

Notice of Determination

Appendix D

To:

Office of Planning and Research
 U.S. Mail: _____ Street Address: _____
 P.O. Box 3044 1400 Tenth St., Rm 113
 Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
 County of: Alameda
 Address: 1106 Madison Street
Oakland, CA 94607

From:

Public Agency: City of Dublin Comm. Dev. Dept
 Address: 100 Civic Plaza
Dublin, CA 94568

Contact: Gaspere Annibale
 Phone: 925-833-6610

Lead Agency (if different from above): _____
 Address: _____

Contact: _____
 Phone: _____

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): 2023050372

Project Title: Hexcel Redevelopment Project

Project Applicant: Dublin Boulevard Owner, LP

Project Location (include county): APNs 941-1560-009-01 and 941-1560-003-04

Project Description:

See attached sheet.

This is to advise that the City of Dublin has approved the above
 (Lead Agency or Responsible Agency)

described project on October 1, 2024 and has made the following determinations regarding the above
 (date)
 described project.

1. The project [will will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [were were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
5. A statement of Overriding Considerations [was was not] adopted for this project.
6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the Final EIR with comments and responses and record of project approval, or the Negative Declaration, is available to the General Public at:

City of Dublin, Comm. Dev. Dept. 100 Civic Plaza Dublin, CA 94568

Signature (Public Agency): *Gaspere Annibale* Title: Associate Planner

Date: October 2, 2024 Date Received for filing at OPR: _____

Notice of Determination (Additional Page)

Project Title: Hexcel Redevelopment Project (PLPA-2022-00038)

SCH#: 2023050372

Project Description:

On September 17, 2024, the Dublin City Council approved a Site Development Review Permit and Heritage Tree Removal Permit for the Hexcel Redevelopment project subject to the approval of the companion Planned Development Zoning District Stage 1 and Stage 2 Development Plan. On October 1, 2024, the Dublin City Council adopted an Ordinance amending the Dublin Zoning Map and approving a Planned Development Zoning District with Stage 1 and Stage 2 Development Plan. The Hexcel Redevelopment project consists of demolishing the existing 62,175-square-foot former Hexcel research and development building and constructing a new 125,532-square-foot light industrial building to appeal to advanced manufacturing and life science uses with 217 parking stalls and related site improvements.

CEQA Determination:

The environmental document prepared for the project is a Focused EIR that evaluates potential impacts of a limited number of environmental issue areas that the City determined to be significant (CEQA Guidelines Section 15063(c)(3)). The Draft EIR concluded the proposed project would have a significant and unavoidable impact on Cultural Resources. The remaining topic areas have mitigation measures that have been prepared to reduce impacts in these areas to a level that is less than significant.