

NOTICE OF EXEMPTION

TO: County Clerk-Recorder
 County of Santa Clara
 70 W. Hedding Street
 1st Fl., E. Wing
 San Jose, CA 95110
 [filing pursuant to Government
 Code Section 21152(b)]

FROM:
West Valley – Mission
Community College District
14000 Fruitvale Avenue
Saratoga, CA 95070

x State Clearinghouse
1400 Tenth Street
Sacramento, CA 95814

2020100020

Project Title: West Valley College Baseball Complex Improvement Project

Project Location: This project is situated on the West Valley College (WVC) campus in the City of Saratoga, County of Santa Clara. The campus is located at the intersection of Fruitvale and Allendale avenues (14000 Fruitvale Avenue).

Description of Nature, Purpose, and Beneficiaries of Project:

Proposed New and Upgraded Facilities

West Valley College has initiated a comprehensive upgrade project for its existing baseball field and associated facilities. Many of these upgrades are planned for in the WVC 2020 Educational Facilities Master Plan (Sequence 4A). The field is located at the southeast area of the WVC campus, near Fruitvale Avenue and Athletics Way. The overall area of the project site is 233,785 sq. ft. (approximately 5.37 acres).

The project site is surrounded by vegetated open space associated with the Vasona Creek corridor on the east, WVC parking lot #6 and tennis courts to the south, WVC parking lot #5 to the north, single- family residences and a former orchard across Fruitvale Avenue to the west.

The proposed project would convert the existing field from natural grass to artificial turf, and install new, improved, and/or expanded dugouts, bathrooms, press boxes, team building, batting cages, pitching lab, storage areas, and storm water management area.

The new or expanded facilities are summarized below:

New or Changed Facility	sq. ft./area/unit
Home Dugout plus Restroom	1362
Visitors' Dugout plus restroom	1362
Spectator Restrooms	1824
Press Box	580
Team Building /Lockers	3680
Batting Cages (existing plus new)	6600
Pitching Lab	1980
Artificial Field Turf Area	Approx. 200,000 sq. ft.
Spectator seating	Up to 500 people

Entry Gathering Trails	1200
Storage Area	(Approx 5,000sf)
Storm water Management Area	(Approx 8,830sf)

All synthetic lawn will be AstroTurf DT Green 32. The field would have a sub-drainage system tied to the storm drain system.

Utilities would be provided via connections to existing campus utilities lines.

Eighteen trees would be removed for project construction. These include three eucalyptus trees, six cedars, two redwoods, and seven of unknown species. Most of the tree removal would be in the bleacher area, with three along Fruitvale Avenue and three in the detention pond area. Areas of shrubs along Fruitvale and in the detention pond area also would be cleared. Tree removal would occur outside of the protected bird species nesting season (removal would occur only between September 1 and January 31)

Site Grading

Grading would be required for installation of the artificial turf, as well as for creation of the storm water management facility and practice area. Other minor grading would be required for berm creation and access improvements, as well as construction of foundations for the new facilities. A total of about 1,750 cubic yards of material would be cut, and 4,100 cubic yards would be filled. Grading would not be balanced on the site; about 2350 cubic yards of fill (about 240 10-cubic yard truck loads) would be imported.

Storm Water Management

Overall site impervious areas would increase from 16,274 sq. ft. to 201,570 sq. ft. pervious areas would be reduced from 217,060 sq. ft. to 32,215 sq. ft. Therefore, the project would increase runoff compared to the existing site. The project would include a storm water management area to assure that peak site runoff is not increased over existing runoff. In coordination with the planting design, the project will implement LID bio-treatment areas adjacent to the development area to capture and treat runoff from new impervious areas. The project would include an 8,830 sq. ft. storm-water management area (detention pond), with a maximum depth of 1.0 feet and a maximum capacity of 0.2 acre-feet. New storm drain pipes would be plumbed from the bio-treatment areas to connect and discharge to the existing on-site storm drain.

The project area exceeds 1 acre, and therefore will require coverage under the Construction General Permit (CGP). This will include preparing a SWPPP for construction activities. A Qualified SWPPP Developer (QSD) will prepare the SWPPP binder and complete the project Notice of Intent on the State’s online SMARTS system. A Qualified SWPPP Practitioner (QSP) will be designated during construction to implement and monitor Best Management Practices (BMPs), sample and analyze storm runoff, and provide required reporting and uploads to the online SMARTS system. Under the State’s NPDES Municipal Storm water program, WVC is a non-traditional small MS4 that has not been designated for regulation and therefore has no waste discharge requirements under the Municipal Program’s Phase II General Permit.

Construction Timing and Duration

The project would be constructed in a single phase over a 13- month period, from May 2021 - June 2022. Work hours would comply with the Santa Clara County Noise Ordinance (County Code Sec. B11-154), which requires construction that generates noise be limited to weekdays and Saturdays between 7 am and 7pm, and also limits equipment noise.

Operational Changes

The project would not alter the College’s enrollment or classroom capacity. There would be changes to

the use of the field, as follows:

The existing uses would continue to occur. These are comprised of:

- In the spring, approximately 20-24 home games each season
- 5-6 additional games during the Fall season.
- Team practices on the field daily Monday-Friday throughout the academic year.
- 1 baseball camp in the summer.
- Outside rental uses the facility for approximately 2-3 hours a few weekends each year.
- 1-2 high school games per year

The new uses would be comprised of rental of the field for approximately 10 extra events per year, with up to 500 spectators per event. The special events would typically be only on weekends and during Winter holiday and Summer break which are typically non-class times on campus. Parking would be on campus lots. Lot 6, nearest the field, has 194 spaces. Once that lot is full, parking would occur on other campus lots – there are a total of 3182 parking spaces on campus lots.

Project Objectives and Benefits

The proposed project would improve playing field quality and enhance the experience of both players and spectators at baseball games and practices on the West Valley College campus, benefiting: 1) the College's students, athletics staff, and visitors; 2) the residents of the Saratoga and surrounding communities; and 3) the general public who may use the field or attend games.

Name of Public Agency Approving Project: West Valley – Mission
Community College District

Name of Person or Agency Carrying out Project: West Valley – Mission
Community College District

Exempt Status: (Check one)

- Ministerial (§15073, State Guidelines; §4.5, Local Guidelines)
- Declared Emergency (§15269[a], State Guidelines; §4.4[A], Local Guidelines)
- Emergency Project (§15269 [b] and [c], State Guidelines; §4.4[B] and [C], Local Guidelines)
- Categorical or Statutory Exemption, State type and section number:

State Guidelines: §15301(d), Class 1: Existing Facilities
§15304, Class 4: Minor Alterations to Land

Reasons why project is exempt: The project is exempt pursuant to categorical exemptions per CEQA Guidelines §15301(c), *Existing Facilities*, which identifies exemptions for the operation, repair, maintenance, permitting, leasing, licensing, or minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination. This project involves the installation of small new structures and facility improvements on the existing campus baseball field. The increase in use by up to 10 baseball-related events per year would be a negligible expansion of existing uses.

The land-disturbing portions of the project also are exempt pursuant to CEQA Guidelines §15304 defines" Class 4 "Minor Alterations to Land" as "minor public and private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees except for

forestry or agricultural purposes.” The CEQA guidelines provide a number of examples of Class 4 projects including (b) new gardening or landscaping.” The installation of a storm water detention basin and practice area adjacent to the ballfield, as well as the replacement of natural grass with artificial turf, would require minor modifications to the condition of land, water, and vegetation. No mature trees are proposed for removal. Therefore, the proposed project qualifies for Class 4 categorical exemption.

The project does not include any of the exceptions applicable to Class 1 and 4 exemptions listed in CEQA Guidelines §15300.2, which would disallow use of a categorical exemption. Those exceptions are:

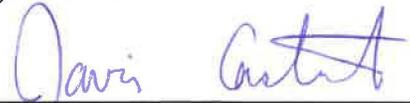
- *The cumulative impact of the project and successive projects of the same type in the same place, over time is significant.*
- *The project will adversely affect a scenic highway or other scenic resources.*
- *The project site is located on a hazardous waste site listed pursuant to Government Code Section 65962.5 (i.e. Cortese List).*
- *The project may cause a substantial adverse change in the significance of a historical resource.*
- *There is a reasonable possibility that the project would result in a significant adverse impact due to unusual circumstances.*
- *A significant effect could occur due to location on sensitive environment (Applies to Class 4 exemption only)*

None of these exceptions apply to the proposed project exemptions. Staff believes this project qualifies for CEQA Guidelines §15301(c), - Class 1 *Existing Facilities* and §15304 – Class 4, *Minor Alterations to Land*, Categorical Exemptions; therefore preparation of a CEQA Initial Study is not required.

Contact Person: Javier Castruita

Telephone: (408) 741-2042

Date Mailed: 9/8/20

Signature: 

Javier Castruita, Vice Chancellor
Facilities Development &
Operations

Governor's Office of Planning & Research

Oct 01 2020

STATE CLEARINGHOUSE

8. Business and Finance

Subject **8.1 ADOPT RESOLUTION NO. 20080401 DETERMINING THAT THE BASEBALL COMPLEX IMPROVEMENT PROJECT AT WEST VALLEY COLLEGE IS CATEGORICALLY EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT - Recommendation: That the Board of Trustees adopt Resolution # 20080401 determining that the Baseball Complex Improvement project at West Valley College is categorically exempt from the California Environmental Quality Act (CEQA).**

Meeting Aug 4, 2020 - Regular Meeting, Comments

Access Public

Type Action

Recommended Action That the Board of Trustees adopt Resolution 20080401 determining that the Baseball Complex Improvement project at West Valley College is categorically exempt from the California Environmental Quality Act (CEQA).

Prepared By: Javier Castruita

Reviewed By: Bradley Davis

Approved By: Bradley Davis

Funding Source/Fiscal Impact

The funding for this project is through the Measure W, item WV-04 of the West Valley College Project Priority List.

Reference(s)

This item is associated with the implementation of the WVC Facilities Master Plan, the WVMCCD 5-Year Construction Plan, and the Measure W Project Priority List.

Background/Alternatives

The proposed project would convert the existing field from natural grass to artificial turf and install new, improved, and/or expanded dugouts, bathrooms, press boxes, team building, batting cages, pitching lab, storage areas, and storm water management area.

The District must comply with the CEQA in relation to the implementation of the Baseball Complex Improvement project. The Baseball Complex Improvement Project on the West Valley College campus described in Exhibit A is categorically exempt from CEQA pursuant to the following exemptions: a) CEQA Guidelines Section 15301(e), permitting exemptions for minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination; and b) CEQA Guidelines Section 15304 allows for minor public and private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees except for forestry or agricultural purposes, including (b) new gardening or landscaping. The ball field facility improvements would constitute minor alterations of an existing facility. The installation of a storm water detention basin and practice area adjacent to the ball field, as well as the replacement of natural grass with artificial turf, would require minor modifications to the condition of land, water, and vegetation and would qualify for Class 4 categorical exemption.

Coordination

The resolution was reviewed by the associate vice chancellor of facilities development and operations and the chancellor.

Follow-up/Outcome

Upon Board approval of the resolution, a CEQA Notice of Exemption will be filed with the Santa Clara County Clerk's Office.

File Attachments
Attach 8.1.1, CEQA NOE Resolution 20080401- WVC Baseball Complex Project (003).docx (23 KB)

Attach 8.1.2, Exhibit A CEQA NOE - WVC Baseball Complex Project.doc (63 KB)

RESOLUTION NO. 20080401

RESOLUTION OF THE BOARD OF TRUSTEES OF THE WEST VALLEY - MISSION
COMMUNITY COLLEGE DISTRICT DETERMINING THAT THE
WEST VALLEY COLLEGE BASEBALL COMPLEX IMPROVEMENT PROJECT
IS CATEGORICALLY EXEMPT FROM THE
CALIFORNIA ENVIRONMENTAL QUALITY ACT

WHEREAS, the West Valley-Mission Community College District recognizes that the Baseball Complex Improvement Project at West Valley College will have significant educational service and recreation benefits to the District; to West Valley College students, faculty, and employees; and to the community; and

WHEREAS, the Baseball Complex Improvement Project is consistent with the West Valley College Long-Range Development Plan/Master Plan (LRDP) and its goal for campus improvements; and

WHEREAS, the West Valley-Mission Community College District has considered the application of the California Environmental Quality Act ("CEQA") (Pub. Resources Code, § 21000 *et seq.*), and the CEQA Guidelines (Cal. Code Regs., tit. 14, § 15000 *et seq.*) to the approval of the Baseball Complex Improvement Project as described in Exhibit A; and

WHEREAS, the District has identified the appropriate categorical exemptions (Classes 1 and 4) that apply to the Baseball Complex Improvement Project; and

WHEREAS, the District has considered whether there are any known facts associated with the Baseball Complex Improvement Project or its location that, pursuant to section 15300.2 of the CEQA Guidelines, would give rise to circumstances or considerations that disallow reliance on these categorical exemptions, and has determined that no such facts exist; and

WHEREAS, the District has determined, more specifically, (i) that the on-campus location of the Baseball Complex Improvement Project is not a "particularly sensitive environment" within the meaning of CEQA Guidelines section 15300.2, subdivision (a); (ii) that the Baseball Complex Improvement Project, combined with any other projects of the same type proposed at the same place, will not create a significant cumulative impact; (iii) that there are no unusual circumstances creating a reasonable possibility that the Baseball Complex Improvement Project will have a significant effect on the environment due to unusual circumstances; (iv) that the Baseball Complex Improvement Project will not result in damages to scenic resources within a highway officially designated as a state scenic highway; (v) that the location for the Baseball Complex Improvement Project is not on a hazardous waste site included on a list compiled pursuant to Government Code section 65962.5; and (vi) that the Baseball Complex Improvement Project will not cause any substantial adverse change in the significance of any historical resource; and

WHEREAS, the District has also considered whether the Baseball Complex Improvement Project would cause any significant effects relating to traffic, noise, air quality, biological resources, or water quality, and has determined that no such effects would occur; and

WHEREAS, the District has determined that the Baseball Complex Improvement Project is consistent with the City of Saratoga's General Plan or zoning designations for the West Valley College site; and

WHEREAS, the location of the Baseball Complex Improvement Project is located within the City of Saratoga and is substantially surrounded by urban land uses; and

WHEREAS, the District has determined that the on-campus location of the Baseball Complex Improvement Project can be adequately served by all required utilities and public services.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of the West Valley - Mission Community College District as follows:

1. The above recitals are true and correct, and Board hereby so finds.
2. The Board finds that the Baseball Complex Improvement Project on West Valley College campus described in Exhibit A is categorically exempt from CEQA pursuant to the following exemptions: a) CEQA Guidelines Section 15301(e), permitting exemptions for minor alteration of existing public or private structures, facilities, mechanical equipment, or topographical features, involving negligible or no expansion of use beyond that existing at the time of the lead agency's determination; and b) CEQA Guidelines Section 15304 allows for minor public and private alterations in the condition of land, water, and/or vegetation which do not involve removal of healthy, mature, scenic trees except for forestry or agricultural purposes, including (b) new gardening or landscaping. The ballfield facility improvements would constitute minor alterations of an existing facility. The installation of a storm water detention basin and practice area adjacent to the ballfield, as well as the replacement of natural grass with artificial turf, would require minor modifications to the condition of land, water, and vegetation would qualify for Class 4 categorical exemption.
3. The Board directs the Chancellor or his designees to file the required CEQA Notice of Exemption ("NOE") with the County of Santa Clara Clerk's Office.

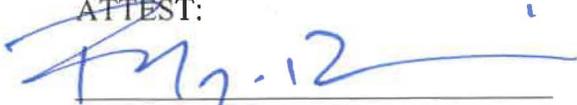
APPROVED AND ADOPTED by the Board of Trustees of the West Valley - Mission Community College District this 4th day of August 2020, by the following vote on roll call:

AYES: 7
NOES: 0
ABSTAIN: 0
ABSENT: 0



President, Board of Trustees

ATTEST:



Secretary, Board of Trustees