

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Maverick's Oasis Road/ Proj-2024-00030

Lead Agency: San Bernardino County

Contact Name: Delanie Garlick

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Phone Number: 909.387.8311

Project Location: Pinon Hills

City

San Bernardino County

County

Project Description (Proposed actions, location, and/or consequences).

A Minor Use Permit to construct and operate a new Maverick gas station and 5,637-square-foot convenience store on an 8.78-acre site. The project includes 14 fuel dispensing islands (10 for passenger vehicles and 4 for commercial vehicles), 3 underground storage tanks, associated parking (42 spaces including ADA), landscaping, lighting, and signage. Off-site improvements include road widening, sidewalks, striping, a right-turn lane, and utility connections. The facility will operate 24 hours daily with 13–25 employees and will require a CDFW Incidental Take Permit for Western Joshua Tree removal and relocation.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Potentially significant impacts to biological resources (Western Joshua Tree, nesting birds), cultural resources, and paleontological resources could occur. Mitigation includes obtaining a CDFW Incidental Take Permit and implementing a relocation plan for protected desert plants, conducting pre-construction nesting bird surveys with avoidance buffers, following state procedures for inadvertent discovery of cultural resources or human remains, and requiring paleontological monitoring during excavations over five feet in depth with authority to halt work and implement a mitigation plan for significant finds. These measures would reduce all impacts to less than significant.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Provide a list of the responsible or trustee agencies for the project.