

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



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

File Number: ENV22511

ENVIRONMENTAL FILING

No. of Pages: 3

Total Fees: \$2404.75

File Date: 12/06/2019

Expires: 01/05/2020

REGINA ALCOMENDRAS, Clerk-Recorder

By: Venessa Reed, Deputy Clerk-Recorder

CEQA DOCUMENT DECLARATION

ENVIRONMENTAL FILING FEE RECEIPT

PLEASE COMPLETE THE FOLLOWING:

1. LEAD AGENCY: City of Campbell
2. PROJECT TITLE: Parkview Mixed-Use Development
3. APPLICANT NAME: Cresleigh Homes / Campbell Park Development LLC PHONE: 916-781-6020
4. APPLICANT ADDRESS: 3005 Douglas Blvd. #110; Roseville, CA 95661
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 checked="" type="checkbox"/> 2. <u>NEGATIVE DECLARATION</u> (PUBLIC RESOURCES CODE §21080(C))	\$ 2,354.75	\$ <u>2,354.75</u>
<input type="checkbox"/> 3. <u>APPLICATION FEE WATER DIVERSION</u> (STATE WATER RESOURCES CONTROL BOARD ONLY)	\$ 850.00	\$ <u>0.00</u>
<input type="checkbox"/> 4. <u>PROJECTS SUBJECT TO CERTIFIED REGULATORY PROGRAMS</u>	\$ 1,112.00	\$ <u>0.00</u>
<input checked="" type="checkbox"/> 5. <u>COUNTY ADMINISTRATIVE FEE</u> (REQUIRED FOR a-1 THROUGH a-4 ABOVE) Fish & Game Code §711.4(e)	\$ 50.00	\$ <u>50.00</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 type="checkbox"/> NOTICE OF INTENT	NO FEE	\$ <u>NO FEE</u>
--	---	--------	------------------

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

9. TOTAL RECEIVED..... \$ 2,404.75

*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)

NOTICE OF DETERMINATION

To: _____ **Office of Planning & Research**
1400 Tenth Street, Room 121
Sacramento, CA 95812-3044

From: City of Campbell
70 N. First Street
Campbell, CA 95008

X
_____ **County Clerk's Office**
Santa Clara County
70 W. Hedding Street, East Wing
San Jose, CA 95110

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

Project Title: Parkview Mixed Use Development

Project Location: 540, 558 and 566 East Campbell Avenue and 24 And 34 Dillon Avenue

Description of Project: The subject property includes the following five parcels that will be merged together as part of the subdivision entitlement: 540 E. Campbell Avenue (APN 412-09-029); 566 E. Campbell Avenue (APN 412-09-031); 558 E. Campbell Avenue (APN 412-09-030); 24 Dillon Avenue (APN 412-09-028); and 34 Dillon Avenue (APN 412-09-027).

The project consists of a five-story mixed use development with 59 for-sale condominium units and two commercial spaces totaling 6,512 square feet. The project, which includes a request for a 35% state density bonus and two (2) concessions, will provide nine (9) low-income condominium ownership units in compliance with California's Density Bonus Law. The 59 units (including the low-income units) are comprised of nineteen (19) 1-bedroom units ranging from 722 to 1,158 square feet in area, and forty (40) 2-bedroom units ranging from 1,021 to 1,542 square feet in area. The applicant is providing 59 parking stalls for the residential uses and 49 parking stalls for the non-residential uses. The proposed residential parking exceeds the minimum parking required under California Density Bonus Law for projects located within one-half mile of a major transit stop.

The project includes excavation of all contaminated soil (e.g., historic hydrocarbon, metal, and volatile organic compound affected soil) exceeding regulatory thresholds on the project site and disposal of that soil at an approved off-site landfill disposal site, with regulatory oversight from the County of Santa Clara Department of Environmental Health, via a Voluntary Cleanup Agreement.

The project will also include improvements at the Paige Street intersection pursuant to a cost sharing agreement between the City of Campbell and the applicant.

Continued Next Page

Date of Project Approval: December 3, 2019 (City Council action taken to approve project)

Lead Agency: City of Campbell

Lead Agency Contact: Cindy McCormick, Senior Planner – Community Development Department
(408) 871-5103 / cindym@campbellca.gov

Name of Applicant: Cresleigh Homes / Campbell Park Development LLC

Determination: This is to advise that the CITY OF CAMPBELL, LEAD AGENCY, approved the above-described project on December 3, 2019 and has made the following determination:

1. The project (will will not) have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures (were were not) made a condition of approval of the project.
4. A statement of overriding considerations (was was not) adopted for this project.

This is to certify that the Mitigated Negative Declaration with comments and responses and the record of project approval is available to the general public at the Community Development Department, City of Campbell, 70 N. First Street, Campbell, CA 95008.

Signature: 
Cindy McCormick

Date: 12/5/2019

Title: Senior Planner