

**Notice of Completion & Environmental Document Transmittal**

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

<b>SCH # 2020010246</b>
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**Project Title:** 460 24th StreetLead Agency: City of OaklandContact Person: Rebecca LindMailing Address: 250 Frank H. Ogawa Plaza, Suite 3315Phone: 510-238-3472City: OaklandZip: 94612-2032County: Alameda**Project Location:** County: Alameda City/Nearest Community: Oakland/Downtown OaklandCross Streets: Site 1 (24th and 25th Street Site): 24th Street/25th Street/Broadway; Site 2 (Valley Street Site): Valley Street/24th Street Zip Code: 94612Longitude/Latitude (degrees, minutes and seconds): 37 ° 48 ' 50.14 " N / 122 ° 16 ' 00.94 " W Total Acres: ~1Assessor's Parcel No.: 008-0674-033-1, 008-0674-006 & -007, 008-0739-008Section: n/a Twp.: n/a Range: n/a Base: n/aWithin 2 Miles: State Hwy #: I-980, I-580, 24, I-880,Waterways: Oakland Estuary, San Francisco BayAirports: n/aRailways: BART, Union Pacific, Amtrak Schools: various**Document Type:**

CEQA:  NOP  Draft EIR NEPA:  NOI Other:  Joint Document  
 Early Cons  Supplement/Subsequent EIR  EA  Final Document  
 Neg Dec (Prior SCH No.) \_\_\_\_\_  Draft EIS  Other: \_\_\_\_\_  
 Mit Neg Dec Other: \_\_\_\_\_  FONSI \_\_\_\_\_

**Local Action Type:**

General Plan Update  Specific Plan  Rezone  Annexation  
 General Plan Amendment  Master Plan  Prezone  Redevelopment  
 General Plan Element  Planned Unit Development  Use Permit  Coastal Permit  
 Community Plan  Site Plan  Land Division (Subdivision, etc.)  Other: Variance

**Development Type:**

Residential: Units \_\_\_\_\_ Acres \_\_\_\_\_  
 Office: Sq.ft. 86,100 Acres \_\_\_\_\_ Employees \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Commercial: Sq.ft. 12,620 Acres \_\_\_\_\_ Employees \_\_\_\_\_  Mining: Mineral \_\_\_\_\_  
 Industrial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Power: Type \_\_\_\_\_ MW \_\_\_\_\_  
 Educational: \_\_\_\_\_  Waste Treatment: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Recreational: \_\_\_\_\_  Hazardous Waste: Type \_\_\_\_\_  
 Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_  Other: \_\_\_\_\_

**Project Issues Discussed in Document:**

Aesthetic/Visual  Fiscal  Recreation/Parks  Vegetation  
 Agricultural Land  Flood Plain/Flooding  Schools/Universities  Water Quality  
 Air Quality  Forest Land/Fire Hazard  Septic Systems  Water Supply/Groundwater  
 Archeological/Historical  Geologic/Seismic  Sewer Capacity  Wetland/Riparian  
 Biological Resources  Minerals  Soil Erosion/Compaction/Grading  Growth Inducement  
 Coastal Zone  Noise  Solid Waste  Land Use  
 Drainage/Absorption  Population/Housing Balance  Toxic/Hazardous  Cumulative Effects  
 Economic/Jobs  Public Services/Facilities  Traffic/Circulation  Other: GHG, Energy, Tribal

**Present Land Use/Zoning/General Plan Designation:**

Community Commercial (CC)/Central Business District (CBD); Community Commercial (CC-3) zone/Broadway Valdez District Mixed Use - 4 Commercial Zone (D-BV-4) zone

**Project Description:** (please use a separate page if necessary)

The project is comprised of 2 non-contiguous sites. Site 1 (24th and 25th Street Site): The Project would demolish one existing building and portions of four other existing buildings on the site. The Project would construct a mixed use office and retail building, integrating portions of existing building frontages of the two buildings fronting 24th Street and the building fronting 25th Street both of which are within the historic 25th Street Garage District Area of Primary Importance (API). An approximately 11.5-foot section of the western portion of the building fronting along 25th Street would be demolished in order to create an open air paseo connecting 24th and 25th Streets. The Project would concentrate the allowable floor area ratio (FAR) on the site above the vacant surface parking lot, which is outside of the bounds of the historic API, seeking a variance to increase height on that portion of the Project site. Approximately 11,980 square feet of retail space would be located on the first floor, and 86,100 square feet of office space would be spread between the second through sixth floors. Site 2 (Valley Street Site): The Project would add 580 square feet of proposed artist and craft stalls, including a restroom, located **mostly in** refurbished shipping containers on the lot. Three existing parking stalls would be re-located offsite on the commercial parking area for the adjacent HIVE property.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in. Revised 2010

## Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".  
If you have already sent your document to the agency please denote that with an "S".

<input checked="" type="checkbox"/> Air Resources Board	<input checked="" type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input checked="" type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input checked="" type="checkbox"/> Caltrans District # <u>4</u>	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB # <u>2</u>
<input checked="" type="checkbox"/> Caltrans Planning	<input checked="" type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input checked="" type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input checked="" type="checkbox"/> SWRCB: Water Quality
<input checked="" type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input checked="" type="checkbox"/> Fish & Game Region # <u>3</u>	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input checked="" type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input checked="" type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	<input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Housing & Community Development	
<input checked="" type="checkbox"/> Native American Heritage Commission	

### Local Public Review Period (to be filled in by lead agency)

Starting Date April 25, 2022 Ending Date June 9, 2022

### Lead Agency (Complete if applicable):

Consulting Firm: <u>Environmental Science Associates</u>	Applicant: <u>Signature Development Group, Attn: Jamie Choy</u>
Address: <u>180 Grand Avenue, Suite 1050</u>	Address: <u>2335 Broadway, Suite 200</u>
City/State/Zip: <u>Oakland, CA 94612</u>	City/State/Zip: <u>Oakland, CA 94612</u>
Contact: <u>Jill Feyk-Miney</u>	Phone: <u>510-251-9270</u>
Phone: <u>510-839-5066</u>	

Signature of Lead Agency Representative:  Date: 4/21/2022

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.






# 460 24th Street\_NOC

Final Audit Report

2022-04-21

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