

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 #: **2019059112**

Project Title: Fitze Planned Development Subdivison

Lead Agency: City of Fortuna

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Project Location: Redwood Way, Fortuna, Humboldt County
City *County*

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

Subdivision of 14.73 acres for 59 senior cottage-style residences each with 2-bedroom, 1.5 bathrooms and a garage. The Planned Development will waive minimum lot sizes (no change in density), plus lot width, lot depth, ground coverage, and setbacks in exchange for 40% common open, trails, and wetland and creek preservation. A new private 20-foot road and 4-foot sidewalk will provide access from Redwood Way, and a secondary emergency to St. Joseph Street will be developed. Strongs Creek is located on adjoining property to the north and northwest of the site, with a portion of the bank located on the site in the northwest area; Jameson Creek crosses the site in the southwest area. Riparian vegetation associated with these creeks will be preserved through a 50-foot setback from top of bank, in accordance with Fortuna General Plan policies. Existing 0.04 acres of wetlands are to be preserved, including a 25-ft setback and fencing. The site is vacant, and used as pastureland. The site is located on Redwood Way in Fortuna CA, 95540, east of the California state highway 101. The site is in the central area of Fortuna, generally between Rohnerville Road to the east, Redwood Way to the north, Kenmar road to the south, and Fortuna Boulevard to the west. The project is an infill development, as it is located in the central area of Fortuna, and is substantially surrounded by residential development to the north, northwest, and southeast, Redwood Memorial Hospital to the east, and a remnant pasture to the southwest.

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

Biological Resources will be protected through mitigation measures: BR-1: Compliance with Army Corps Nationwide Permit to ensure protection of existing 0.04-acre wetlands. BR-2: Maintain the 50-ft setback from Strongs and Jameson creeks' top of bank. Maintain 25-ft setback from jurisdictional wetlands. BR-3: Migratory Bird Protection
No cultural resources were found during the site survey. Mitigation requires compliance with cultural resource protection protocol.
Erosion control and water quality will be mitigated with implementation of a SWPPP and BMPs.
Construction noise will be mitigated with construction-phase equipment and vehicle measures.
Traffic safety will be mitigated during construction with a traffic plan.
Mitigation measures are detailed in the initial study and the mitigation monitoring plan.

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

No known areas of controversy. Project referrals were reviewed by resource agencies. No comments were received. 0.04 acres of wetlands are on the site; no fill is proposed. Army Corps of Engineers reviewed and approved the jurisdictional determination. The wetland delineation report can be found in the initial study. A Cultural Resources Investigation (CRI) was performed and determined that no significant archaeological or historic period resources, for the purposes of CEQA, exist in the limits of the proposed subdivision area and no further research is recommended. Review of archaeological and historical literature was conducted at the Humboldt County Historical Society, Humboldt State University (HSU) Library-Humboldt Room, the HSU Cultural Resources Facility. Correspondence with Native American Tribes was conducted, including consultation with the Tribal Preservation Historical Officer for the Bear River Band of the Rohnerville Rancheria and the Chairman of the Wiyot Tribe both before and after the survey.

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

Army Corps of Engineers
California Fish and Wildlife
North Coast Regional Water Quality Control Board
North Coast Unified Air Quality Management District