

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

2019039108

Project Title: DeCristo Multi-Family Project

Lead Agency: City of Petaluma Contact Person: Olivia Ervin
Mailing Address: 11 English Street Phone: 707-778-4556
City: Petaluma Zip: 94952 County: Sonoma

Project Location: County: Sonoma City/Nearest Community: Petaluma
Cross Streets: 109 Ellis Street (Madison and Ellis) Zip Code: 94952
Longitude/Latitude (degrees, minutes and seconds): 38 ° 14 ' 34 " N / 122 ° 37 ' 45 " W Total Acres: 0.705
Assessor's Parcel No.: 007-361-003 Section: Twp.: Range: Base:
Within 2 Miles: State Hwy #: Hwy 101 and 116 Waterways: Petaluma River
Airports: Petaluma Municipal Airport Railways: SMART Schools: McKinley Elementary

Document Type:

CEQA: [ ] NOP [ ] Draft EIR NEPA: [ ] NOI Other: [ ] Joint Document
[ ] Early Cons [ ] Supplement/Subsequent EIR [ ] EA [ ] Final Document
[ ] Neg Dec (Prior SCH No.) [ ] Draft EIS [ ] Other:
[ X ] Mit Neg Dec Other: [ ] FONSI

Governor's Office of Planning & Research

Local Action Type:

[ ] General Plan Update [ ] Specific Plan [ ] Rezone [ ] Annexation
[ ] General Plan Amendment [ ] Master Plan [ ] Redevelopment
[ ] General Plan Element [ ] Planned Unit Development [ ] Use Permit [ ] Coastal Permit
[ ] Community Plan [ X ] Site Plan [ ] Land Division (Subdivision, etc.) [ X ] Other: Design Review
Density Bonus + Concession

MAR 21 2019

STATE CLEARINGHOUSE

Development Type:

[ X ] Residential: Units 13 Acres 0.705
[ ] Office: Sq.ft. Acres Employees
[ ] Commercial: Sq.ft. Acres Employees
[ ] Industrial: Sq.ft. Acres Employees
[ ] Educational:
[ ] Recreational:
[ ] Water Facilities: Type MGD
[ ] Transportation: Type
[ ] Mining: Mineral
[ ] Power: Type MW
[ ] Waste Treatment: Type MGD
[ ] Hazardous Waste: Type
[ ] Other:

Project Issues Discussed in Document:

[ X ] Aesthetic/Visual [ ] Fiscal [ X ] Recreation/Parks [ X ] Vegetation
[ ] Agricultural Land [ X ] Flood Plain/Flooding [ X ] Schools/Universities [ X ] Water Quality
[ X ] Air Quality [ X ] Forest Land/Fire Hazard [ ] Septic Systems [ X ] Water Supply/Groundwater
[ X ] Archeological/Historical [ X ] Geologic/Seismic [ X ] Sewer Capacity [ X ] Wetland/Riparian
[ X ] Biological Resources [ X ] Minerals [ X ] Soil Erosion/Compaction/Grading [ ] Growth Inducement
[ ] Coastal Zone [ X ] Noise [ X ] Solid Waste [ X ] Land Use
[ X ] Drainage/Absorption [ X ] Population/Housing Balance [ X ] Toxic/Hazardous [ X ] Cumulative Effects
[ ] Economic/Jobs [ X ] Public Services/Facilities [ X ] Traffic/Circulation [ X ] Other: Energy

Present Land Use/Zoning/General Plan Designation:

Medium Density Residential and Floodplain LU Designation; R4 (Residential 4) and FP-C Floodplain Combining Zoning Districts

Project Description: (please use a separate page if necessary)

The project proposes the demolition of all existing residential structures on the 0.705-acre project site and the construction of three, three-story residential buildings containing 13 multi-family apartments including one affordable unit that will be offered at the very low-income level. Twenty-two off-street vehicular parking spaces and 24 secured, off-street bicycle spaces are provided onsite. The project includes development of a detention/bioretenion basin with a design capacity of 4,708 cubic feet. The project also includes frontage improvements to Ellis Street and the development of an 8-foot wide public recreational trail along the site frontage to Washington Creek. A residential density bonus and development incentive/concession are proposed.

State Clearinghouse Contact: (916) 445-0613

State Review Began: 3 - 21 - 2019

SCH COMPLIANCE 4 - 19 - 2019

or

Project Sent to the following State Agencies

X Resources
Boating & Waterways
Central Valley Flood Prot.
Coastal Comm
Colorado Rvr Bd
Conservation
CDFW # 3
Cal Fire
Historic Preservation
Parks & Rec
Bay Cons & Dev Comm.
DWR
Cal EPA
ARB: Airport & Freight
ARB: Transportation Projects
ARB: Major Industrial/Energy Resources, Recycl.& Recovery
SWRCB: Div. of Drinking Water
SWRCB: Div. Drinking Wtr #
SWRCB: Div. Financial Assist.
SWRCB: Wtr Quality
SWRCB: Wtr Rights
X Reg. WQCB # 2
Toxic Sub Ctrl-CTC

Yth/Adlt Corrections

Corrections

Independent Comm

Delta Protection Comm
Delta Stewardship Council
Energy Commission
X NAHC
Y Public Utilities Comm
Santa Monica Bay Restoration
X State Lands Comm
Tahoe Rgl Plan Agency
Conservancy
Other:

Please note State Clearinghouse Number (SCH#) on all Comments

SCH#: 2019039108

Please forward late comments directly to the Lead Agency

AQMD/APCD 2/23

(Resources: 3/23)

CalSTA
X Aeronautics
X CHP
X Caltrans# 4
Trans Planning
Other
Education
Food & Agriculture
HCD
X OES
State/Consumer Svcs
General Services