



# County of Santa Cruz

## DEPARTMENT OF COMMUNITY DEVELOPMENT AND INFRASTRUCTURE

701 OCEAN STREET, FOURTH FLOOR, SANTA CRUZ, CA 95060-4070  
Planning (831) 454-2580      Public Works (831) 454-2160

Matt Machado, Deputy CAO, Director of Community Development and Infrastructure

Carolyn Burke  
*Assistant Director*  
*Unified Permit Center*

Stephanie Hansen  
*Assistant Director*  
*Housing & Policy*

Kent Edler  
*Assistant Director*  
*Special Services*

Steve Wiesner  
*Assistant Director*  
*Transportation*

Travis Cary  
*Director*  
*Capital Projects*

Kim Moore  
*Assistant Director*  
*Administration*

## NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION NOTICE OF PUBLIC REVIEW AND COMMENT PERIOD

Pursuant to the California Environmental Quality Act (CEQA), the following project has been reviewed by the County Environmental Coordinator to determine if it has a potential to create significant impacts to the environment and, if so, how such impacts may be avoided. A Negative Declaration is prepared in cases where the project is determined not to have any significant environmental impacts. Either a Mitigated Negative Declaration or Environmental Impact Report (EIR) is prepared for projects that may result in a significant impact to the environment.

Public review periods are provided for these Environmental Determinations according to the requirements of the CEQA Guidelines. The environmental document is available for review at the County Planning Department located at 701 Ocean Street, in Santa Cruz. You may also view the environmental document on the web at [www.sccoplanning.com](http://www.sccoplanning.com) under the Planning Department menu. If you have questions or comments about this Notice of Intent, please contact Matt Johnston of the Environmental Review staff at (831) 454-5357.

The County of Santa Cruz does not discriminate on the basis of disability, and no person shall, by reason of a disability, be denied the benefits of its services, programs or activities.

**PROJECT: Freedom Campus Master Plan**

**APPLICATION NO.: N/A**

**APN: 019-017-07**

**PROJECT DESCRIPTION:** The proposed project consists of adoption of the proposed Freedom Campus Master Plan and redevelopment of the project site using design concepts outlined in the Master Plan. The Master Plan would involve a multi-stage redevelopment of the project site, including demolition of all six existing on-site buildings, construction of up to one or more new health services and other County buildings that would consolidate existing County health services and other County uses, and designate an approximately four-acre portion of the site for residential development consisting of one or more residential buildings with a combined total of up to 160 housing units. The building or buildings would be two stories in height, with an average floor-to-floor height of 15 feet and a total building height of approximately 35 feet. Regardless of the number of buildings, the building(s) would comprise a total of 70,000 to 85,000 square feet. Up to 5,000 square feet of the building(s) would be dedicated to community-serving uses, which may include but would not be limited to a community teaching kitchen and a multi-purpose community room. The project would also involve providing on-site parking for the health service building or buildings. Parking would be either surface parking or a new parking garage, or a combination of both.

**PROJECT LOCATION:** The project site is located at 1430 Freedom Boulevard in the City of Watsonville, California. The nearest roadway intersection to the project site is the intersection of Freedom Boulevard and Crestview Drive. The project site consists of Assessor's Parcel Number 019-017-07 and is approximately 9.5 acres in size. The project site does not include the presence of a site or sites on any of the lists enumerated under Section 65962.5 of the Government Code.

**APPLICANT:** County of Santa Cruz Department of Community Development & Infrastructure – Capital Projects  
**OWNER:** County of Santa Cruz  
**STAFF PLANNER:** Travis Cary  
**EMAIL:** [travis.cary@santacruzcounty.us](mailto:travis.cary@santacruzcounty.us)  
**ACTION:** Mitigated Negative Declaration  
**REVIEW PERIOD:** September 30, 2022 through October 31, 2022

**This project will be considered at a public hearing before the Santa Cruz County Board of Supervisors. The time, date, and location have not been set. When scheduling does occur, these items will be included in all public hearing notices for the project.**