

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: Los Gamos Apartments

Lead Agency: City of San Rafael Contact Person: Leslie Mendez
 Mailing Address: PO BOX 15160 Phone: 415-485-3095
 City: San Rafael Zip: 94915-1560 County: Marin

Project Location: County: Marin City/Nearest Community: San Rafael
 Cross Streets: Los Gamos Drive and Lucas Valley Road Zip Code: 94901

Longitude/Latitude (degrees, minutes and seconds): 38 ° 00 ' 53.27 " N / 122 ° 32 ' 33.96 " W Total Acres: 10.24

Assessor's Parcel No.: 165-220-06 & -07 Section: 4 Twp.: 2N Range: 6W Base: Mt. Diablo

Within 2 Miles: State Hwy #: US 101 Waterways: Las Galinas Creek
 Airports: North San Rafael Airport Railways: SMART Schools: _____

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 192 Acres _____ Transportation: Type _____
 Office: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Commercial: Sq.ft. 5,600 Acres _____ Employees _____ Power: Type _____ MW _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Waste Treatment: Type _____ MGD _____
 Educational: _____ Hazardous Waste: Type _____
 Recreational: _____ Other: _____
 Water Facilities: Type _____ MGD _____

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:

PD-H (Planned District - Hillside Development Overlay District), R2a-H (Residential - Hillside Development Overlay District); Hillside Resource Residential

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

The Neighborhood at Los Gamos ("Project") is a new development consisting of 192 multifamily residential units, a neighborhood market, and a community center. The Project has been designed as a stand-alone neighborhood, with its own grocery store, central gathering area, and fitness and outdoor amenities. In addition, this site has direct access to the freeway and nearby transit opportunities without passing through existing residential neighborhoods in San Rafael. In addition, the Project will contribute towards the City of San Rafael's housing goals and meet the City's currently targeted inclusionary rate of 10% Below Market Rate units. The Project will provide 225 on-site parking spaces. The Project also includes the creation of accessible hiking trails that provide improved connectivity to the adjacent open space. The Project would also include a 5,000 sq ft community center called the "Village Commons," which will house a 5,600 sq ft market/coffee shop that would be open to the public and located near Los Gamos Drive.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

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 checked="" 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 type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input type="checkbox"/> Caltrans District # _____ | <input 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 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 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 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 checked="" type="checkbox"/> Fish & Game Region # <u>3</u> | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input type="checkbox"/> Toxic Substances Control, Department of |
| <input type="checkbox"/> Forestry and Fire Protection, Department of | <input type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | <input type="checkbox"/> Other: _____ |
| <input type="checkbox"/> Health Services, Department of | <input type="checkbox"/> Other: _____ |
| <input 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 November 1, 2021 Ending Date November 30 2021

Lead Agency (Complete if applicable):

Consulting Firm: <u>LAK Associates, LLC</u>	Applicant: <u>Colin Russell Architects</u>
Address: <u>PO Box 7043</u>	Address: <u>990 A Street, Suite 202</u>
City/State/Zip: <u>Corte Madera, CA 94976</u>	City/State/Zip: <u>San Rafael, CA 94901</u>
Contact: <u>Sean Kennings</u>	Phone: _____
Phone: <u>415-533-2111</u>	

Signature of Lead Agency Representative: *Sean Kennings* Date: 10/29/021

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