



Chapter 1

Introduction

1.1 Type of EIR

Consistent with Section 15168 of the California Environmental Quality Act (CEQA) Guidelines, this Draft Environmental Impact Report (EIR) provides a programmatic analysis of the environmental impacts associated with implementation of the goals, policies, actions, and projected buildout of the following three planning documents:

- 2021 General Plan Update (GPU)
- 2021-2029 Housing Element Update
- Climate Action Plan (CAP)

These three separate planning documents are collectively referred to as the MoVal 2040 Project (project).

As described in Section 15168 of the CEQA Guidelines, program-level environmental review documents are appropriate when a project consists of a series of actions related to the issuance of rules, regulations, and other planning criteria. The project which is the subject of this EIR consists of long-term plans that will be implemented as policy documents guiding future development activities and related City of Moreno Valley (City) actions. The purpose of this program-level EIR is intended to inform decision-makers and the general public of the potential significant environmental impacts of the project. This program-level EIR also considers the availability of mitigation measures to minimize the project's significant impacts and evaluates reasonable alternatives to the project that may reduce or avoid one or more significant environmental effects.

1.2 List of Project Approvals

The project would require Planning Commission and City Council approval of the following three project components:

- 2021 GPU
- 2021-2029 Housing Element Update
- CAP

1.3 Statement of Legal Authority

The City of Moreno Valley is the Lead Agency for the project pursuant to Article 4 (Sections 15050 and 15051) of the CEQA Guidelines. The Lead Agency, as defined by CEQA Guidelines Section 15367, is the public agency which has the principal responsibility and authority for carrying out or approving a project. The analysis and findings in this document reflect the independent, impartial conclusions of the City.

1.4 Responsible/Trustee Agencies

State law requires that all EIRs be reviewed by Responsible and Trustee Agencies. A Responsible Agency, defined pursuant to CEQA Guidelines Section 15381, includes all public agencies other than the Lead Agency which have discretionary approval power over the project. A Trustee Agency is defined in Section 15386 of the CEQA Guidelines as a state agency having jurisdiction by law over natural resources affected by a project that are held in trust for the people of the state of California. Implementation of the project would require subsequent actions or consultation from Responsible or Trustee Agencies. A brief description of some of the primary Responsible or Trustee Agencies that may have an interest in the project is provided below.

1.4.1 U.S. Army Corps of Engineers

The United States Army Corps of Engineers (USACE) has jurisdiction over development in or affecting the navigable waters of the United States. All permits issued by the USACE are subject to consultation and/or review by the United States Fish and Wildlife Service (USFWS) and the United States Environmental Protection Agency (U.S. EPA). Streambeds and drainages occurring in the Planning Area may contain wetlands, which may be classified as jurisdictional waters of the United States. No permits from USACE are required at this time; however, future development that could occur with implementation of the project and associated discretionary actions may require review and/or USACE permits in the future.

1.4.2 California Department of Transportation

Two California Department of Transportation (Caltrans) facilities are located within or adjacent to the Planning Area. State Route 60 (SR-60) traverses the northern portion of the city (east and west direction) and Interstates 215 (I-215) runs in proximity to the westerly

city limits (north and south direction). No permits from Caltrans are required at this time; however, Caltrans approval would be required for any encroachments or construction of facilities in a Caltrans right-of-way associated with future development within the Planning Area.

1.4.3 California Department of Fish and Wildlife

An Agreement Regarding Proposed Stream or Lake Alteration (Streambed Alteration Agreement) with an agency or private party proposing to alter the bed, banks, or floor of any watercourse/stream, is under the authority of the California Department of Fish and Wildlife (CDFW) pursuant to Section 1600 et seq. of the State Fish and Game Code. The purpose of code Sections 1600-1616 is to protect and conserve fish and wildlife resources that could be substantially adversely affected by a substantial diversion or obstruction of natural flow of, or substantial change or use of material from the bed, bank, or channel of, any river, stream, or lake. Streambeds and other drainages occurring within the Planning Area may contain wetlands. No permits from CDFW are required at this time; however, future development that could occur with implementation of the project and associated discretionary actions may require review and/or Streambed Alteration Agreements in the future.

1.4.4 California Regional Water Quality Control Board (RWQCB) - Santa Ana Region (SAR)

The California Regional Water Quality Control Board (RWQCB) - Santa Ana Region (SAR) regulates water quality through the Federal Clean Water Act Section 401 certification process and oversees the National Pollutant Discharge Elimination System (NPDES), to protect water resources and control pollutants in runoff. The RWQCB is responsible for implementing permitting, compliance, and other activities to reduce pollutants in municipal, construction, and industrial storm water runoff, including overseeing the Municipal Separate Storm Sewer System (MS4) Permit (R8-2010-0033). No permits from RWQCB are required at this time; however, future development that could occur with implementation of the project and associated discretionary actions may require review and/or Section 401 certifications.

1.4.5 Riverside County Airport Land Use Commission

The Riverside County Airport Land Use Commission (ALUC) assists local agencies by ensuring the development of compatible land uses in the vicinity of existing airports. Beginning in 2004, the Riverside County ALUC began adopting new versions of the airport land use compatibility plan (ALUCPs) for most Riverside County airports that are contained within a single, countywide document entitled Riverside County ALUCP. As a Responsible Agency, the Riverside County ALUC would review future development proposals within the Planning Area if applicable, and make “consistency determinations” with the provisions and policies set forth in the March Air Reserve Base/Inland Port Airport (MARB/IPA) Land Use Compatibility Plan.

1.5 Scope of EIR

The Notice of Preparation (NOP) was circulated on March 9, 2020, and a scoping meeting was held on Saturday, March 14, 2020 at the City Hall – Council Chambers, located on 14177 Frederick Street, Moreno Valley, California. The NOP circulated for analysis of the project, related letters received, and comments made during the scoping meeting are included as Appendix A of this EIR. The Draft EIR was circulated for public review for a period commencing April 2 through May 17 (Public Review Period). The Draft EIR and all related appendices have been made available for public review and inspection during the Public Review Period at City Hall, located on 14177 Frederick Street, Moreno Valley, California, and on the Community Development Department’s Current Projects webpage at:

<http://www.moreno-valley.ca.us/cdd/documents/about-projects.html>

Copies of the Notice of Availability of the Draft EIR were also available at the City’s three public library branches at the following locations:

- Main Branch, located at 25480 Alessandro Boulevard
- Mall Branch located at 22500 Town Circle
- Iris Plaza Branch located at 16170 Perris Boulevard

A brief overview of each EIR chapter is provided below:

Executive Summary: Summarizes the EIR by providing an overview of the project, analysis of the potentially significant environmental impacts that could result from the project, a list of mitigation measures identified to reduce or avoid such impacts, a review of the alternatives to the project, including the identification of an environmentally superior alternative to the project.

1.0 Introduction: Provides an overview of the applicable legal authority, introduces the purpose for the EIR and explains the EIR process and the intended uses of the EIR.

2.0 Environmental Setting: Provides a description of the project’s regional context, location, and existing physical characteristics and land use within the Planning Area. More detailed descriptions of the environmental context pertaining to specific environmental topics are provided in each section of Chapter 4: Environmental Analysis.

3.0 Project Description: Provides a detailed description of the project, including the purpose and objectives of the project and descriptions of each component of the project (2021 GPU, Housing Element Update, and CAP).

4.0 Environmental Analysis. Analyzes the environmental impacts of the project. Impacts are organized by the following topic areas:

- 4.1 Aesthetics
- 4.2 Agriculture and Forestry Resources
- 4.3 Air Quality
- 4.4 Biological Resources
- 4.5 Cultural and Tribal Cultural Resources
- 4.6 Energy
- 4.7 Geology/Soils
- 4.8 Greenhouse Gas Emissions
- 4.9 Hazards & Hazardous Materials
- 4.10 Hydrology/Water Quality
- 4.11 Land Use/Planning
- 4.12 Mineral Resources
- 4.13 Noise
- 4.14 Population/Housing
- 4.15 Public Services and Recreation
- 4.16 Transportation
- 4.17 Utilities/Service Systems
- 4.18 Wildfire

Each topic area respectively provides a contextual description of the project's environmental setting, significance criteria, methodology, and potential impacts.

5.0 CEQA Mandated Analysis: Summarizes the project's significant and unavoidable environmental impacts, significant irreversible environmental changes, and growth-inducing impacts.

6.0 Project Alternatives: This chapter presents a reasonable range of alternatives to the project and includes the following:

- A discussion of the environmental impacts associated with each alternative
- A comparison of the relative impacts of each alternative to those of the project
- A discussion of the relationship of each alternative to the project's objectives, and
- Identification of the environmentally superior alternative.

7.0 EIR References: Lists documents and other information sources relied upon in the preparation of the EIR and identifies the persons and organizations that contributed to the preparation of the EIR.

1.6 Incorporation by Reference

Consistent with CEQA Guidelines Section 15150, this Draft EIR incorporates the following documents by reference:

- World Logistics Center Specific Plan (Adopted August 25, 2015)
- World Logistics Center Specific Plan Revised Final EIR, April 2020 (State Clearinghouse No. 2012021045)

Where portions of the documents are relevant to the analysis in this EIR, the incorporated part of the referenced documents is briefly summarized. In compliance with CEQA Guidelines Section 15150, the documents listed are available to the public at the City of Moreno Valley Community Development Department.