Print Form

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: 2020039044

Project Title: Creekside/Vineyards at Sand Creek Project

Lead Agency: City of Antioch

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Project Location: Antioch (*City*) Contra Costa (*County*)

Project Decription (Proposed actions, location, and/or consequences).

The project site consists of approximately 158.2 acres and is located south of the future extension of Sand Creek Road in the southeastern portion of the City of Antioch. The project site is bordered by the City of Antioch/Contra Costa County line to the south and the City of Antioch/City of Brentwood limit to the east. Sand Creek is located to the north of the site.

The proposed project would include development of 220 single-family residential units and associated improvements on approximately 58.9 acres of the 158.2-acre project site, as well as 1.8 acres of off-site improvements. The proposed residential units would consist of either non-age restricted units, senior/active adult units, or a combination of both. The project improvements would include, but would not be limited to, parks, trails, landscaping, circulation improvements, and utility installation. The remainder of the site, including Sand Creek and the associated buffer area, would be retained as open space. The proposed project would require an amendment to the City of Antioch General Plan, a Master Development Plan/Rezone, approval of Small Lot and Large Lot Vesting Tentative Subdivision Maps, Design Review, and a Development Agreement. The proposed project would also require a Section 404 and Section 401 Permit, as well as potentially a Section 1600 Lake or Streambed Alteration Agreement.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

The Initial Study prepared for the proposed project identified a number of environmental factors as having a less-than-significant impact on the environment with implementation of mitigation measures, including in the following issue areas: Biological Resource;, Cultural Resources; Geology and Soils; Hazards and Hazardous Materials; Hydrology and Water Quality; Noise; and Tribal Cultural Resources. Implementation of the mitigation measures set forth in the Initial Study would be sufficient to reduce impacts to less-than-significant levels.

The Draft EIR provides an evaluation of the potential environmental impacts of the proposed project related to air quality and greenhouse gas emissions and transportation and recommends mitigation measures to reduce impacts. As described in the Draft EIR, while most impacts could be mitigated to less-than-significant levels through mitigation measures incorporated into the Draft EIR, some impacts related to air quality and greenhouse gas emissions and transportation have been determined to remain significant and unavoidable, even with implementation of the mitigation measures set forth in the Draft EIR.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

- Increases in air pollutants/greenhouse gas emissions;
- Inadequate emergency access;
- Increase in traffic/vehicle miles traveled;
- Extensions of roadways; and
- Incompatibility with existing adjacent agricultural uses.

Provide a list of the responsible or trustee agencies for the project.

Bay Area Air Quality Management District
California Department of Fish and Wildlife
Central Valley Regional Water Quality Control Board
Contra Costa Transportation Authority
Contra Costa County Fire Protection District
Contra Costa County Water Conservation District
U.S. Army Corps of Engineers