



**NOTICE OF AVAILABILITY of a
DRAFT ENVIRONMENTAL IMPACT REPORT
Saratoga Retirement Community Master Plan Update**

Owner: Odd Fellows Home of California
Applicant: Ankrom Moisan Architects for Saratoga Retirement
Community/Pacific Retirement Services, Inc.
Location: 14500 Fruitvale Avenue, Saratoga, California
APN's: 397-12-012, 397-12-019, and 397-40-006
State Clearinghouse: #2021110366

The City of Saratoga (City) is the Lead Agency which has prepared a Draft Environmental Impact Report (Draft EIR) pursuant to the California Environmental Quality Act (CEQA) to evaluate the potential environmental impacts of the project below:

The applicant is seeking approval to update the Master Plan to include the construction and operation of three new buildings which would contain 52 new independent living units. The facility currently has 249 units (143 independent living units and 106 assisted living units) and 94 skilled nursing beds. If approved, this would bring the total residential units to 298 (195 independent living units and 103 assisted living units) and skilled nursing beds reduced to 52. A new meeting room would be added to the existing Manor building, and a new workout room would be added to the existing fitness center. The proposed project would include new landscaping (including removal of 65 protected trees), relocation of outdoor recreation facilities and a new Fire Department Emergency Access from Chester Drive.

The Draft EIR identified that the project would result in a significant and unavoidable impact to historical resources. All other environmental impacts would be less than significant or could be mitigated to less than significant with the implementation of mitigation measures recommended in the Draft EIR. This notice is required to disclose whether the project site is listed as a hazardous waste site. The project site is not a listed hazardous waste site.

Your comments regarding the environmental effects of this project and the adequacy of the Draft EIR are welcome. The 45-day public review period for this Draft EIR begins on Thursday July 6, 2023 and ends on Monday August 21, 2023, 5:00 pm. The DEIR (and all documents incorporated by referenced in it) is available for public review on the City of Saratoga's website at the following page link:

<https://www.saratoga.ca.us/461/Proposed-Saratoga-Retirement-Community-P>

A hard copy can be viewed during normal business hours at:
City of Saratoga, Community Development Department
13777 Fruitvale Avenue, Saratoga, CA 95070.

For existing residents of the Saratoga Retirement Community, an additional hard copy can be viewed on campus at the Manor Building Administration Office.

Written comments may be e-mailed to crichardson@saratoga.ca.us or mailed to: City of Saratoga, Cynthia Richardson, Project Planner, 13777 Fruitvale Avenue, Saratoga, CA 95070. Please include a subject line that states "Saratoga Retirement Community".

The City is also holding a public meeting during the public review period to receive comments.

Date: Wednesday, August 2, 2023
Time: 6:30 pm
Location: Joan Pisani Community Center
19655 Allendale Avenue
Saratoga, CA

In accordance with the Americans with Disabilities Act, if you need assistance to participate in this meeting due to a disability, please contact the City Clerk at bavrit@saratoga.ca.us or calling 408.868.1216 as soon as possible before the meeting. The City will use its best efforts to provide reasonable accommodations to provide as much accessibility as possible while also maintaining public safety.

Prepared by:
Cynthia Richardson, Project Planner

Approved by:
James Lindsay, Acting Community Development Director

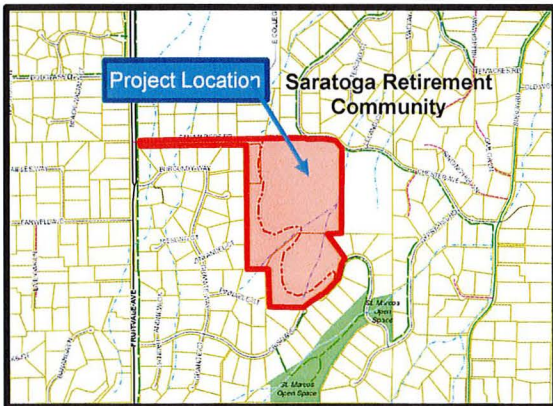
Cynthia Richardson

James Lindsay

Date 6-29-23

Date 8/20/23

Vicinity Map



Conceptual Master Plan

