC CITATIONS	261	3.73	239	3.42	275	3.93	671	9.6	575	8.22	2,572	4,451	3,674
TOTAL	498	N/A	393	N/A	498	N/A	825	N/A	423	N/A	3,580	6,532	5,248

TOTAL CALLS FOR SERVICE/FILE #S GENERATED

YEAR: 2023 POPULATION: 69,929 **TOTAL YTD: 12,995**

JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
1,929	2,066	2,349	2,495	2,056	2,100						

YEAR	POPULATION	TOTAL CALLS FOR SERVICE/FILE #S
2022	69,929	26,411
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LEGEND

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- Source of population data: State of California, Department of Finance.
- "Total calls for service/file #s generated" encompass ALL call types inclusive of the ones listed and not listed on this chart.
- Year to Date (YTD) is calendar year.

CITY OF EASTVALE

AGENDA STAFF REPORT

Public Safety Commission Meeting
COMMISSION BUSINESS
Agenda Item No. 7.1
September 26, 2023

Independent ZIP Code Advocacy Updates

Prepared By:

Alexander Fung, Economic Development Manager

Recommended Action(s)

Staff recommends that the Public Safety Commission receive-and-file updates regarding Eastvale's Independent Zoning Improvement Plan (ZIP) Code Advocacy Efforts.

Summary

In the 1960s, the United States Postal Service (USPS) created Zoning Improvement Plan (ZIP) Codes to improve the efficiency of mail delivery and sorting efforts. Despite that ZIP codes were originally created solely to enhance USPS' operations, researchers and data analysts began using ZIP codes to group and present data over the years.

Currently, the City shares two ZIP codes with several neighboring cities. ZIP Code "91752" is identified by the USPS as Mira Loma; however, Mira Loma was annexed by the Cities of Eastvale and Jurupa Valley and is no longer an unincorporated community. ZIP Code "92880" is currently shared with the Cities of Chino and Corona. According to USPS data, approximately 90% of Eastvale's households reside in the "92880" ZIP code.

The City's lack of an independent ZIP code has caused various issues for the Eastvale community, which heavily impacts the City's goal of developing branding and identity for Eastvale. This item summarizes the advocacy efforts that city staff has undertaken to address the associated challenges over the past year.

Background

The City's lack of an independent ZIP code has caused various challenges for the Eastvale community, including:

- **Business Attraction and Retention:** Major retailers, commercial developers, brokers, and the business community generally evaluate business expansion opportunities based on 1-mile, 3-mile, and 5-mile trade areas. Since the City's incorporation, city staff, property lessors, and local businesses have experienced challenges from the real estate industry given that the City's trade area and ZIP codes are grouped with surrounding communities. Demographics in Eastvale are particularly unique and likely to attract a different set of vendors and businesses. Retailers, developers, brokers, and real estate agents utilize Geographical Information System (GIS) platforms such as ESRI, Placer, SiteSeer, and GISWebTech to review trade area data. Many of the major GIS real estate software utilize analyses based on ZIP codes, which impact Eastvale's demographic results given that Eastvale's ZIP codes are shared with the neighboring cities of Chino, Corona, and Jurupa Valley.

- **Community Identity:** Eastvale's lack of an independent ZIP code impacts the City's efforts to build community identity. The City of Eastvale is no longer an alternate jurisdictional name that was previously associated with an unincorporated area in Riverside County. As the City has quickly established itself as one of the fastest-growing cities in Riverside County, establishing an independent ZIP code is vital to the growth, sustainability, and identity of Eastvale.

- **Emergency Management and Public Safety:** In the event of a major emergency that requires response assistance from Federal or State agencies, Eastvale will very likely experience a delay in emergency response times from those agencies, due to the fact that Federal or State agencies will require additional time to identify which areas of "Corona" and "Mira Loma" belong to Eastvale's jurisdictional boundaries. An example can be found on the United States Geological Survey (USGS) website, where the agency currently identifies areas in the "91752" ZIP code as "Mira Loma" instead of "Eastvale" or "Jurupa Valley." In emergency situations, every second is vital to ensuring an individual's probability of survival. Having an independent ZIP code is not only essential to the identity of Eastvale, but crucial in ensuring the wellbeing of residents.

- **Insurance Payment Rates:** Having an address associated with a ZIP code that is shared with another jurisdiction has led to higher insurance payment rates for Eastvale residents. Particularly, Eastvale residents residing in the "92880" ZIP code, which is shared with the southern neighboring city of Corona, have experienced impacts to their homeowner insurance rates. Recent wildfires in Corona have affected Eastvale residents' homeowner insurance coverage given that Eastvale shares a ZIP code with Corona. In some cases, this led to Eastvale

residents losing insurance coverage or not being able to obtain insurance plans. Riverside County's regional topography has shielded Eastvale from wildfire risks.

- **Sport League Participation:** Many residents are frustrated that Eastvale's lack of an independent ZIP code affects the eligibility of their children's sport league participation. In many cases, associations and sport leagues limit the number of teams allowed based on ZIP codes.

Based on information shared by the U.S. Congressional Research Service, there are two ways for a municipality to request its ZIP code boundaries be changed:

ZIP Code Boundary Change Method 1: ZIP Code Boundary Review Process

Any municipality or community group seeking a ZIP code change can submit the request in writing to the USPS. The USPS will evaluate the request based on cost, mail delivery impacts, and issues related to community identity. If the request is granted, the USPS will arrange a meeting with the proponent group to discuss USPS' proposed accommodation. Once an agreement is reached, the USPS will commission a formal survey of customers who would be affected by the proposed ZIP code change. If a simple majority of the impacted residents approve, the USPS will notify the affected customers of the official ZIP code change by mail, then provide the impacted residents with one year to transition their ZIP codes. In the event that a ZIP code boundary request is denied by the USPS, proponent groups have 45 days to submit appeals.

ZIP Code Boundary Change Method 2: Acts of Congress

Congress may introduce legislation that requires the USPS to create a single ZIP code for a specified community. The most recent example of a ZIP code created by statute occurred in 2006 as part of the Postal Accountability and Enhancement Act. This Act granted ZIP code changes to Bradbury, CA, Discovery Bay, CA, Auburn Township, OH, and Hanahan, SC.

National ZIP Code Advocacy Coalition

In collaboration with the City of Castle Pines, CO, the City of Eastvale has founded and is currently chairing the National ZIP Code Advocacy Coalition. The Coalition includes more than two dozen municipalities across ten states that are experiencing challenges related to ZIP code boundaries. The Coalition meets virtually every quarter and serves as a platform for elected officials and city staff to share updates and best practices. Through the Coalition, both the Cities of Eastvale and Castle Pines organized lobbying trips in Washington, D.C. in June and July of this year.

Legislative Advocacy Progress

Since August 2022, Eastvale city staff provided more than 85 community presentations to spread awareness and garner support from residents and stakeholders. To date, the City received more than 1,200 letters of support, partnered with Riverside County Supervisor Karen Spiegel to successfully have the Riverside County Board of Supervisors to adopt a resolution endorsing the City's ZIP code advocacy efforts, and partnered with State Senator Richard Roth and Assemblymembers Sabrina Cervantes and Bill Essayli to introduce Senate Joint Resolution (SJR) 3 in the California Legislature. SJR 3 was officially signed by Governor Newsom on June 20, 2023. Additionally, the City partnered with Congressmembers Ken Calvert and Norma Torres to introduce and co-sponsor H.R. 696 and H.R. 860, which would grant Eastvale a new and independent ZIP code through congressional actions.

ZIP Code Boundary Review Request Status

Earlier last year, the City submitted an official ZIP Code Boundary Review Request letter to the USPS based on the procedures outlined in the U.S. Congressional Research Service. The submitted request stated the City's intent for Eastvale to have a new and independent ZIP code due to the various challenges that the community is experiencing. In December 2022, the USPS denied the request and cited mail delivery challenges and increased costs.

A month after the City's receipt of USPS' denial notice, the City submitted an appeal letter requesting additional consideration be provided. In June 2023, the City received a final letter from the USPS stating that the agency will uphold the denial for a new and independent ZIP code for Eastvale; however, USPS staff provided a proposal for the City's consideration.

USPS' Compromise: Changing ZIP Code 92880's Official Municipality Name

USPS' proposal included changing ZIP Code 92880's official municipal name from "Corona" to "Eastvale." However, this proposal would include the USPS surveying all of ZIP Code 92880's households. At least 50% of the addressees polled must respond to the survey and at least a majority of those who responded must approve the change. If the change is approved, "Eastvale" will serve as ZIP Code 92880's official municipality name and "Corona" will serve as ZIP Code 92880's alternate municipality name. The survey will be administered electronically and each household receives one vote.

On June 28, 2023, the City Council voted to proceed with the survey. Nonetheless, city staff will continue to advocate at the federal level to ensure that a new and independent ZIP code would be granted for Eastvale via congressional legislative processes. Currently, the City is diligently preparing the launch of a comprehensive outreach and marketing campaign to reach as many "92880" households as possible. As of early September 2023, city staff remains in discussion with the USPS with regards to the timeline of the survey. Once the survey timeline is finalized, city staff will subsequently launch the comprehensive outreach and marketing campaign.

Upcoming Activities

Based on the progress and efforts that were made in the past year, staff will implement the following endeavors to continue the advocacy efforts:

- **Business Outreach:** City staff will identify Eastvale businesses that list their branch locations as "Corona" and "Mira Loma" and develop an outreach campaign that encourages these businesses to rename their branch locations appropriately.
- **Community Presentations:** City staff will continue to provide community presentations to stakeholders and request additional letters of support from community members.
- **Survey Outreach Preparation:** City staff will diligently prepare a comprehensive and outreach marketing campaign to reach as many "92880" households as possible.
- **Legislation and Federal/State Advocacy:** City staff will partner with municipalities experiencing ZIP code challenges across the nation to advocate for the congressional bills' passage.
- **Videography:** City staff is in the process of developing a video that highlights residents' challenges with sharing ZIP codes with neighboring cities. Once completed, the video will be shared with media outlets.

Environmental

This item is not a project as defined by the California Environmental Quality Act (CEQA). As a result, no environmental review efforts are required.

Strategic Plan Action - Priority Level: 2 | Target #: B | Goal #: C

This endeavor will support the City to develop branding and identity for Eastvale by advocating for the City to have an independent ZIP code and encouraging businesses to list their branch locations as "Eastvale."

Fiscal Impact

In addition to staff time accrued, the endeavor accumulates expenses from marketing materials such as mailers, flyers, brochures, stickers, and informational kits. Funds for these materials are currently budgeted in the Community Development Department's miscellaneous supplies and postage account, known as Account "100-301-6510."

Prior City Council/Commission Action

The City Council received presentations on the City's independent ZIP code advocacy efforts on September 28, 2022 and January 25, 2023. On June 28, 2023, the City Council voted to approve USPS' proposal to survey all "92880" addressees in an attempt to revise the ZIP Code's official

municipality name to “Eastvale.”

Attachment(s)

Attachment 1 - Independent ZIP Code White Paper
Attachment 2 - Congressional Research Serviceâ€™s Article on ZIP Code Boundary Review Process
Attachment 3 - H.R. 696 Bill Language
Attachment 4 - H.R. 860 Bill Language
Attachment 5 - SJR 3 Bill Language

CITY OF EASTVALE

The Need for an Independent Zip Code

Abstract

Without a definitive zip code, Eastvale is often overlooked and omitted from consideration by commercial developers and businesses, affecting our sales tax base.

According to the United States Postal Service, Eastvale is an “alternative city name for two Mira Loma zip codes.” However, since 2010, Eastvale is a growing full-fledged city, incorporated under Riverside County Local Annexation Law.

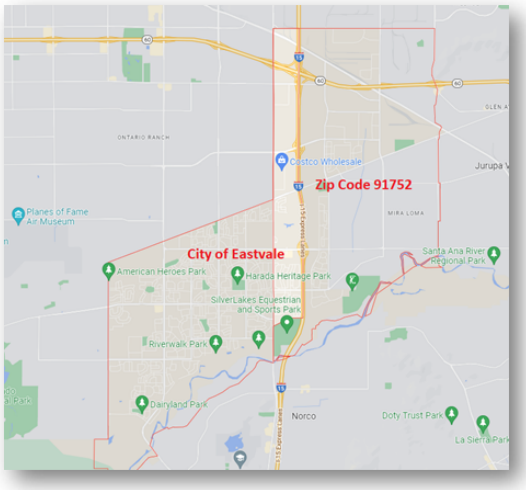
This paper highlights the need to correct the incongruency between perception and reality and establish Eastvale as a vibrant, unique place with its own zip code.

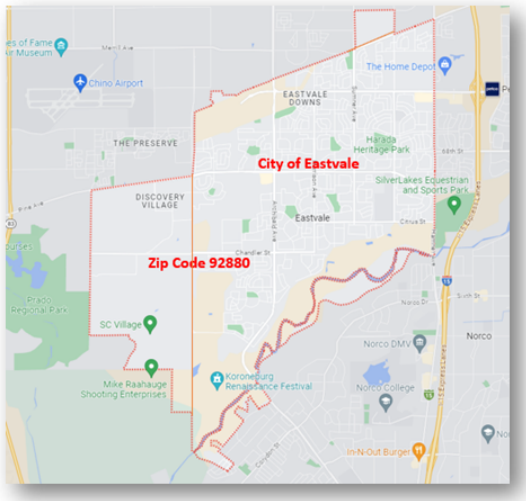
Background

The ability to diversify and strengthen the City’s tax base is central to its fiscal health and sustainability. The lack of a definitive zip code impacts the City’s identity and economic culture.

Zip codes are not always aligned with municipal boundaries. As of today, Eastvale has two zip codes: 92880, which is shared with the Cities of Chino, Norco, and Ontario and 91752, which is shared with the City of Jurupa Valley. There is an inconsistency within the 91752 zip code geographic area because the area is coded as Mira Loma on postal mail which does not exist. Prior to incorporation, this assignment was acceptable when the population of what was then known as Mira Loma was minimal. However, in 2022 the old designation is causing significant problems for the City of Eastvale’s 71,000+ residents and businesses.

Mira Loma has been annexed by the cities of Eastvale and Jurupa Valley and no longer exists as a municipality or census-designated place in Riverside County.





Where is Eastvale?

This is a common question, even from those who reside in the same county less than five miles away. Eastvale is one of the newest cities in Western Riverside County and California. Geographically, Eastvale is 13.1 square miles and “landlocked” by the cities of Chino, Jurupa Valley, Ontario, and Norco. Eastvale’s proximity to Ontario International Airport and Interstate 15 and California State Routes 91, 60, and 71 make it a hub to the region and a part of a fast-growing global economy.

Prior to incorporation, the area was a census-designated place in Riverside County known as Mira Loma. The City transitioned from cows and farmland to over 16,000 households with a burgeoning commercial presence.

What's the Problem?

Like other Cities, Eastvale competes for commercial development. Commercial developers make business decisions based on the 1 mile, 3 mile, and 5 mile trade areas. Zip codes set these trade areas. Without an independent zip code, Eastvale's population demographics are grouped with residents from neighboring cities - leaving out crucial information that is specific to Eastvale resident's demographics.

Demographics in Eastvale are unique and may attract a different set of commercial vendors than surrounding communities. The City's residents have an average age of 37, the median income is over $140,000, and at least 41% of the population has a bachelor's degree or other higher education. With this demographic, commercial developers see an opportunity to do business in Eastvale.

Eastvale has incurred difficulty from the development community because our trade area is not distinct as the zip codes pull economic data from surrounding communities versus evaluating Eastvale's data, and it is challenging to carve out Eastvale as a niche market in the region.

One of the top 25 sales tax-generating businesses in Eastvale has significant issues with truck deliveries because the zip code 92880 shows the city of Corona in all wayfinding and directional applications, thereby sending deliveries to the wrong city.

Currently, Eastvale residents are assigned mailing addresses bearing the names of neighboring jurisdictions. Having an address improperly associated with another city causes higher insurance rates. For example, the recent wildfires in Corona have affected insurance rates and, in some cases, caused people to lose insurance or not be able to obtain insurance.

Emergency response concerns have arisen after a small earthquake, with an epicenter located in Eastvale, was mistakenly reported in Mira Loma by

the U.S. Geological Survey (USGS). While this earthquake was small, and no damages were reported, it demonstrated an issue should a significant natural disaster or emergency arise in Eastvale. When these occurrences are linked to the incorrect City it has the potential to delay local, state, and federal support efforts which puts our residents and infrastructure at risk.

A lack of a definitive zip code causes confusion with voter registration, misdirected property, and sales tax revenues, and decreased property values because comparable sales are mixed with adjacent communities and not exclusive to Eastvale. Thus the continuity of property values is disrupted.

Eastvale is a community rich in vitality where many residents have chosen to raise a family. Zip code discrepancies have impacted eligibility for local sports leagues who use this information to determine who can participate.

The need to use mailing addresses from neighboring jurisdictions essentially strips a part of Eastvale's hard-earned community identity and pride. This issue is particularly pronounced for Eastvale because the City is only nine years young and is still developing into a full-service city.

Norco College, part of Riverside Community College District and fifth largest community college district in California, has difficulty accounting for the amount of Eastvale residents enrolled at the College. This discrepancy requires a manual and time-consuming process utilizing Geographic Information Systems to individually map Eastvale residents within the two zip codes. A letter from the President of Norco College is included as an attachment.

Official mail from the City of Eastvale is being returned from the United States Postal Service with the city name "Eastvale" crossed out and the name "Corona" written instead. This impacts legal notices

sent from the City to residents about development, Code enforcement and City events and impacts the delivery of all mail to businesses and residents. Without a postal location, we are associated with the rural routes in the nearby City of Norco, rather than the suburban zones that exist in Eastvale. This confusion exacerbates delays in mail deliveries.

Formal Request to Establish Independent Zip Code

The City engaged its Congressional Representative, Ken Calvert, to document the need for an independent zip code.

Since its incorporation in 2010, the City submitted letters documenting the impacts associated with a lack of an independent zip code.

The Eastvale business community loses revenue because the zip code does not coincide with the City boundaries. Multiple zip codes cause confusion with deliveries, receipt of mail, and patronage because mapping programs are based on zip codes and send drivers to the wrong location. Receipts from businesses located in Eastvale show Jurupa Valley, Mira Loma and Corona as their location Copies of receipts and the postal notification are attached to document this ongoing issue.

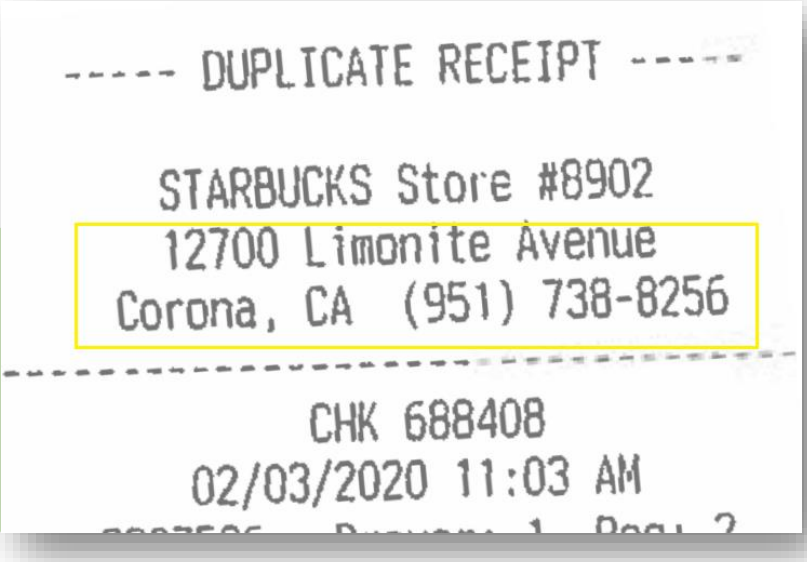
The City of Eastvale is no longer an alternate city name for an area that was previously unincorporated Riverside County. The City of Eastvale is a full-fledged city that has quickly built one of the fastest-growing cities in Riverside County. Establishing a zip code for the City is vital to the growth and sustainability of Eastvale.

Attachments

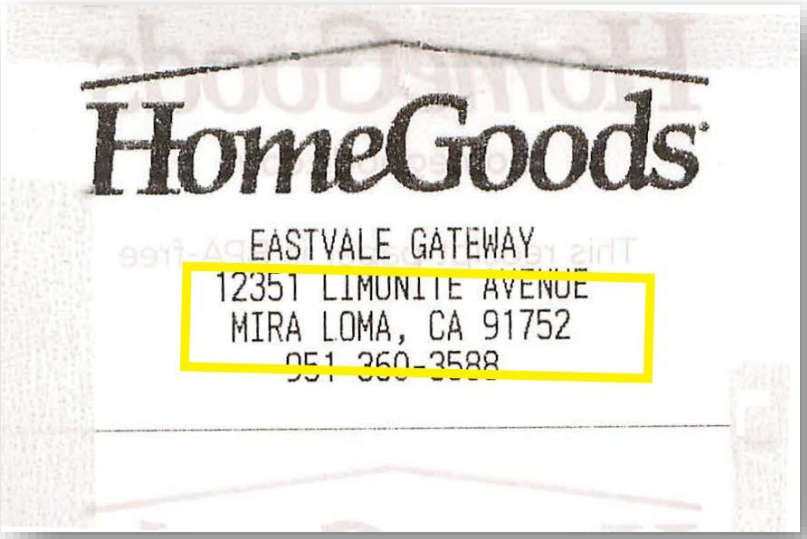


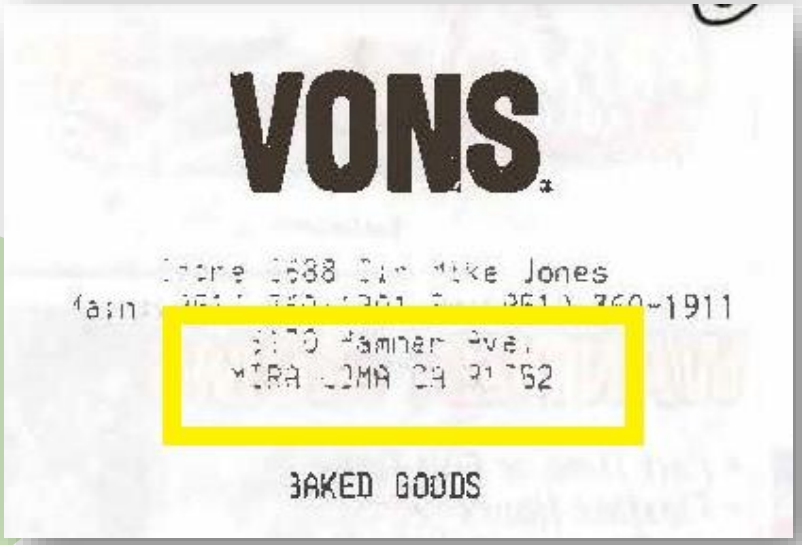
92880 Zip Code listed as Corona for Eastvale business Jono's Simple Japanese

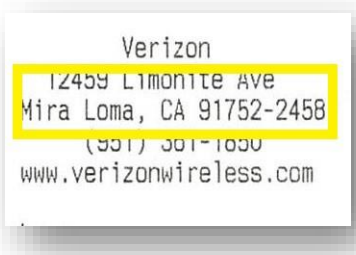
Starbucks adjacent to Eastvale City Hall



Businesses in the Eastvale Gateway Shopping Center (same shopping center as Eastvale City Hall).

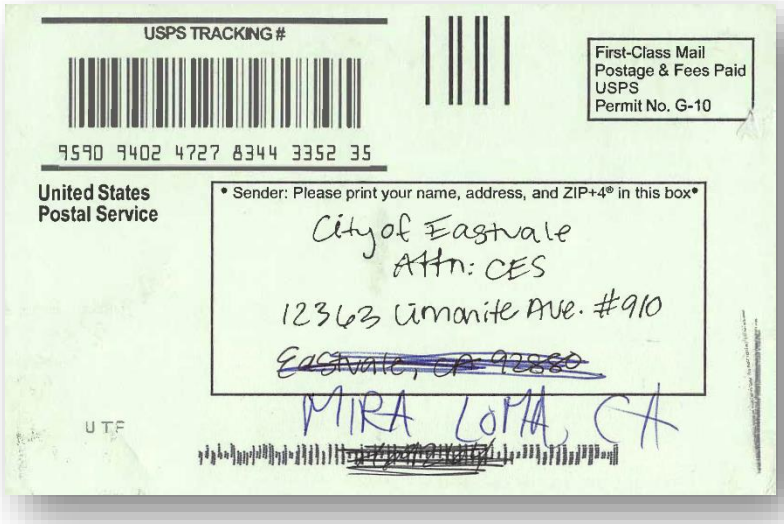




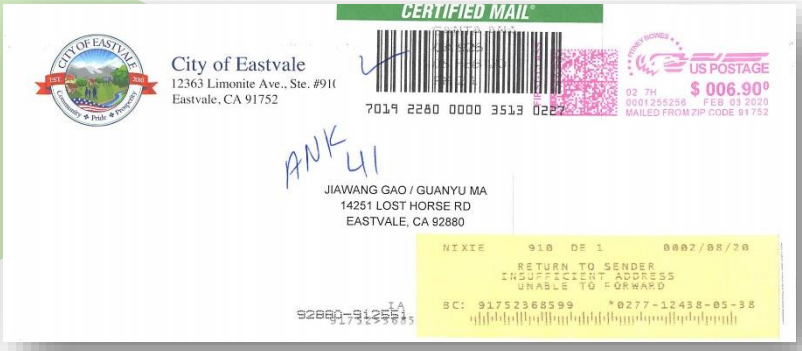




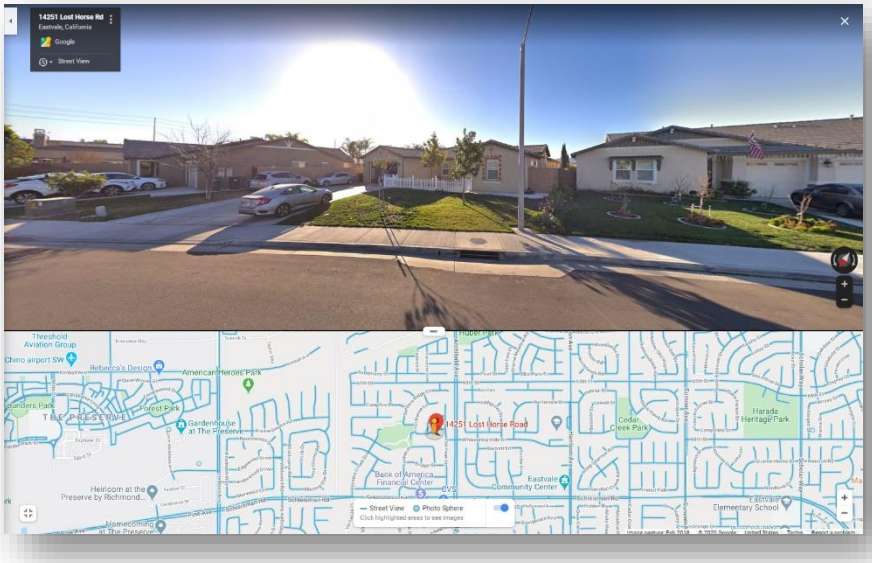
United States Postal Service Domestic Return Receipt with Eastvale crossed out.



Certified Mail returned as an insufficient address.



Google Maps Image of the same address.



Congressional Research Service
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IN FOCUS

June 14, 2022

Postal Primer: ZIP Codes and Boundary Review Process

The United States Postal Service (USPS) establishes postal ZIP codes to assist in the efficient sorting and routing of mail. As of March 5, 2022, there were 41,683 ZIP codes in the United States.

This In Focus provides a brief history of postal ZIP codes and information on the processes to establish a new ZIP code or change existing ZIP code boundaries.

Postal and Nonpostal Use of ZIP Codes

USPS developed postal ZIP codes to facilitate automated sorting of mail. However, researchers and data analysts frequently turn to ZIP codes as a tool for organizing and presenting data. For example, public opinion pollsters often ask respondents for their ZIP codes so that survey data may be weighted by geographic region. Auto insurance premiums are typically based, in part, on traffic and crime statistics within a customer's ZIP code. Postal ZIP codes do not always align with recognized municipal boundaries. This is because ZIP code boundaries are based on mail routes and delivery points rather than geographic factors.

History of Postal ZIP Codes

The U.S. Post Office Department, predecessor to USPS, developed a zoning address system in 1943 as a way to make sorting and delivery of mail easier. The first postal zones were one to two digits and used in large cities only. Between 1943 and 1963, mail volume doubled. To handle the increased volume, the Post Office Department introduced the Zoning Improvement Plan (ZIP) to improve the efficiency of mail sorting and delivery.

In July 1963, the Post Office Department introduced nationwide five-digit ZIP codes and began a marketing and education campaign using a cartoon letter carrier, Mr. ZIP.

Figure 1. Mr. ZIP



Source: USPS, "Postal History," https://about.usps.com/who/profile/history/pdf/mr-zip.pdf.

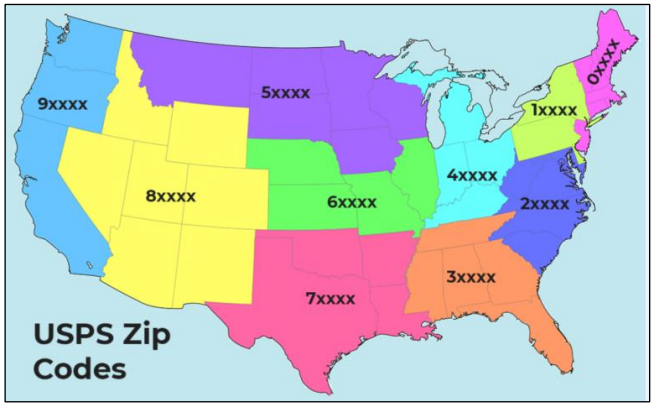
The goal of the campaign was to familiarize the public with the new postal ZIP codes and encourage customers to use ZIP codes consistently when addressing their mail.

In 1983, USPS introduced ZIP+4 codes, which allow mail to be further sorted by block, street, or building.

Components of a Postal ZIP Code

According to USPS, the first number of a ZIP code represents a broad geographic area (see **Figure 2**). For example, ZIP codes for addresses in the Northeast begin with "0" and ZIP codes on the West coast begin with "9." The next two numbers represent regional areas, while the last two represent specific post offices or postal zones. Generally, the first three numbers of a ZIP code correspond to the USPS Sectional Center Facility that processes and distributes mail for the geographic area.

Figure 2. USPS ZIP Code Map



Source: USPS, "Postal Facts."

Customers may look up ZIP codes by address (or cities by ZIP code) using the USPS ZIP Code lookup tool at https://tools.usps.com/zip-code-lookup.htm.

ZIP Code Boundary Review Process

USPS may establish a new ZIP code based on an internal review of ZIP code assignments. Alternatively, USPS may establish a new ZIP code following a ZIP code boundary review that was initiated by a request from the public. Requests to change existing ZIP code boundaries are subject to the same process.

The 2016 USPS "Management Instruction: ZIP Code Boundary Review Process" outlines USPS's policies to consider and, if possible, accommodate requests to modify ZIP code boundaries or change the last lines of an address (e.g., the city or town name). According to USPS, ZIP code assignments depend largely on delivery areas and postal routes and may not correspond to municipal or perceived community boundaries.

Submission of Documentation

The ZIP Code Boundary Review Process requires any municipality or community group seeking a ZIP code change to submit the request in writing to the USPS district manager who is responsible for the area along with any rationale and justification. Alternatively, requests may be

submitted to a local postmaster, who will forward the request and accompanying documentation to the district manager.

The local postmaster is not the decisionmaker in this process. Instead, the district manager is to identify all relevant issues and potential solutions to them, quantify the specific operational impacts and feasibility of the request, meet with the group of proponents to discuss issues and explain potential alternatives, and provide a final determination within 60 days of receiving the request.

Factors Considered

When considering a request for a new ZIP code, USPS considers factors that may affect its capacity to efficiently deliver mail, such as estimated growth in the number of delivery points. USPS encourages proponent groups to provide documentation of anticipated business and retail developments that may require new delivery points or increase mail volume in the area.

The 2016 Management Instruction suggests that community requests to change existing ZIP code boundaries be consistent with formally established municipal boundaries. USPS suggests that proponents provide documented endorsement of the request from local government officials.

After a municipality or community group has submitted a request to USPS, the district manager will identify internal and external issues, including

- whether the requested boundary is "cohesive and manageable" for mail delivery,
- if the revised or new boundary would create duplicate street addresses within a single ZIP code,
- if existing facilities can accommodate the change, and
- how the change might impact timeliness of mail delivery and customer satisfaction.

The district manager will estimate the workhours and costs associated with the proposal, including changes in daily mileage for mail carriers, new facilities or equipment that may be required, costs to reprogram automated mail sorting equipment, and costs of handling misdirected mail.

Generally, USPS limits its consideration to factors that involve mail delivery. However, USPS will reasonably consider factors related to community identity, particularly if the request is from an undeveloped or newly developed area.

Survey of Affected Customers

If USPS considers granting the request, the local postmaster will arrange a meeting with the proponent group to discuss USPS's proposed accommodation. If an agreement is reached with the group, USPS will commission a formal survey of customers who would be affected by the proposed change. The survey informs customers of the nature and scope of the proposed change (e.g., town name and/or ZIP code) and the implementation date. A simple majority of the survey respondents is adequate for approval.

Determination

When a request is approved, USPS will notify affected customers by mail. Generally, USPS provides customers with a one-year transition period during which they may use the old or the new ZIP code. Customers who continue to use their old ZIP code after one year may experience delivery delays due to misdirected mail.

The district manager must notify the proponent group in writing if its ZIP code request was denied. The notification must include specific justifications for the denial, must be based on the results of the analysis, and must advise the proponent group of the appeal process.

ZIP Code Boundary Appeal Process

The proponent group may appeal to headquarters if the ZIP code request is denied. Any appeals must be submitted within 45 days of the district manager's final decision. Adverse decisions may be appealed, except in cases where a ZIP code request was denied because of the results of the customer survey. The USPS Manager, Rural Delivery, handles all appeals, including those from urban and suburban areas. Appeals should be submitted to:

Manager, Rural Delivery
U.S. Postal Service
475 L'Enfant Plaza, SW, Room 7416
Washington, DC 20260-7340

Alternative Accommodations

A compromise solution that does not involve changing USPS's existing delivery structure is to allow customers to use an alternative city name while keeping the same ZIP code. This situation most commonly occurs when multiple communities fall within the boundaries of a single ZIP code. According to USPS, alternative administrative solutions such as this should be pursued "to the extent reasonably practicable." USPS further states that a ZIP code boundary change should be considered only in cases where there is no reasonable administrative option.

Designating a ZIP Code by Statute

Congress may introduce legislation that, if enacted, would require USPS to create a single ZIP code for a specified community. The most recent example of a ZIP code created by statute occurred in 2006 as part of the Postal Accountability and Enhancement Act (P.L. 109-435). Section 1009 of the act required the creation of unique ZIP codes for (1) Auburn Township, OH; (2) Hanahan, SC; (3) Bradbury, CA; and (4) Discovery Bay, CA.

Michelle D. Christensen, Analyst in Government Organization and Management

IF12132

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118TH CONGRESS
1ST SESSION

H. R. 696

To direct the United States Postal Service to designate a single, unique ZIP Code for Eastvale, California.

IN THE HOUSE OF REPRESENTATIVES

FEBRUARY 1, 2023

Mr. CALVERT (for himself and Mrs. TORRES of California) introduced the following bill; which was referred to the Committee on Oversight and Accountability

---

A BILL

To direct the United States Postal Service to designate a single, unique ZIP Code for Eastvale, California.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled,

SECTION 1. SINGLE, UNIQUE ZIP CODE FOR EASTVALE, CALIFORNIA.

Not later than 180 days after the date of enactment of this section, the United States Postal Service shall designate a single, unique ZIP Code applicable to the area encompassing solely Eastvale, California.

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118TH CONGRESS
1ST SESSION

H. R. 860

To establish new ZIP Codes for certain communities, and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

FEBRUARY 7, 2023

Mr. DIAZ-BALART (for himself, Ms. WASSERMAN SCHULTZ, Mr. STEIL, Mr. CALVERT, Mr. BUCK, and Mrs. TORRES of California) introduced the following bill; which was referred to the Committee on Oversight and Accountability

---

A BILL

To establish new ZIP Codes for certain communities, and for other purposes.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled,

SECTION 1. ESTABLISHING NEW ZIP CODES.

Not later than 270 days after the date of enactment of this Act, the United States Postal Service shall designate a single, unique ZIP Code for each of the following communities:

(1) Miami Lakes, Florida.

(2) Hollywood, Florida.

(3) Village of Somers, Wisconsin.

(4) Village of Mount Pleasant, Wisconsin.

(5) Village of Caledonia, Wisconsin.

(6) Eastvale, California.

(7) Castle Pines, Colorado.

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STATE OF CALIFORNIA
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Senate Joint Resolution No. 3

RESOLUTION CHAPTER 105

Senate Joint Resolution No. 3—Relative to the City of Eastvale.

[Filed with Secretary of State June 20, 2023.]

LEGISLATIVE COUNSEL'S DIGEST

SJR 3, Roth. The City of Eastvale: ZIP Code.

This measure would urge the Congress of the United States to work with President Joseph R. Biden to authorize assigning the City of Eastvale an independent ZIP Code.

WHEREAS, The City of Eastvale was incorporated on October 1, 2010. Located in the County of Riverside, before incorporation Eastvale was predominantly dairy farms and agricultural land; and

WHEREAS, The United States Postal Service uses Zone Improvement Plan, commonly known as ZIP Codes, to route mail and deliver packages. ZIP Codes assist the United States Postal Service's obligation to provide quality mail delivery to the American public at reasonable prices; and

WHEREAS, The City of Eastvale shares the ZIP Code 91752 with the City of Jurupa Valley. The ZIP Code is coded as the former Mira Loma community, which was annexed by the Cities of Eastvale and Jurupa Valley. Additionally, the City of Eastvale also shares the ZIP Code 92880 with the City of Corona; and

WHEREAS, The City of Eastvale has grown exponentially in the last two decades and currently has a population of over 71,000 according to 2021 census information; and

WHEREAS, Since its incorporation, the City of Eastvale has experienced various challenges because it shares ZIP Codes with neighboring jurisdictions; and

WHEREAS, It is difficult for certain businesses to expand in the City of Eastvale because commercial developers and businesses evaluate expansion decisions based on trade areas that are analyzed by ZIP Codes; and

WHEREAS, Because the City of Eastvale does not have its own ZIP Code, its population demographics and economic data are inaccurately represented in various Geographic Information System (GIS) platforms that entities utilize to inform commercial attractiveness, insurance payment rates, and sales tax distribution decisions; and

WHEREAS, Eastvale residents and visitors experience navigational and mail delivery challenges because many addresses in the City of Eastvale are incorrectly identified as being located in Corona, Jurupa Valley, or Mira Loma; and

WHEREAS, Having an address improperly associated with another city has led to increased insurance rates for Eastvale residents due to being grouped with other jurisdictions; and

WHEREAS, Lack of a definitive ZIP Code causes confusion with voter registration, misdirected property, possible decreased sales tax revenue, and decreased property values because comparable sales are mixed with adjacent communities and are not exclusive to the City of Eastvale. Thus, the continuity of property values is disrupted; and

WHEREAS, The City of Eastvale is also concerned about possible delays in response efforts in the event of a large-scale emergency such as wildfire, which has become fairly common; and

WHEREAS, Eastvale residents' eligibility for sport league participation is impacted because many associations and sport entities set team limits and restrictions based on ZIP Codes; and

WHEREAS, The City of Eastvale's independent ZIP Code advocacy efforts have been widely supported by federal, state, county, and local community members, including United States Senator Alex Padilla, United States Senator Dianne Feinstein, United States Representative Ken Calvert, United States Representative Norma Torres, Riverside County Supervisor Karen Spiegel, the City of Chino, the City of Corona, the City of Norco, and the City of Ontario, the Chino Valley Chamber of Commerce, the Eastvale Chamber of Commerce, the Eastvale Chinese American Association, the Eastvale Kiwanis Club, Norco College, and the Riverside County Sheriff's Department; and

WHEREAS, United States Representatives Ken Calvert and Norma Torres have introduced federal legislation granting the City of Eastvale a new and independent ZIP Code; and

WHEREAS, Granting the City of Eastvale a new and independent ZIP Code would address its emergency management, public safety, business attraction and retention, and insurance coverage challenges caused by factors that are outside of its control; now, therefore, be it

Resolved by the Senate and the Assembly of the State of California, jointly, That the Legislature urges the Congress of the United States to work with President Joseph R. Biden to authorize assigning the City of Eastvale an independent ZIP Code; and be it further

Resolved, That the Secretary of the Senate transmit copies of this resolution to the President and the Vice President of the United States, to the Speaker of the House of Representatives, to the Majority Leader of the Senate, and to each Senator and Representative from California in the Congress of the United States, and to the author for appropriate distribution.

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STATE OF CALIFORNIA
AUTHENTICATED
ELECTRONIC LEGAL MATERIAL

Senate Joint Resolution No. 3

RESOLUTION CHAPTER 105

Senate Joint Resolution No. 3—Relative to the City of Eastvale.

[Filed with Secretary of State June 20, 2023.]

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118TH CONGRESS
1ST SESSION

H. R. 860

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IN THE HOUSE OF REPRESENTATIVES

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To establish new ZIP Codes for certain communities, and for other purposes.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled,

SECTION 1. ESTABLISHING NEW ZIP CODES.

Not later than 270 days after the date of enactment of this Act, the United States Postal Service shall designate a single, unique ZIP Code for each of the following communities:

(1) Miami Lakes, Florida.

(2) Hollywood, Florida.

(3) Village of Somers, Wisconsin.

(4) Village of Mount Pleasant, Wisconsin.

(5) Village of Caledonia, Wisconsin.

(6) Eastvale, California.

(7) Castle Pines, Colorado.

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118TH CONGRESS
1ST SESSION

H. R. 696

To direct the United States Postal Service to designate a single, unique ZIP Code for Eastvale, California.

IN THE HOUSE OF REPRESENTATIVES

FEBRUARY 1, 2023

Mr. CALVERT (for himself and Mrs. TORRES of California) introduced the following bill; which was referred to the Committee on Oversight and Accountability

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A BILL

To direct the United States Postal Service to designate a single, unique ZIP Code for Eastvale, California.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled,

SECTION 1. SINGLE, UNIQUE ZIP CODE FOR EASTVALE, CALIFORNIA.

Not later than 180 days after the date of enactment of this section, the United States Postal Service shall designate a single, unique ZIP Code applicable to the area encompassing solely Eastvale, California.

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IN FOCUS

June 14, 2022

Postal Primer: ZIP Codes and Boundary Review Process

The United States Postal Service (USPS) establishes postal ZIP codes to assist in the efficient sorting and routing of mail. As of March 5, 2022, there were 41,683 ZIP codes in the United States.

This In Focus provides a brief history of postal ZIP codes and information on the processes to establish a new ZIP code or change existing ZIP code boundaries.

Postal and Nonpostal Use of ZIP Codes

USPS developed postal ZIP codes to facilitate automated sorting of mail. However, researchers and data analysts frequently turn to ZIP codes as a tool for organizing and presenting data. For example, public opinion pollsters often ask respondents for their ZIP codes so that survey data may be weighted by geographic region. Auto insurance premiums are typically based, in part, on traffic and crime statistics within a customer's ZIP code. Postal ZIP codes do not always align with recognized municipal boundaries. This is because ZIP code boundaries are based on mail routes and delivery points rather than geographic factors.

History of Postal ZIP Codes

The U.S. Post Office Department, predecessor to USPS, developed a zoning address system in 1943 as a way to make sorting and delivery of mail easier. The first postal zones were one to two digits and used in large cities only. Between 1943 and 1963, mail volume doubled. To handle the increased volume, the Post Office Department introduced the Zoning Improvement Plan (ZIP) to improve the efficiency of mail sorting and delivery.

In July 1963, the Post Office Department introduced nationwide five-digit ZIP codes and began a marketing and education campaign using a cartoon letter carrier, Mr. ZIP.

Figure 1. Mr. ZIP



Source: USPS, "Postal History," https://about.usps.com/who/profile/history/pdf/mr-zip.pdf.

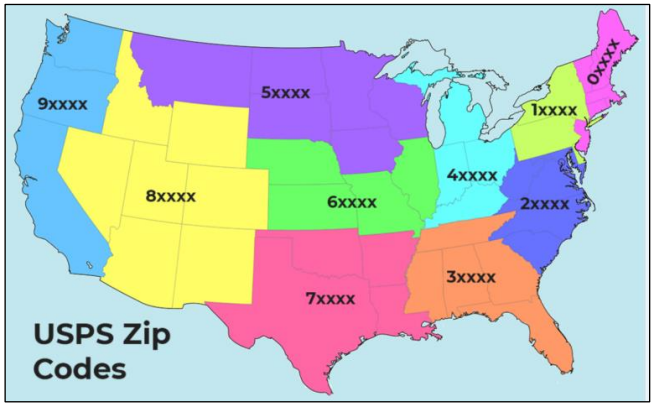
The goal of the campaign was to familiarize the public with the new postal ZIP codes and encourage customers to use ZIP codes consistently when addressing their mail.

In 1983, USPS introduced ZIP+4 codes, which allow mail to be further sorted by block, street, or building.

Components of a Postal ZIP Code

According to USPS, the first number of a ZIP code represents a broad geographic area (see **Figure 2**). For example, ZIP codes for addresses in the Northeast begin with "0" and ZIP codes on the West coast begin with "9." The next two numbers represent regional areas, while the last two represent specific post offices or postal zones. Generally, the first three numbers of a ZIP code correspond to the USPS Sectional Center Facility that processes and distributes mail for the geographic area.

Figure 2. USPS ZIP Code Map



Source: USPS, "Postal Facts."

Customers may look up ZIP codes by address (or cities by ZIP code) using the USPS ZIP Code lookup tool at https://tools.usps.com/zip-code-lookup.htm.

ZIP Code Boundary Review Process

USPS may establish a new ZIP code based on an internal review of ZIP code assignments. Alternatively, USPS may establish a new ZIP code following a ZIP code boundary review that was initiated by a request from the public. Requests to change existing ZIP code boundaries are subject to the same process.

The 2016 USPS "Management Instruction: ZIP Code Boundary Review Process" outlines USPS's policies to consider and, if possible, accommodate requests to modify ZIP code boundaries or change the last lines of an address (e.g., the city or town name). According to USPS, ZIP code assignments depend largely on delivery areas and postal routes and may not correspond to municipal or perceived community boundaries.

Submission of Documentation

The ZIP Code Boundary Review Process requires any municipality or community group seeking a ZIP code change to submit the request in writing to the USPS district manager who is responsible for the area along with any rationale and justification. Alternatively, requests may be

submitted to a local postmaster, who will forward the request and accompanying documentation to the district manager.

The local postmaster is not the decisionmaker in this process. Instead, the district manager is to identify all relevant issues and potential solutions to them, quantify the specific operational impacts and feasibility of the request, meet with the group of proponents to discuss issues and explain potential alternatives, and provide a final determination within 60 days of receiving the request.

Factors Considered

When considering a request for a new ZIP code, USPS considers factors that may affect its capacity to efficiently deliver mail, such as estimated growth in the number of delivery points. USPS encourages proponent groups to provide documentation of anticipated business and retail developments that may require new delivery points or increase mail volume in the area.

The 2016 Management Instruction suggests that community requests to change existing ZIP code boundaries be consistent with formally established municipal boundaries. USPS suggests that proponents provide documented endorsement of the request from local government officials.

After a municipality or community group has submitted a request to USPS, the district manager will identify internal and external issues, including

- whether the requested boundary is "cohesive and manageable" for mail delivery,
- if the revised or new boundary would create duplicate street addresses within a single ZIP code,
- if existing facilities can accommodate the change, and
- how the change might impact timeliness of mail delivery and customer satisfaction.

The district manager will estimate the workhours and costs associated with the proposal, including changes in daily mileage for mail carriers, new facilities or equipment that may be required, costs to reprogram automated mail sorting equipment, and costs of handling misdirected mail.

Generally, USPS limits its consideration to factors that involve mail delivery. However, USPS will reasonably consider factors related to community identity, particularly if the request is from an undeveloped or newly developed area.

Survey of Affected Customers

If USPS considers granting the request, the local postmaster will arrange a meeting with the proponent group to discuss USPS's proposed accommodation. If an agreement is reached with the group, USPS will commission a formal survey of customers who would be affected by the proposed change. The survey informs customers of the nature and scope of the proposed change (e.g., town name and/or ZIP code) and the implementation date. A simple majority of the survey respondents is adequate for approval.

Determination

When a request is approved, USPS will notify affected customers by mail. Generally, USPS provides customers with a one-year transition period during which they may use the old or the new ZIP code. Customers who continue to use their old ZIP code after one year may experience delivery delays due to misdirected mail.

The district manager must notify the proponent group in writing if its ZIP code request was denied. The notification must include specific justifications for the denial, must be based on the results of the analysis, and must advise the proponent group of the appeal process.

ZIP Code Boundary Appeal Process

The proponent group may appeal to headquarters if the ZIP code request is denied. Any appeals must be submitted within 45 days of the district manager's final decision. Adverse decisions may be appealed, except in cases where a ZIP code request was denied because of the results of the customer survey. The USPS Manager, Rural Delivery, handles all appeals, including those from urban and suburban areas. Appeals should be submitted to:

Manager, Rural Delivery
U.S. Postal Service
475 L'Enfant Plaza, SW, Room 7416
Washington, DC 20260-7340

Alternative Accommodations

A compromise solution that does not involve changing USPS's existing delivery structure is to allow customers to use an alternative city name while keeping the same ZIP code. This situation most commonly occurs when multiple communities fall within the boundaries of a single ZIP code. According to USPS, alternative administrative solutions such as this should be pursued "to the extent reasonably practicable." USPS further states that a ZIP code boundary change should be considered only in cases where there is no reasonable administrative option.

Designating a ZIP Code by Statute

Congress may introduce legislation that, if enacted, would require USPS to create a single ZIP code for a specified community. The most recent example of a ZIP code created by statute occurred in 2006 as part of the Postal Accountability and Enhancement Act (P.L. 109-435). Section 1009 of the act required the creation of unique ZIP codes for (1) Auburn Township, OH; (2) Hanahan, SC; (3) Bradbury, CA; and (4) Discovery Bay, CA.

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IF12132

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