

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

SCH #

Project Title: Atrium Longfellow Mixed Use Project
Lead Agency: City of Emeryville **Contact Person:** Miroo Desai
Mailing Address: 1333 Park Avenue **Phone:** (510) 596-3785
City: Emeryville **Zip:** 94608 **County:** Alameda County

Project Location: County: Alameda City/Nearest Community: Emeryville
 Cross Streets: Interstate 80 on the west, 65th Street on the south (surrounded by adjacent parcels to east and north) Zip Code: 94608
 Longitude/Latitude (degrees, minutes and seconds): 37 ° 51 ' 0 " N / 122 ° 17 ' 24 " W Total Acres: 7.28
 Assessor's Parcel No.: APN: 49-1490-1; -3; and -4 Section: _____ Twp.: _____ Range: _____ Base: _____
 Within 2 Miles: State Hwy #: I-80, I-580, SR13, SR123 Waterways: San Francisco Bay
 Airports: _____ Railways: BART and Union Pacific Schools: (see attached doc for full list)

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: _____

Development Type:

Residential: Units 144 Acres _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: 1.66 acres of public open space and a Waste Treatment: Type _____ MGD _____
 Recreational: bicycle/pedestrian path totaling 26,250 sq. ft Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD Other: Laboratory/Office - two buildings totaling 749,322 sq. ft.

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: _____

Present Land Use/Zoning/General Plan Designation:

Mixed Use with Residential and Other Park Opportunity

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

See attached page for description.

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".

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| <input type="checkbox"/> Air Resources Board | <input 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 checked="" type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District # <u>4</u> | <input checked="" type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB # <u>2</u> |
| <input 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 checked="" 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 checked="" 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 type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input type="checkbox"/> Fish & Game Region # _____ | <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 | Other: _____ |
| <input type="checkbox"/> Health Services, Department of | 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 10/12/2021 Ending Date 11/03/2021

Lead Agency (Complete if applicable):

Consulting Firm: <u>Urban Planning Partners</u>	Applicant: <u>Longfellow Real Estate Partners, Evan Schwimmer</u>
Address: <u>388 17th Street, Suite 230</u>	Address: <u>1300 Long Island Drive, Suite 100</u>
City/State/Zip: <u>Oakland, CA 94612</u>	City/State/Zip: <u>Redwood City, CA 94605</u>
Contact: <u>Lynette Dias</u>	Phone: _____
Phone: <u>(510) 251-8210</u>	

Signature of Lead Agency Representative: *lm jms* Date: 10/08/2021

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

Schools (within 2 miles of project site): SAE Expressions, Guidepost, Pacific Rim, Hickman, Glenview, Emery High, Anna Yates, North Oakland Community, Escuela Bilingue.

Project Description: The project involves demolition of three existing buildings: a one-story, approximately 127,260-square-foot office and life sciences building (known as the Atrium Building) and two SAE Expressions College buildings totaling 33,619 square feet and 29,700 square feet, respectively, along the northern property line. There are no existing tenants in the Atrium Building and SAE Expressions College has a two-year lease.

The project proposes constructing two office and lab towers and one residential tower. The three existing parcels would be merged and then redivided into two parcels. The first parcel would include a 144-unit residential tower and 144 podium parking spaces. The second parcel would include two towers totaling approximately 750,000 square feet of office/lab space, 1.66 acres of public open space, and 1,497 podium parking spaces. The table below provides the division of uses and height of buildings in the proposed development.