



City of Rialto

Legislation Text

File #: EDC-21-0868, **Version:** 1

For Economic Development Committee [November 17, 2021]

TO: Honorable Economic Development Committee Members

APPROVAL: Marcus Fuller, City Manager

FROM: Daniel Casey, Acting Community Development Manager

Black Creek Group - Proposed Industrial Building at Casmalia Street and Linden Avenue

DISCUSSION:

Black Creek Group, the applicant, proposes to redevelop the Columbia Steel site located at the northeast corner of Casmalia Street and Linden Avenue into a 383,590 square foot industrial warehouse building facility. The site consists of 18.35 acres of land and is zoned Employment (EMP) within the Renaissance Specific Plan area.

Features of the proposed development include:

- 383,590 square foot concrete tilt-up warehouse building
- 30-foot landscape setbacks along all street frontages
- 198 passenger vehicle parking spaces
- A completely screened/enclosed truck court
- 54 dock doors
- 63 trailer parking spaces
- Abundant landscaping
- Enhanced architecture
- New street improvements along all street frontages

The proposal will require the approval of a Conditional Development Permit and a Precise Plan of Design by the Planning Commission. The applicant will also be required to submit the necessary environmental documentation, in accordance with the California Environmental Quality Act (CEQA).

RECOMMENDATION:

Staff recommends that the EDC review the proposal and provide general direction to the applicant and staff.

Attachments:

1. Casmalia Ave. & Linden Ave. - Industrial Building EDC Presentation