

# 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: Sanborn County Park Master Plan

Lead Agency: County of Santa Clara

2019039060

Contact Name: Kimberly Brosseau, Senior Planner, AICP

Email: kimberly.brosseau@prk.sccgov.org

Phone Number: (408) 355-2230

Project Location: Saratoga  
*City*

Santa Clara County  
*County*

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

The Sanborn County Park Master Plan documents the planning of the Park in accordance with the mission and vision of the County Parks Department, including opportunities for partnerships, reuse of historic buildings, and opening property of the Park to the public. The recommendations consider additional visitor-serving amenities and revenue generating facilities, as appropriate, and prioritizes infrastructure improvements to support those uses.

The Plan focuses on four areas within the Park (former Christmas tree farm property, Sanborn Park Core Use Area, the Welch-Hurst Area, and the Former Nursery Area).

Implementation of the Park Master Plan will include adding additional campsites (tents, cabins) and RV camping, reuse of the Dyer House and Welch-Hurst house, a small pump track/ skills area for primarily children in the Sanborn Park Core Use Area and Former Nursery Area). The project also includes continued and future partnerships for implementation of the Master Plan. Additional detailed project description information is available in the NOI and MND/ Initial Study.

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

The following are Mitigation Measures incorporated into the Project.

Mitigation Measure BIO-1. If construction activities and any required tree removal occur during the breeding season, a qualified biologist shall be required to conduct surveys prior to tree removal or construction activities.

Mitigation Measure BIO-2. A qualified biologist will instruct project staff including contractors and their employees regarding habitat sensitivity, identification of special status species, and required practices that are being implemented to protect the species relative to the project, and guidelines to avoid impacts to these species during construction activities.

Mitigation Measure BIO-3. Pre-Construction Surveys for San Francisco dusky foot woodrats shall be conducted by a qualified biologist within 30 to 60 days prior to construction.

Mitigation Measure BIO-4. Preconstruction bat surveys should be conducted by a qualified biologist to determine if bats or their maternity roosts are occupying any structures and subsequent measures to avoid bats shall be implemented if they are present.

Mitigation Measure CR-1: If prehistoric or historic cultural or archaeological resources or paleontological or unique geological resources are discovered during grading and/or construction, work within the immediate vicinity of the find will be halted at a minimum of 200 feet from the find and the area will be staked off.

Mitigation Measure NOISE-1: In the event that construction activity involving rollers for paving is needed within 35 feet of historic structures, static rollers will be used in place of vibratory rollers.

Mitigation Measure CR-2: If human remains are found during construction there will be no further disturbance of the site until the coroner of Santa Clara County is contacted

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

Public comments brought up regarding the project include traffic and fire safety concerns. A Traffic Analysis was conducted which determined that the Project will have less than significant impacts on traffic. The County of Santa Clara implements Best Management Practices to reduce the impacts of fire and has a Memorandum of Understanding with CALFIRE relating to the use of campfires on no-burn days.

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

Regional Water Quality Control Board  
CA Department of Fish and Wildlife

**County of Santa Clara**  
Office of the County Clerk-Recorder  
Business Division

County Government Center  
70 West Hedding Street, E. Wing, 1<sup>st</sup> Floor  
San Jose, California 95110 (408) 299-5688



Santa Clara County - Clerk-Recorder Office  
State of California

**File Number: ENV22062**

ENVIRONMENTAL FILING

No. of Pages: 5

Total Fees: \$0.00

File Date: 03/08/2019

Expires: 04/07/2019

**REGINA ALCOMENDRAS, Clerk-Recorder**

By: Sandy Chanthasy, Deputy Clerk-Recorder

**CEQA DOCUMENT DECLARATION**

**ENVIRONMENTAL FILING FEE RECEIPT**

PLEASE COMPLETE THE FOLLOWING:

1. LEAD AGENCY: County of Santa Clara Parks and Recreation Department
2. PROJECT TITLE: Sanborn County Park Master Plan
3. APPLICANT NAME: County of Santa Clara Parks and Recreation Department PHONE: (408) 355-2230
4. APPLICANT ADDRESS: 298 Garden Hill Drive, Los Gatos, CA 95032

5. PROJECT APPLICANT IS A:  Local Public Agency  School District  Other Special District  State Agency  Private Entity

6. NOTICE TO BE POSTED FOR 30 DAYS.

**7. CLASSIFICATION OF ENVIRONMENTAL DOCUMENT**

**a. PROJECTS THAT ARE SUBJECT TO DFG FEES**

- |  |             |                |
|--|-------------|----------------|
| <input type="checkbox"/> 1. ENVIRONMENTAL IMPACT REPORT (PUBLIC RESOURCES CODE §21152)                                   | \$ 3,271.00 | \$ <u>0.00</u> |
| <input type="checkbox"/> 2. NEGATIVE DECLARATION (PUBLIC RESOURCES CODE §21080(C))                                       | \$ 2,354.75 | \$ <u>0.00</u> |
| <input type="checkbox"/> 3. APPLICATION FEE WATER DIVERSION (STATE WATER RESOURCES CONTROL BOARD ONLY)                   | \$ 850.00   | \$ <u>0.00</u> |
| <input type="checkbox"/> 4. PROJECTS SUBJECT TO CERTIFIED REGULATORY PROGRAMS  | \$ 1,112.00 | \$ <u>0.00</u> |
| <input type="checkbox"/> 5. COUNTY ADMINISTRATIVE FEE (REQUIRED FOR a-1 THROUGH a-4 ABOVE)<br>Fish & Game Code §711.4(e) | \$ 50.00    | \$ <u>0.00</u> |

**b. PROJECTS THAT ARE EXEMPT FROM DFG FEES**

- |  |          |                |
|--|----------|----------------|
| <input type="checkbox"/> 1. NOTICE OF EXEMPTION (\$50.00 COUNTY ADMINISTRATIVE FEE REQUIRED)   | \$ 50.00 | \$ <u>0.00</u> |
| <input type="checkbox"/> 2. A COMPLETED "CEQA FILING FEE NO EFFECT DETERMINATION FORM" FROM THE DEPARTMENT OF FISH & GAME, DOCUMENTING THE DFG'S DETERMINATION THAT THE PROJECT WILL HAVE NO EFFECT ON FISH, WILDLIFE AND HABITAT, OR AN OFFICIAL, DATED RECEIPT / PROOF OF PAYMENT SHOWING PREVIOUS PAYMENT OF THE DFG FILING FEE FOR THE "SAME PROJECT IS ATTACHED" (\$50.00 COUNTY ADMINISTRATIVE FEE REQUIRED) |          |                |
| DOCUMENT TYPE: <input type="checkbox"/> ENVIRONMENTAL IMPACT REPORT <input type="checkbox"/> NEGATIVE DECLARATION  | \$ 50.00 | \$ <u>0.00</u> |

**c. NOTICES THAT ARE NOT SUBJECT TO DFG FEES OR COUNTY ADMINISTRATIVE FEES**

- |  |  |        |                  |
|--|--|--------|------------------|
| <input type="checkbox"/> NOTICE OF PREPARATION | <input checked="" type="checkbox"/> NOTICE OF INTENT | NO FEE | \$ <u>NO FEE</u> |
|--|--|--------|------------------|

8. OTHER: \_\_\_\_\_ FEE (IF APPLICABLE): \$ \_\_\_\_\_

9. TOTAL RECEIVED..... \$ 0.00

\*NOTE: "SAME PROJECT" MEANS NO CHANGES. IF THE DOCUMENT SUBMITTED IS NOT THE SAME (OTHER THAN DATES), A "NO EFFECT DETERMINATION" LETTER FROM THE DEPARTMENT OF FISH AND GAME FOR THE SUBSEQUENT FILING OR THE APPROPRIATE FEES ARE REQUIRED.

THIS FORM MUST BE COMPLETED AND ATTACHED TO THE FRONT OF ALL CEQA DOCUMENTS LISTED ABOVE (INCLUDING COPIES) SUBMITTED FOR FILING. WE WILL NEED AN ORIGINAL (WET SIGNATURE) AND TWO (2) COPIES. IF THERE ARE ATTACHMENTS, PLEASE PROVIDE THREE (3) SETS OF ATTACHMENTS FOR SUBMISSION. (YOUR ORIGINAL WILL BE RETURNED TO YOU AT THE TIME OF FILING.)

CHECKS FOR ALL FEES SHOULD BE MADE PAYABLE TO: SANTA CLARA COUNTY CLERK-RECORDER

PLEASE NOTE: FEES ARE ANNUALLY ADJUSTED (Fish & Game Code §711.4(b)); PLEASE CHECK WITH THIS OFFICE AND THE DEPARTMENT OF FISH AND GAME FOR THE LATEST FEE INFORMATION.

"... NO PROJECT SHALL BE OPERATIVE, VESTED, OR FINAL, NOR SHALL LOCAL GOVERNMENT PERMITS FOR THE PROJECT BE VALID, UNTIL THE FILING FEES REQUIRED PURSUANT TO THIS SECTION ARE PAID." Fish & Game Code §711.4(c)(3)

(Fees Effective 01-01-2019)



## Notice of Intent to Adopt a Mitigated Negative Declaration

A notice, pursuant to the California Environmental Quality Act of 1970, as amended (Public Resources Code 21,000, et sec.) that the following project when implemented will not have a significant impact on the environment.

<b>File</b>	<b>APN(s)</b>	<b>Date</b>
N/A	503-46-002, 517-03-005, 517-03-034, 517-04-063, 517-04-064, 517-04-061, 517-04-062, 517-04-034, 517-05-062, 517-02-030, 517-28-011, 517-01-011, 517-06-022, 517-37-006, 517-06-004, 517-06-021, 544-19-011, 544-18-005, 544-20-011, 544-17-002, 544-08-013, and 544-08-012	3/8/19
<b>Project Name</b>	<b>Project Type</b>	
Sanborn County Park Master Plan	Master Plan	
<b>Owner</b>	<b>Applicant</b>	
County of Santa Clara	County of Santa Clara Parks and Recreation Department	
<b>Project Location</b>		
Sanborn County Park (Park) is in unincorporated Santa Clara County located at 16055 Sanborn Road (see Figure 1). The approximately 3,500-acre park is located approximately three miles west of the downtown area of the City of Saratoga, which is the closest urban area. The Park is bounded by State Highway 9 (Congress Springs Road/Big Basin Way) to the north, State Highway 35 (Skyline Boulevard) to the west, and private properties to the east and south. The Project area is accessible via State Highway 9 (Big Basin Way).		
<b>Project Description (attach additional pages as necessary)</b>		
<p>The Sanborn County Park Master Plan (Plan) documents the vision and long-term direction in accordance with the mission and vision of the County Parks Department (Department), including opportunities for partnerships, reuse of historic buildings, and opening property of the Park to the public. The Plan examines the existing conditions of the Park, including its current use and functions, and assesses the feasibility of a variety of potential changes and improvements. The Plan provides recommendations for the future development of the Park. The recommendations consider additional visitor-serving amenities and revenue generating facilities, as appropriate, and prioritizes infrastructure improvements to support those uses.</p> <p>The Plan focuses on four areas within the Park, including the former Christmas tree farm property, the Sanborn Park Core Use Area (location of the historic Dyer House), the Welch-Hurst Area, and the Former Nursery Area (location of the former Christensen Nursery).</p> <p>The four focus areas and design recommendations are described below:</p> <p><i>Former Christmas Tree Farm Property</i> Design recommendations for the Former Christmas Tree Farm Property include:</p> <ul style="list-style-type: none"> <li>▪ No development of this site for recreational purposes. No bike park, trails, public parking, or other public access will be developed as part of the Project.</li> <li>▪ West Valley College's Park Management Program would continue to manage vegetation through an ongoing partnership.</li> </ul> <p><i>Sanborn Core Use Area</i> The Project includes the following potential improvements to the Sanborn Core Use Area:</p> <ul style="list-style-type: none"> <li>▪ Use of Dyer House as a visitor center;</li> <li>▪ Addition of staff offices in Dyer House;</li> <li>▪ Continued use for a non-profit partner, such as Youth Science Institute, in Dyer House or existing ranger station;</li> <li>▪ Existing ranger station repurposed for Park staff use or use associated with the Peterson Grove Group Area;</li> <li>▪ Continued use of day use areas for picnic and reservable events at Peterson Grove Area;</li> <li>▪ Continued use of barn and amphitheater by Silicon Valley Shakespeare;</li> <li>▪ Install pump track and/or skills area small in scale and primarily for use by children;</li> <li>▪ Relocate 15 existing RV campsites to Former Nursery Area; and</li> <li>▪ Relocate existing 23 upper walk-in campsites to Former Nursery Area and retain 10 existing lower walk-in campsites.</li> </ul>		



#### Former Nursery Area

The Project includes the following potential improvements to the Former Nursery Area:

- Construct cabins or other structured camping in combination with future partnership;
- Install up to 30 RV campsites (15 RV spaces will be relocated from the Sanborn Core Use Area);
- Install up to 30 tent campsites, including group camp areas (23 campsites relocated from Sanborn Core Use Area);
- Construct amphitheater to support ranger programs;
- Use primarily as a campground operated either by the Department or other entity;
- Construct approximately 80 parking spaces for campsites and 40 parking spaces for day-use / overnight overflow;
- Use of ponds, including fishing in the smaller pond and septic system / leach field placement to support camping use in the larger pond; and
- Develop pump track and/or skills area small in scale and primarily for use by children.

#### Welch-Hurst Area

The Project includes the following potential improvements to the Welch-Hurst Area:

- Reuse of the Welch-Hurst Area in combination with future partnership;
- Continue stabilization of Welch-Hurst House to protect from further deterioration;
- Reuse of the Welch-Hurst House and ancillary buildings as future reservable area in conjunction with partnership;
- Reuse of the landscaped grounds as reservable outdoor area;
- Reuse cottage as support building for park use or partnership opportunity;
- Develop shared parking agreement with future partnership to accommodate use.

For additional details, see the Initial Study/Mitigated Negative Declaration for the Sanborn County Park Master Plan. The full text of the Initial Study/Mitigated Negative Declaration can be viewed at the Santa Clara County Parks and Recreation Department Office, 298 Garden Hill Dr., Los Gatos, Sanborn County Park, Park Ranger's Office, 16055 Sanborn Road, Saratoga, CA 95070, and the County Parks Department's website at [www.parkhere.org](http://www.parkhere.org).

#### Purpose of Notice

The purpose of this notice is to inform you that the County of Santa Clara Parks & Recreation Department Staff has recommended that a Mitigated Negative Declaration be adopted for this Project. Action is **tentatively** scheduled on this proposed Mitigated Negative Declaration before the **County of Santa Clara Board of Supervisors** on **April 23, 2019** in the **Board Chambers, 70 W. Hedding, San Jose**. It should be noted that the adoption of a Mitigated Negative Declaration does not constitute approval of the project under consideration. The decision to approve or deny the project will be made separately. Meeting information will be posted on the County of Santa Clara's website at [www.sccgov.org](http://www.sccgov.org) under Board Agendas or contact the Office of the Clerk of the Board at (408) 299-5001.

#### Review Period

The public review period for this document begins **March 8, 2019** and ends **April 7, 2019**. Public comments regarding the correctness, completeness, or adequacy of this Mitigated Negative Declaration are invited. Such comments should be based on specific environmental concerns. Written comments must be received on or before the close of the public review period and should be addressed to the **County of Santa Clara, Department of Parks and Recreation, Planning and Development Section, 298 Garden Hill Drive, Los Gatos, CA 95032, Tel (408) 355-2230**, attention Kimberly Brosseau, Senior Planner.

A file containing additional information on this Project and the full text of the Initial Study/ Mitigated Negative Declaration is available for review at the following locations:

County of Santa Clara  
Parks and Recreation Department  
298 Garden Hill Drive  
Los Gatos, CA 95032-7669

Sanborn County Park  
Park Ranger's Office  
16055 Sanborn Road  
Saratoga, CA 95070

The IS/MND is also posted on the County of Santa Clara Parks and Recreation Department's website at: <https://www.sccgov.org/sites/parks/PlansProjects/Pages/sanborn-mstr-plan.aspx>

When requesting to view this file, please refer to the project title appearing at the top of this form.



**Responsible Agencies sent copy of this document**

Regional Water Quality Control Board, California Department of Fish and Wildlife

**Basis for Mitigated Negative Declaration Recommendation**

The Planning and Development Section of the Department of Parks and Recreation has reviewed the Initial Study for the project and, based upon substantial evidence in the record, finds that, although the proposed Project could initially have a significant effect on the environment, there will not be a significant permanent effect on the environment because of mitigation measures that have been incorporated into the Project.

**This finding is based on the following considerations (See Note below)**

Based on the environmental evaluation presented in the Initial Study, the Project will not cause significant adverse effects related to air quality, aesthetics, agriculture and forest resources, cultural resources, greenhouse gas emissions, hazards and hazardous materials, hydrology and water quality, land use and planning, mineral resources, population and housing, public services, recreation, transportation, utilities, or tribal cultural resources. With mitigation, the Project will not cause significant adverse effects related to biological resources, cultural/ historical/ archaeological resources, or noise. In addition, the Project will not result in substantial adverse effects on humans, either directly or indirectly. The Project will not cause a fish or wildlife population to drop below self-sustaining levels, threaten to eliminate a plant or animal community, or reduce the number or restrict the range of a rare or endangered plant or animal.

**Environmental Measures** – Environmental measures are methods, measures, or practices incorporated into the project that avoid, reduce, or minimize a project's adverse effects on various environmental resources. Best Management Practices (BMPs) have been incorporated into the Project to ensure that project-related effects are minimized or avoided.

Mitigation measures are required for the following environmental impact areas: biological resources, cultural/ historical/ archaeological resources, and noise. See the Initial Study/Mitigated Negative Declaration for a discussion of the potential impacts and those measures necessary to mitigate or avoid significant environmental impacts as a result of the implementation of the Project. These impacts and mitigation measures are identified in the Mitigation Monitoring and Reporting Plan. The identified mitigation measures will ensure that all impacts remain less-than-significant.

*Note: A reporting or monitoring program must be adopted for measures to mitigate significant impacts at the time the Mitigated Negative Declaration is adopted or the project is approved, in accord with the requirements of Section 21081.6 of the Public Resources Code.*

**Prepared by:**

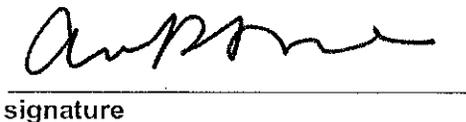
Kimberly Brosseau, Senior Planner  
Santa Clara County Parks

  
signature

3/8/19  
date

**Approved by:**

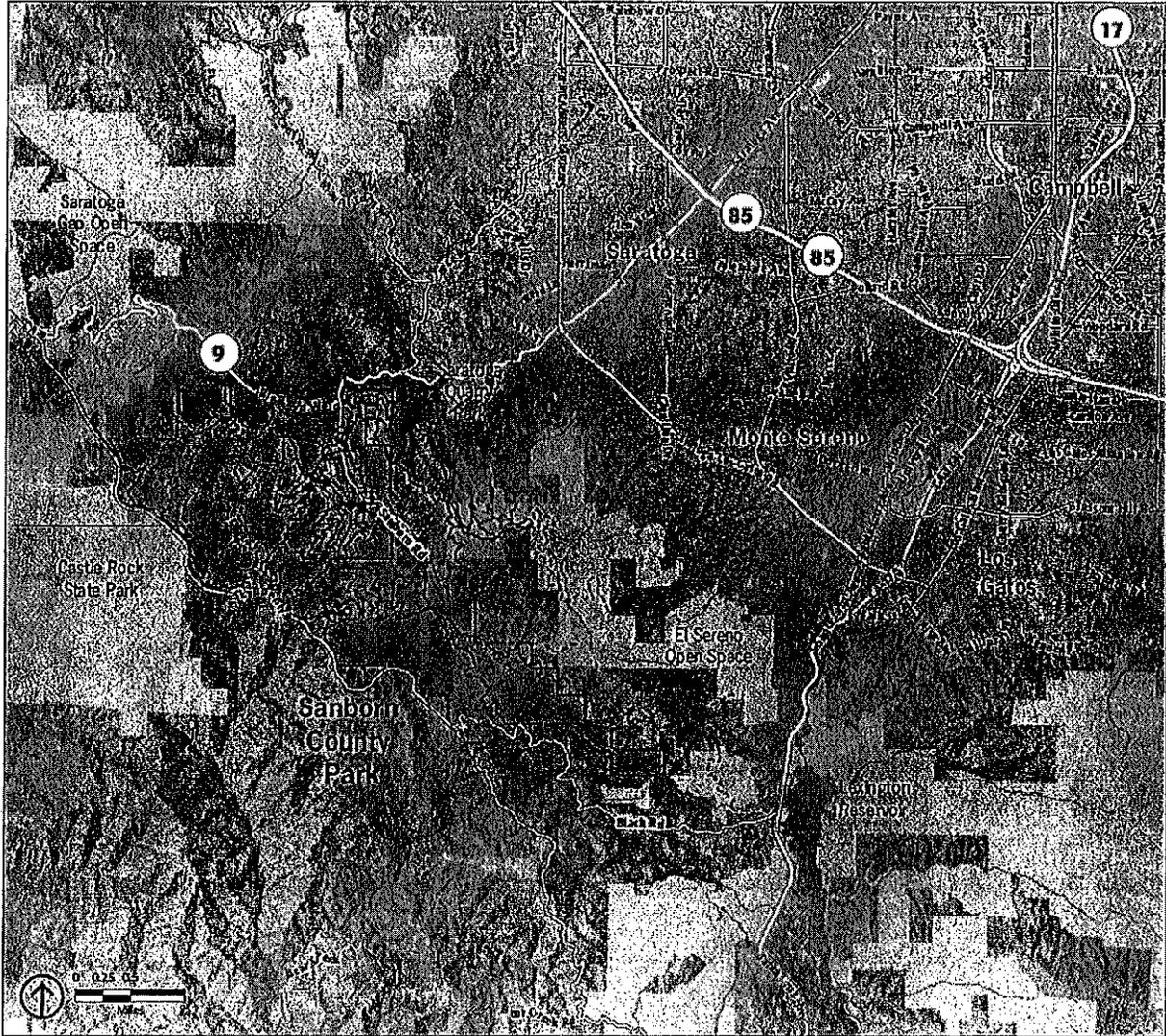
Annie Thomson, Acting Deputy Director  
Santa Clara County Parks

  
signature

3/8/19  
date



Figure 1: Location Map



Source: County of Santa Clara, 2016; CPAD, 2015; ESRI, 2010; PlaceWorks, 2016.

