

**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 # 2022110095****Project Title:** 660 University Avenue Mixed-Use ProjectLead Agency: City of Palo AltoContact Person: Emily Kallas, AICPMailing Address: 250 Hamilton AvenuePhone: (650) 329-2116City: Palo AltoZip: 94301County: Santa Clara**Project Location:** County: Santa Clara City/Nearest Community: Palo AltoCross Streets: University Avenue, Byron Street, and Middlefield RoadZip Code: 94301Longitude/Latitude (degrees, minutes and seconds): 37 ° 27 ' 0.79425 " N / -122 ° 9 ' 24.82566 " W Total Acres: 0.5Assessor's Parcel No.: 120-03-042, 120-03-043, and 120-03-044Section: 35Twp.: 5SRange: 3WBase: Mt. DiabloWithin 2 Miles: State Hwy #: US 101, SR 82Waterways: San Fransiquito CreekAirports: N/ARailways: CaltrainSchools: Multiple**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 63 Acres \_\_\_\_\_  
 Office: Sq.ft. 9,115 Acres \_\_\_\_\_ Employees \_\_\_\_\_  Transportation: Type \_\_\_\_\_  
 Commercial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Mining: Mineral \_\_\_\_\_  
 Industrial: Sq.ft. \_\_\_\_\_ Acres \_\_\_\_\_ Employees \_\_\_\_\_  Power: Type \_\_\_\_\_ MW \_\_\_\_\_  
 Educational: \_\_\_\_\_  Waste Treatment: Type \_\_\_\_\_ MGD \_\_\_\_\_  
 Recreational: \_\_\_\_\_  Hazardous Waste: Type \_\_\_\_\_  
 Water Facilities: Type \_\_\_\_\_ MGD \_\_\_\_\_  Other: \_\_\_\_\_

**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:**

Low Density Multiple-Family Residence (RM-20) Zoning; Multi-Family Land Use Designation

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

The proposed project would involve demolition of two existing on-site office buildings totaling 9,215 at 511 Byron and 680 University Avenue/500 Middlefield Road and merging three parcels in order to construct a four-story mixed-use building with two levels of below grade parking. The proposed project includes 63 residential units, 9,115 square feet of office space, and associated facilities. Residential units would include studios, one-bedroom units, and two-bedroom units ranging from 387 square feet to 755 square feet; 20 percent (13) of the units would be provided at below market rate. Pedestrian access to the project would be provided via two entrances on University Avenue. Vehicular access would be provided via Byron Street and lead to a two-level below grade parking garage with 79 parking stalls. The project includes rezoning the property from Low Density Multi-Family Residential (RM-20) to a Planned Community (PC) Zone District. The project also includes a Comprehensive Plan Text Amendment to allow for retention of existing office space.

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 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 # 4                          | <input type="checkbox"/> Public Utilities Commission                         |
| <input type="checkbox"/> Caltrans Division of Aeronautics               | <input checked="" type="checkbox"/> Regional WQCB # 2                        |
| <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 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 checked="" type="checkbox"/> SWRCB: Water Quality                     |
| <input type="checkbox"/> Energy Commission                              | <input type="checkbox"/> SWRCB: Water Rights                                 |
| <input type="checkbox"/> Fish & Game Region # 3                         | <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"/> Health Services, Department of                 | Other: _____   |
| <input type="checkbox"/> Housing & Community Development                | Other: _____   |
| <input checked="" type="checkbox"/> Native American Heritage Commission |  |

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**Local Public Review Period (to be filled in by lead agency)**

Starting Date April 2, 2024 Ending Date May 17, 2024

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**Lead Agency (Complete if applicable):**

Consulting Firm: <u>Rincon Consultants</u>	Applicant: <u>Smith Development</u>
Address: <u>449 15th Street, Suite 303</u>	Address: <u>682 Villa Street, Suite G</u>
City/State/Zip: <u>Oakland, California 94612</u>	City/State/Zip: <u>Mountain View, California 94041</u>
Contact: <u>Katherine Green, AICP</u>	Phone: <u>(650) 493-5314</u>
Phone: <u>916-706-1374 x2008</u>	

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**Signature of Lead Agency Representative:**  **Date:** 3/28/2024

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