



BEDFORD COURT COFFEE SHOP AND CAR WASH PROJECT

PUBLIC REVIEW DRAFT
INITIAL STUDY/MITIGATED NEGATIVE DECLARATION
TECHNICAL APPENDICES
JANUARY 2025

Prepared for:

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***Environmental Review Document
Available Online:
City of Temecula website
www.TemeculaCA.gov/CEQA***

D e N o v o P l a n n i n g G r o u p

A Land Use Planning, Design, and Environmental Firm

