

FEB 24 2023

STATE CLEARINGHOUSE

COMBINED NOTICE OF AVAILABILITY AND RELEASE
OF A RESPONSE TO COMMENTS/ FINAL ENVIRONMENTAL IMPACT REPORT
AND
NOTICE OF PUBLIC HEARINGS FOR OAKLAND LANDMARKS PRESERVATION ADVISORY BOARD
AND PLANNING COMMISSION CONSIDERATION ON CERTIFICATION OF THE EIR FOR,
AND APPROVAL OF THE HEAD ROYCE SCHOOL PLANNED UNIT DEVELOPMENT (PUD) PROJECT

TO: All Interested Parties

SUBJECT: Notice of Release/Availability of Final Environmental Impact Report for the Head Royce School Planned Unit Development (PUD) Project and Notice of Public Hearings on the same

CASE NO.: PLN18532-ER01; State Clearinghouse No. 2019029032

PROJECT SPONSOR: Head-Royce School

LEAD AGENCY: City of Oakland

PROJECT LOCATION: The Head-Royce School is located in Oakland, California on Lincoln Avenue, approximately 0.4 miles south of Highway 13 and 0.9 miles north of I-580. The existing approximately 14-acre School campus includes two properties: one at 4315 Lincoln Avenue that houses classrooms, administrative space and other school buildings; and an adjacent property at 4465 Lincoln Avenue that is the School's outdoor athletic fields and other outdoor activity space. The School has also acquired an additional approximately 8-acre property immediately across Lincoln Avenue at 4368 Lincoln Avenue, which is the former site of the Lincoln Center, for a proposed South Campus.

DESCRIPTION OF PROJECT: Head-Royce School proposes to integrate the existing Campus with the former Lincoln site (the proposed South Campus) to create a unified, 22-acre K-12 school (the Project). The Project proposes to connect these two campuses via an underground tunnel below Lincoln Avenue and/or with at-grade pedestrian crossings across Lincoln Avenue. There are 12 existing buildings on the former Lincoln site. Generally, these existing buildings are in fair condition on the exterior, but in poorer conditions in the interior. The Project proposes to remove eight of the twelve existing buildings on the former Lincoln site, to rehabilitate three existing buildings identified as historic resources for use as school facilities, and to use one existing building for school-related purposes. The Project also includes a proposal to construct a new Performance Arts Center for student curriculum related to theater, music, dance and culture. Two other new, smaller buildings are proposed, including a 1,000 square-foot maintenance structure and a 1,500 square-foot link to the proposed pedestrian tunnel, housing an elevator. The Project also proposes a one-way circulation loop driveway on the proposed South Campus to provide off-street drop-off and pick-up space, thereby eliminating pick-up and drop-off activities (other than for buses) from Lincoln Avenue and reducing turn-around traffic in adjacent neighborhoods. The Project also proposes to increase permitted student enrollment by 344 students over the currently allowed enrollment of 906 students, to a maximum student population of 1,250 students.

ENVIRONMENTAL REVIEW: A Draft Environmental Impact Report (DEIR) was prepared for the project and released for public review on November 5, 2021. The DEIR was properly circulated and the public was encouraged to provide comments during the Draft EIR's 45-day public review period ending on December 20, 2021. Public hearings on the DEIR were held before the Oakland Landmarks Preservation Advisory Board on December 13, 2021, and before the Oakland City Planning Commission on December 15, 2021. Consistent with Alameda County's Shelter in Place Orders and guidance from the Governor's Office of Planning and

Research, the Draft EIR was made available in digital form, and public hearings on the Draft EIR were held remotely. Comments were made at the public hearings, as well as received in writing.

All comments received on the DEIR have been compiled and responded to, along with minor changes and clarifications to the DEIR, in the Response to Comment /Final EIR (FEIR). Preparation of the FEIR has been overseen by the City's Environmental Review Officer, and the conclusions and recommendations of the document represent the independent conclusions and recommendation of the City. Together, the DEIR and FEIR comprise the Environmental Impact Report (EIR) for this project. Copies of the EIR are available for distribution to interested parties at no charge at the Community and Economic Development Agency, Planning Division, 250 Frank H. Ogawa Plaza, Suite 3315, Oakland, CA 94612, Monday through Friday, 8:30 a.m. to 5:00 p.m. The EIR is available for viewing online at:

- <https://www.oaklandca.gov/documents/head-royce-school-pud-project-draft-eir>
- <https://www.oaklandca.gov/documents/head-royce-school-pud-project-draft-eir-appendices-1a-7c>
- <https://www.oaklandca.gov/documents/head-royce-school-pud-project-draft-eir-appendices-8a-16b>
- <https://www.oaklandca.gov/documents/head-royce-school-pud-project-final-eir>

PUBLIC HEARINGS:

The Oakland Landmarks Preservation Advisory Board will hold a public hearing to hear public testimony and consider a recommendation to the Planning Commission regarding the project's effects on historic and cultural resources. This hearing will occur on **Monday, March 6, 2023**, and is tentatively scheduled for 6:00 PM in the Council Chambers, City Hall, 1 Frank H. Ogawa Plaza.

The Oakland Planning Commission will hold a public hearing to hear public testimony and consider certification of the EIR and approval of the Head Royce School Planned Unit Development (PUD) Project. This hearing will occur on **Wednesday, April 19, 2023**, and is tentatively scheduled for 3:00 PM in the Council Chambers, City Hall, 1 Frank H. Ogawa Plaza.

You may access information the prepared for the Planning Commission meeting one week prior to the meeting at the following website: <https://www.oaklandca.gov/boards-commissions/planning-commission>

Interested parties may speak on the item at the public hearings described above. Any written correspondence should be submitted electronically via e-mail to Rebecca Lind at RLind@oaklandca.gov. Correspondence may also be directed in writing to: Rebecca Lind, Planner IV, City of Oakland Bureau of Planning, 250 Frank H. Ogawa Plaza, Suite 2214, Oakland, CA 94612. Please reference Case File Number PLN18532-ER01 in all correspondence.

February 22, 2023
Case File Number: PLN18532-ER01


Ed Manasse (Feb 17, 2023 14:50 PST)
Ed Manasse, Bureau of Planning
Environmental Review Officer



CITY OF OAKLAND

BUREAU OF PLANNING

250 Frank H. Ogawa Plaza, Suite 2114, Oakland, CA 94612-2031

Phone: 510-238-3911 Fax: 510-238-4730

LANDMARKS PREVERVATION ADVISORY BOARD

PUBLIC NOTICE

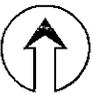
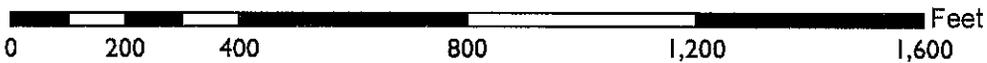
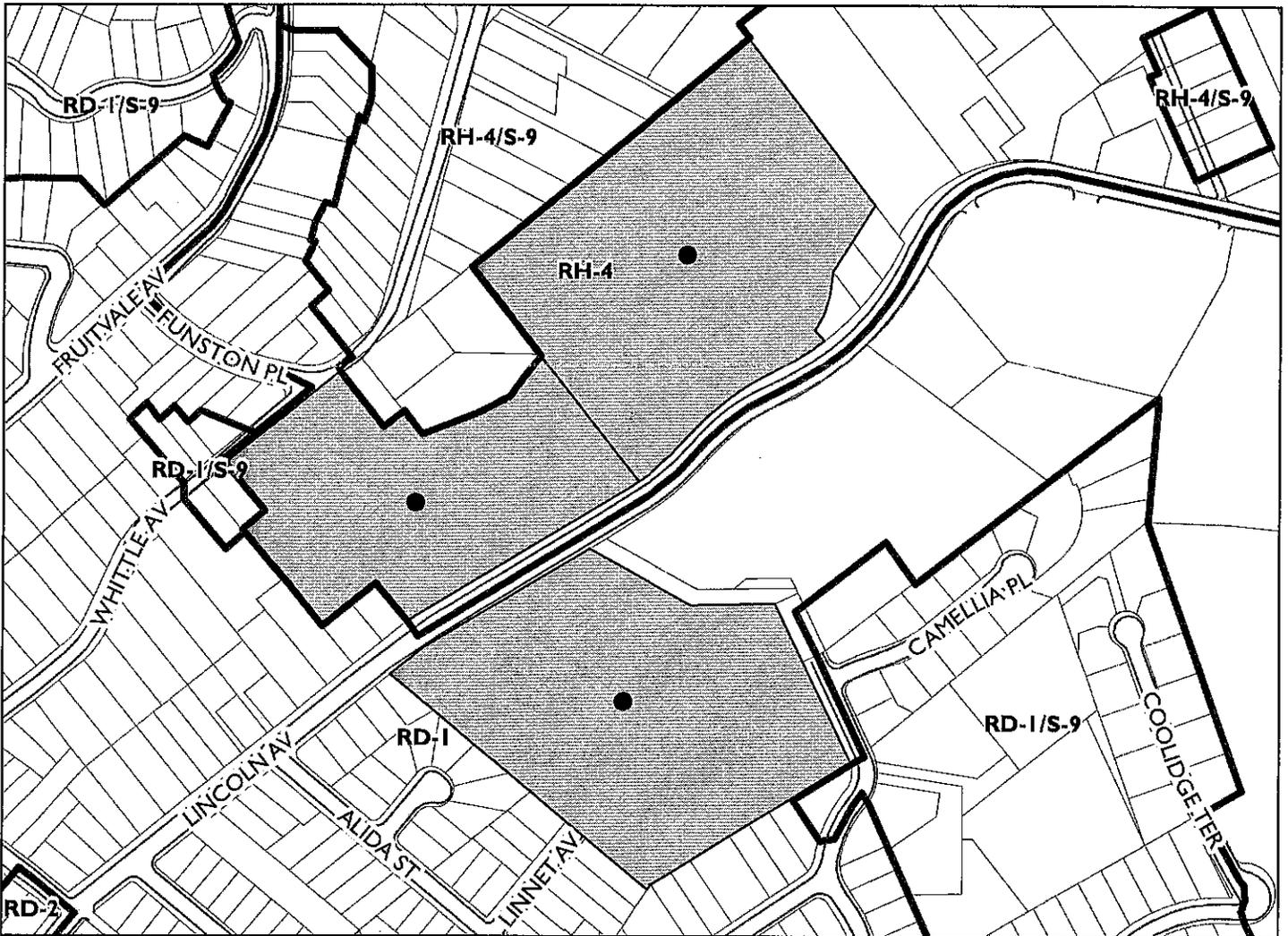
*****MEETING WILL BE HELD IN PERSON*****

Location:	4315, 4365,4368 Lincoln Ave
APN:	APN 29A-1367-4-4,29A-1367-1-14, and 29-1009-6
Proposal:	Expansion of the existing Head Royce School campus to the former Lincoln Children’s Center site at 4368 Lincoln to create a unified, 22-acre K-12 school. The Project proposes a tunnel crossing under Lincoln Avenue and/or an at-grade pedestrian crossing. The permitted student enrollment would increase from 906 students to 1,250 students.
Applicant:	Rachel E. Skiffer: Head of School
Phone Number:	510 228-1515 Email rskiffer@headroyce.org
Owner:	Head-Royce School
Case File Number:	PLN-18532 PLN18532-PUDF-01, and PLN18152- ER01
Planning Permits Required:	Planned Unit Development, Final Development Permit, Conditional Use Permit
General Plan:	Institutional; Hillside Residential
Zoning:	RD-1; RH-4
Environmental Determination:	The Draft Environmental Impact Report (DEIR) was published November 5, 2021. The FEIR was published February 22, 2023 for certification.
Historic Status:	PDHP C-3
City Council district	4
Status:	Under Review
Staff Recommendation	Receive public and Landmarks Preservation Advisory Board comments
Action to be Taken:	Planning Commission
For further information:	Rebecca Lind: Phone: (510) 672-1474 or by e-mail: rlind@oaklandca.gov .

Your comments and questions, if any, should be directed to the case planner listed above under “For further information” at or prior to the public hearing to be held on 3/6/23. This meeting will be held in person at Oakland City Hall, 1 Frank Ogawa Plaza, Oakland CA, 94612. More information about how to participate in this meeting can be found at [City of Oakland | Landmarks Preservation Advisory Board \(LPAB\) \(oaklandca.gov\)](http://City of Oakland | Landmarks Preservation Advisory Board (LPAB) (oaklandca.gov)). The public hearing will start at 6:00 PM. **POSTING DATE: 2/22/23**

IT IS UNLAWFUL TO ALTER OR REMOVE THIS NOTICE WHEN POSTED ON SITE

LANDMARKS PRESERVATION ADVISORY BOARD



Case File: PLN18532, PLN18532PUD-F01, PLN18532ER-01

Applicant: Head Royce School

Address: 4315, 4368, 4465 Lincoln Ave

Zones: RH-4, RD-1