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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: 469 Piercy Road Project

Lead Agency: City of San Jose

Contact Name: Tina Garg

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Project Location: San Jose (*City*) Santa Clara (*County*)

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

The project site is located at 459 and 469 Piercy Road in the City of San José. The project site is northeast of the intersection of Piercy Road and Hellyer Avenue. The project site is located at the periphery of the City's Urban Growth Boundary surrounded primarily by industrial and commercial uses, with limited residential land uses in its vicinity. The proposed project would demolish the existing single-family residential structure and redevelop the property with an approximately 134,605 square foot (sf) warehouse building and associated site improvements including surface parking, landscaping, and utility connections. The proposed project would be consistent with the project site's General Plan land use designation of Industrial Park (IP) and zoning of Combined Industrial/Commercial (CIC). Project implementation would require approval of a site development permit, grading permit, lot line adjustment, public improvement permit, and building permit.

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

Construction activities could interfere with habitat for the burrowing owl and impede movement of migratory birds. The project would implement MM BIO-1 which requires pre-construction burrowing owl surveys and implementation of avoidance measures as required, and MM BIO-2 which requires pre-construction bird surveys and implementation of avoidance measures.

Construction activities could result in the disturbance of an archaeological resource pursuant to §15064.5. The project would implement MM CUL-1.1 which requires a preliminary site investigation. If archaeological resources are identified, as required by MM CUL-1.2, the project applicant shall prepare a treatment plan and as required by MM CUL-1.3, any resources found shall be evaluated for eligibility for listing in the CRHR.

Due to the agricultural history, there is a potential that the shallow soil contains residual organochlorine pesticides and/or pesticide-based metals. Additionally, the project site is located within an area with a potential for encountering Naturally Occurring Asbestos (NOA). The project would implement MM HAZ-1 which requires preparation of a Phase II ESA and remediation, if required.
The proposed project would exceed the City's industrial VMT per employee threshold of 14.37 by 0.25. Accordingly, the project would implement MM TRANS-1 which requires construction of Tier 2 Multi-Modal Infrastructure to reduce VMT.

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

- Key concerns stem around how the noise levels and the additional traffic including freight trucks will mitigated for the nearby Basking Ridge neighborhood.
- Will this additional increase in traffic be supported by current street infrastructure? What is the plan to not impede residents from leaving/returning to community (stop light at Basking Ridge Ave/Hellyer)
intersection LOS analysis
-cumulative analysis

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

N/A