

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 #: 2021060414

Project Title: 550 E Brokaw Road Project

Lead Agency: City of San Jose

Contact Name: Cassandra van der Zweep

Email: cassandra.vanderZweep@sanjoseca.gov

Phone Number: 408.535.7659

Project Location: 550 E Brokaw Road, San Jose, CA Santa Clara County

City

County

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

The 19.70 gross acres site is developed with a 293,906-square foot office and electronics superstore building and surface parking lot. The project would demolish the existing building and construct seven new eight-story office towers in a campus design. The office towers would consist of 1,921,215 square feet of office space and be up to 135 feet high with a floor area ratio of 4.16. The towers would be configured around a central pedestrian walkway and open space area and the development would include two parking garages (one nine-story and one ten-story garage) providing 5,385 parking spaces.

Proposed Actions would include: Site Development Permit, Vesting Tentative Map, Tree Removal Permit, Demolition, Grading, Building, and Occupancy Permits

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

Impact BIO-1: Development of the project would result in impacts to nesting birds on or adjacent to the site during construction.

Mitigation: Bird Nesting Surveys and establishment of buffer zones if an active nest is found

Impact CUL-1/Tribal Cultural: Construction activities could potentially impact archaeological resources.

Mitigation: Archaeological Subsurface Investigation after demolition of building and before grading with implementation of a Cultural Treatment Plan, if resources are exposed, Cultural Sensitivity Training, and Tribal Monitoring

Impact: Haz-1: Due to agricultural history, there is a potential for soils on-site to contain pesticides above commercial/industrial screening levels which could expose construction workers, adjacent properties, and future site workers to pesticide contamination.

Mitigation: Soil Sampling, regulatory oversight by the Santa Clara County Environmental Health or DTSC if pesticide soils are found.

Impact: NOI-1: Development of the project would generate noise levels exceeding ambient noise environment for more than 12 months within 200 feet of commercial

Mitigation: Preparation of a Construction Noise Logistics Plan

Impact TRN-1: The project would generate 15 VMT per employee which exceeds the City's threshold of 12.21 VMT per employee.

Mitigation: Multi-modal improvements, TDM Plan, On-site coordinator and annual monitoring

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

Biological resources, including impacts to birds due to light and glare and tree removal
Transportation, including congestion management program facilities and Santa Clara facilities
Tribal Cultural Resources

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

California Department of Transportation (Caltrans)