

Summary Form for Electronic Document Submittal

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: Redwood Apartments

Lead Agency: County of Sonoma

Contact Name: Nina Bellucci

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Phone Number: (707) 565-1236

Project Location: Santa Rosa
City

Sonoma
County

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

The proposed project is a 100 percent affordable, 96-unit apartment building consisting of four three-story buildings and one one-story community building on a 4.11-acre parcel. The project would utilize the Rental Housing Opportunity Density Bonus Program, which allows a 100 percent increase over base density, up to 26 units per acre. The proposed density is 24 units per acre. Under the Density Bonus Program, 40 percent of units are required to be affordable to low- and very low-income residents, which the project would exceed as all units will be affordable to households with incomes ranging between 30 and 60 percent of the Area Medium Income. The project would be constructed in a single phase. The site is zoned R3 (High Density Residential) B6 13 (13 units per acre density), which allows the proposed use.

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

- Visual impacts related to light and glare, exterior lighting plan required prior to building permit issuance
- Air quality impacts mitigated by dust control measures
- Potential impacts to biological resources (potential habitat for special species mitigated by payment of mitigation fees, avoidance and minimization during construction, compliance with State and federal requirements for filling wetlands, and tree replacement.
- Potential impacts to cultural resources and tribal cultural resources mitigated by requirement to stop work if any artifacts found.
- Impacts related to geology, soils, hydrology, mitigated by requirements established by local codes
- Noise impacts mitigated by restrictions on construction activities and noise barriers.

Governor's Office of Planning & Research

MAY 23 2019

STATE CLEARINGHOUSE

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

[Empty box for describing areas of controversy]

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

California Department of Fish and Wildlife
Regional Water Quality Control Board (North Coast or San Francisco Bay)
State Water Resources Control Board
US Army Corps of Engineers
US Fish and Wildlife Service (FWS) and or National Marine Fisheries Service (NMFS)

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