



NOTICE

NOTICE OF AVAILABILITY
for Public Review of an
Draft Environmental Impact Report
Distribution Date: October 9, 2015

As authorized by the City of Santa Clara as a Lead Agency, the City hereby provides a **45-day public review period** for a Draft Environmental Impact Report (DEIR) prepared pursuant to the California Environmental Quality Act (CEQA).

Project title: City Place Santa Clara
File: SCH#2014072078, CEQ2014-01180 and PLN2014-10440
Location: 5155 Stars and Stripes Drive. Approximately 240-acre Project site located north of Tasman Drive, east of Great America Parkway and San Tomas Aquino Creek, west of the Guadalupe River, and south of Great America Way and State Route (SR) 237. APNs: 104-03-036, 104-03-037, 104-03-038, 104-03-039, 104-01-102, 097-01-039, and 097-01-073.
Applicant: Steve Eimer, Related Santa Clara, LLC
Owner: City of Santa Clara
Request: The Project would involve the construction of a new multi-phased, mixed-use development. In total, the Project would include up to 9.16 million gross square feet of office buildings, retail and entertainment facilities, residential units, hotel rooms, surface and structured parking facilities, new open space and roads, landscaping and tree replacement, and new upgraded and expanded infrastructure and utilities. The buildings would be constructed up to a height of 17 stories above retail and/or structured parking. The Project includes demolition of the existing buildings, on-site features, and tree removal at the Project site. Actions to be considered include Certification of the Environmental Impact Report, General Plan Amendment, Rezoning, Planned Development Master Community Plan and Infrastructure Master Plan, Tentative Subdivision Map and/or Vesting Tentative Subdivision Map, Development Area Plans, Development Agreement Disposition and Development Agreement, and Ground Lease.

ENVIRONMENTAL IMPACT REPORT DETERMINATION

Based on the conclusions in the DEIR, implementation of the proposed project would result in Significant Unavoidable project-level impacts with regard to air quality, biology, land use, noise, and transportation, and Significant Unavoidable cumulative impacts with regard to air quality, greenhouse gases, land use, noise, transportation, and utilities. All other significant impacts of the project would be mitigated to a less than significant level by the mitigation measures included in the DEIR.



HAZARDOUS MATERIALS DISCLOSURE

Pursuant to CEQA Guideline Section 15087(c)(6) and Government Code Section 65962.5, four of the parcels on the Project Site (APNs 097-01-073, 097-01-039, 104-01-102, and 104-03-036), which were once the location of the Santa Clara All-Purpose Landfill, are identified on the California Hazardous Waste and Substances Sites (Cortese) List.

AVAILABILITY OF DOCUMENTS: The City has prepared a DEIR which is available for review in the project file in the Planning Division office in City Call at 1500 Warburton Avenue, and the Central Library at 2635 Homestead Road, both of which are located in the City of Santa Clara. The document is also available online at www.santaclaraca.gov/CEQA.

PUBLIC COMMENT PERIOD: The public comment period on the DEIR will extend for 45 days, beginning on Friday, October 9, 2015 and ending on Monday, November 23, 2015. Comments that are received on the DEIR will be addressed and included in the Final EIR (FEIR). All comments must be submitted in writing on or before the end of the public comment period. Written comments on the DEIR should be submitted no later than 5:00 PM on November 23, 2015 to:

Lead Agency: City of Santa Clara Planning Division
Contact: Debby Fernandez, Associate Planner, dfernandez@santaclaraca.gov
1500 Warburton Avenue, Santa Clara, CA 95050
Phone: (408) 615-2450, Fax: (408)247-9857

Public Meeting Schedule (Tentative): The City of Santa Clara Planning Commission will hold a public meeting on the DEIR and related development applications and provide their recommendations to the City Council. This Meeting will be separately noticed and is anticipated for January 2016. Following the conclusion of the Commission meeting, the Final EIR and related development applications will be scheduled for consideration and action by the City Council at a public meeting tentatively anticipated for February 2016. Planning Commission and City Council meetings start at 7:00 PM in the Santa Clara Council Chambers, 1500 Warburton Avenue, Santa Clara. Interested Parties should contact the Santa Clara Planning Department at (408) 615-2450 or access the City's website at www.santaclaraca.gov to confirm meeting agendas, times and dates. Confirmed public hearing dates will be posted on the City's website.

Kevin L. Riley *Kevin L. Riley*
Director of Planning & Inspection, City of Santa Clara

Date 10/09/15