

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 #: _____

Project Title: Retherford-Corvina Apartments

Lead Agency: City of Tulare

Contact Name: Steven Sopp

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Project Location: Tulare Tulare
City *County*

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

The proposed project is a multi-family residential subdivision consisting of 24- two story buildings and 12- one story buildings which will house 216 residential dwelling units on approximately 14.67-acres. Also included is a one-story clubhouse offering resident amenities and a pool. The development of the apartment complex would result in on-site infrastructure improvements, such as security fencing, covered parking, connections to existing city water, sewer and storm drain inlets, and landscaping. The project would also require frontage improvements on Glass Avenue, Corvina Avenue, and Retherford Street.

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

Potentially significant impact to biological resources mitigated with implementation Mitigation Measures BIO 1 - BIO 2, requires preconstruction surveys for Swainson's Hawk and nesting birds. Potentially significant impact to cultural resources mitigated with implementation Mitigation Measure CUL-1 and CUL-2, requires ground disturbance activities to cease if cultural resources or human remains are encountered and consultation with an archaeologist or contacting the County Coroner and NAHC if determined to be prehistoric. Potentially significant impacts to water quality mitigated by implementation of Mitigation Measures HYD-1 through HYD-3 developing an NOI for discharge, SWPPP, and Development Maintenance Manual for stormwater. Potentially significant impacts to tribal cultural resources mitigated by implementation of Mitigation Measures TCR-1 through TCR-5, requiring stopping work and contacting a qualified archaeologist, County Coroner, or Native American Heritage Commission, as required, and requiring a cultural presentation to be received by the construction contractor prior to ground disturbance, provided by the Santa Rosa Rancheria Tachi Yokut Tribe and a cultrual resources survey to be performed prior to earth moving activities.

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

There are no known areas of controversy known to the Lead Agency.

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

Air Resources Board, San Joaquin Valley Unified Air Pollution Control District
California Department of Fish & Wildlife Region #4, United States Fish & Wildlife Service
Regional Water Quality Control Board Region #5