

Notice of Determination

Appendix D

To:

[X] Office of Planning and Research
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

[X] County Clerk
County of: Sonoma
Address: 585 Fiscal Drive, Room 103
Santa Rosa, CA 95403

From:

Public Agency: City of Petaluma
Address: 11 English Street
Petaluma, CA 94952
Contact: Olivia Ervin, Environmental Planner
Phone: (707) 778-4556

Lead Agency (if different from above):
Address:
Contact:
Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2019109053

Project Title: Corona Station Residential

Project Applicant: Lomas-Corona Station LLC 13848 Weddington Street Sherman Oaks, CA 91401

Project Location (include county): 890 North McDowell, City of Petaluma, County of Sonoma, California APN 137-061-019

Project Description:

The project includes the subdivision of an ~6.5-acre property into a 5.23-acre parcel for development of residential units and a 1.27-acre remainder parcel for dedication to SMART. A zoning text amendment to conditionally permit single-family dwellings in the MU-1B zoning district when adjacent to the rail. The project consists of the development of 110 residential units including a density bonus and one development incentive/concession, two access driveways from North McDowell Boulevard, landscaping, parking, a bus shelter, lighting, ancillary improvements. The 1.27-acre remainder parcel will be sold to (SMART) for future station development and is not considered as part of this project.

This is to advise that the City of Petaluma has approved the above (X) Lead Agency or () Responsible Agency

described project on February 25, 2020 and has made the following determinations regarding the above (date)

described project.

- 1. The project [] will [X] will not have a significant effect on the environment. with mitigation
2. [] An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
[X] A Negative Declaration was prepared for this project pursuant to the provisions of CEQA. with mitigation
3. Mitigation measures [X] were [] were not made a condition of the approval of the project. On February 25, 2020
4. A mitigation reporting or monitoring plan [X] was [] was not adopted for this project. On February 25, 2020
5. A statement of Overriding Considerations [] was [X] was not adopted for this project.
6. Findings [X] were [] were not made pursuant to the provisions of CEQA. On February 25, 2020

This is to certify that the final EIR with comments and responses and record of project approval, or the negative Declaration, is available to the General Public at:

The City of Petaluma Planning Division, 11 English Street, Petaluma, CA 94952

Signature (Public Agency): Olivia Ervin Title: Environmental Planner Office of Planning & Research

Date: FEB. 27, 2020 Date Received for filing at OPR: MAR 02 2020

Authority cited: Sections 21083, Public Resources Code. Reference Section 21000-21174, Public Resources Code.

STATE CLEARINGHOUSE

Revised 2011

49-0227200-050

This notice was posted on 2-27-2020 and will remain posted for a period of thirty days through 3-29-2020

By: BEAUMARIE PROTO, Co. Clerk DEPUTY CLERK