



CITY OF REDWOOD CITY PUBLIC NOTICE

Sovereign's Office of Planning & Research

MAY 16 2023

STATE CLEARINGHOUSE

Public Circulation of the Final SEIR
to provide comments on the FSEIR

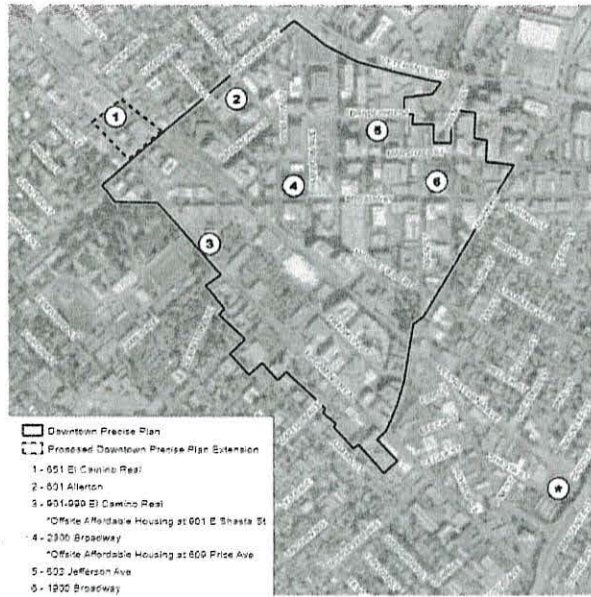
Planning Commission Public Hearing
to provide a recommendation to the City Council
on the FSEIR & on the DTPP Plan-Wide Amendments

Beginning on: **May 12, 2023**
Ending on: **May 23, 2023**

June 06, 2023 at 6:00p.m.
In Person: Council Chambers, City Hall, 1017 Middlefield Rd.
Remotely: See the instructions posted on the agenda 72
hours in advance at www.redwoodcity.org/PC

Project: Proposed amendments to the Downtown Precise Plan (DTPP) and General Plan revising certain development standards, guidelines, and policies and various clean up items and associated environmental analysis studying the addition of potential future office and residential development capacity in the DTPP associated with the Gatekeeper projects located in the DTPP and expanding the boundaries by approximately 0.1 acre.

Applicant: City of Redwood City
CEQA: Subsequent Environmental Impact Report (SEIR)
Lead Agency: City of Redwood City
Planner: Anna McGill amcgill@redwoodcity.org (650 780-7278) William Chui wchui@redwoodcity.org (650) 780-5916



How to get more information: The Final SEIR, Draft SEIR, and all other project materials are available for review online at <http://www.redwoodcity.org/gatekeeper> or in person at City Hall, located at 1017 Middlefield Road in Redwood City between the hours of 10:00 a.m. to 4:00 p.m., Monday through Wednesday.

USB sticks are also available by request via mail.

How to provide comments: Comments on the Final SEIR must be given at the public hearing or in writing by the time of the hearing and should be directed to the project planner.

Who receives a notice: More than ten days prior to the hearing date, notice of this hearing was posted on the City's website, published in the newspaper, and sent to interested persons who requested a notice.

What can be challenged: If you challenge the action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the hearing body at, or prior to, the public hearing.

En español: Para más información en español, favor de comunicarse con (650) 780-7234 o planning@redwoodcity.org

PROJECT DESCRIPTION

The proposed DTPP Amendments would revise certain DTPP development standards, guidelines and policies, including those regarding permitted or conditionally permitted land uses; streets and circulation; building placement; minimum building height and massing; parking; historical resources; and open space, making policy changes in advance of consideration by the City of six so-called "Gatekeeper" development projects to ensure these project conform to the City's vision for the development of the Downtown. With the changes, City Council approval would be required for any Large Project requesting a General Plan Amendment; such projects would also negotiate Development Agreements. This SEIR also evaluates a potential future northward extension of the DTPP between El Camino Real and the Caltrain tracks; adding 80,000 sq. ft. to the maximum office development cap (reserved for small office projects of 20,000 new sq. ft. or less); and the potential for total new office development up to a 1,167,100 sq. ft. and 830 new residential units in the DTPP area. The project also includes DTPP Amendments based on the following direction:

1. Corrections and updates to address any factual inconsistencies.
2. Amendments required to facilitate the study of the proposed Gatekeeper projects within the DTPP (including increased office and residential development capacity).
3. Amendments to the approval process to ensure City Council discretion when considering proposed projects.
4. Revisions to the DTPP to "clean up" and improve the use and efficiency of the DTPP.

A draft of the DTPP Amendments can be found at www.redwoodcity.org/gatekeeper

The project area is not included on any of the lists of hazardous materials sites compiled pursuant to Government Code Section 65962.5, also known as the Cortese list.

Environmental Review and SEIR Certification: A Draft SEIR (SCH # 2021090249) was prepared for this project to assess potential environmental impacts and was made available for public review and comment, pursuant to the provisions of the California Environmental Quality Act (CEQA). It also examined environmental impacts for alternatives to the project, as required by CEQA. The document was available for public comment for a 45-day public review period from November 14, 2022 to December 29, 2022. The City also held a public hearing on December 6, 2022 to receive public comment on the Draft SEIR.

The Final SEIR responds to the comments and proposes text revisions to the Draft SEIR in response to input received on the Draft SEIR. The Final SEIR also identifies the Mitigation Monitoring and Reporting program. The Planning Commission will provide a recommendation to the City Council on the certification of the Final SEIR if it finds it acceptable and in conformance with CEQA. EIR certification must occur prior to action on the project and a Statement of Overriding Considerations will be required as there were significant and unavoidable impacts identified. Unlike the Draft SEIR, comments on the Final SEIR are not required to be responded to by the City. If written comments are received, they will be provided to the Planning Commission as part of the staff report for the project.

Public Comment: The Planning Commission will hold a public hearing to consider making a recommendation to the City Council on the adoption of the proposed DTPP Amendments and the certification of the Final SEIR at its meeting on June 6, 2023. The meeting will take place in the Council Chambers at City Hall located at 1017 Middlefield Road. Remote participation is also available using the information on the agenda. Interested persons are encouraged to attend the meeting and to provide written and/or oral comments in the manner specified above.