



# CITY OF NEWARK

## PUBLIC NOTICE

City Administration Building, City Council Chambers

37101 Newark Boulevard, Newark, CA 94560 | (510) 578-4330 | E-mail: [planning@newark.org](mailto:planning@newark.org)

### INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION CITY OF NEWARK, CALIFORNIA

The City of Newark is the Lead Agency pursuant to the California Environmental Quality Act (CEQA) and has performed an environmental review, consisting of an Initial Study, of the Project described below. The environmental review examines the nature and extent of any potential adverse effects on the environment that could occur if the project is approved and implemented. The City of Newark staff have reviewed the Initial Study for the project, and based upon substantial evidence in the record, finds that the proposed project could not have a significant effect on the environment with implementation of mitigation measures. Based on the review, the City has prepared a Mitigated Negative Declaration (MND) for this project. An MND is a statement by the City that the project will not have a significant effect on the environment if the project implements the protective measures (mitigation measures) identified during the environmental review.

<b>Project Name:</b>	Cedar Boulevard Residential Development
<b>File / Application No.:</b>	P2021-002
<b>Project Location:</b>	Alameda County: 38288-38594 Cedar Boulevard, Newark, CA
<b>Assessor's Parcel No.:</b>	92A-2375-002-06, 092A-2375-022-01
<b>Applicant:</b>	Robson Homes LLC 2185 The Alameda, Suite 150, San Jose, CA 95126
<b>Description:</b>	<p>The project proposes redevelopment of the subject site with a residential development and associated improvements. The project would include demolition of the existing buildings, paving and private utilities onsite, removal of trees along the site frontage facing Cedar Boulevard and vegetation on site and construction of 118 units, incorporating single family residences and two-unit attached townhouses (duets), new landscaping, open space areas, and other associated improvements, including utility upgrades and offsite improvements.</p> <p>Portions of the project site (38288 Cedar Boulevard and 38370 Cedar Boulevard) are identified as Leaking Underground Storage (LUST) cleanup sites on the State Water Resources Control Board (SWRCB) GeoTracker Database (SWRCB 2022), a list enumerated under Government Code §65962.5.</p> <p>The applicant is requesting the following entitlements and regulatory approval from the City of Newark for the proposed project:</p>

1. Planned Development Plan and Zoning Amendment from Residential Medium Density (RM) to Residential Medium Density-Planned Development (RM-PD) overlay.
2. Design Review, which is required for all projects that require a permit for new construction, reconstruction, rehabilitation, alteration, or other improvements to the exterior of a structure, site, or a parking area.
3. Minor Use Permit to allow for fence/wall heights in excess of six feet; the proposed development would include walls up to 18 feet in height adjacent to Interstate 880 (I-880).
4. Vesting Tentative Subdivision Map to create 124 lots including six common and 118 residential lots on the 337,842 square feet (7.76 acre) site.

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**Circulation Period:**

The public is welcome to review and comment on the Draft MND. The public comment period for this Draft MND begins on **December 21, 2022** and ends on **January 20, 2023**.

Please mail written comments to Carmelisa Lopez, Senior Planner, Community Development Department, 37101 Newark Blvd, Newark, CA 94560, or email comments to [carmelisa.lopez@newark.org](mailto:carmelisa.lopez@newark.org).

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**Public Hearing:**

The Project is scheduled to be reviewed at a public hearing by the Planning Commission on **February 28, 2023** at or after 7:00 p.m. Details on the meeting location will be provided at the following link closer to the meeting date:  
<https://www.newark.org/departments/city-manager-s-office/agendas-minutes>.

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**Contact Information:**

The Draft MND, Initial Study, and reference documents are available online at:

<https://www.newark.org/departments/community-development/planning-division/projects-under-environmental-review>

The documents are also available for review from 8:00 a.m. to 2:00 p.m., Monday through Thursday at the City of Newark, Community Development Department, located at 37101 Newark Blvd, Newark, CA 94560.

For additional information, please contact Carmelisa Lopez at (510) 578-4215, or by e-mail at [carmelisa.lopez@newark.org](mailto:carmelisa.lopez@newark.org)

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12/21/2022

Date



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Steven M. Turner,  
Community Development Director