



GARDEN GROVE UNIFIED SCHOOL DISTRICT

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NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

Subject: Notice of Intent (NOI) to adopt a Mitigated Negative Declaration
Project: **Mark Twain School Expansion Project**
Lead Agency: Garden Grove Unified School District
Review Period: September 6, 2024 to October 7, 2024 (30 days)

NOTICE IS HEREBY GIVEN that Garden Grove Unified School District (District) has prepared an Initial Study/Mitigated Negative Declaration (IS/MND) for the Mark Twain School Expansion Project to address the potential environmental effects associated with implementation of the project. Pursuant to Public Resources Code Section 21165 and the California Environmental Quality Act Guidelines (CEQA Guidelines) Section 15050, the Garden Grove Unified School District is the lead agency for the project. The purpose of this notice is to (1) serve as a Notice of Intent (NOI) to adopt a MND pursuant to the CEQA Guidelines Section 15087 and (2) advise and solicit comments regarding the content of the IS/MND.

NOTICE OF AVAILABILITY: Pursuant to Public Resources Code Section 21083 and CEQA Guidelines Section 15087, the IS/MND will be available for a 30-day public review from **Friday, September 6, 2024**, through **Monday, October 7, 2024**. Pursuant to Public Resources Code Section 21080.4, responsible and trustee agencies must submit any comments in response to this notice no later than 30 days after receipt.

Copies of the IS/MND are available for review at the following locations:

Garden Grove Unified School District
District Office
10331 Stanford Avenue
Garden Grove, CA 92840

Mark Twain School
Front Desk
11802 South Loara Street
Garden Grove, CA 92840

Garden Grove USO
Facilities Department
11700 Knott Avenue
Garden Grove, California 92841

The document can also be accessed online at: <https://www.ggusd.us/departments/facilities>

WRITTEN COMMENTS: We ask that any person wishing to comment on the IS/MND provide written comments by the end of the public review period at 5:00 p.m., **Monday, October 7, 2024**. You may send comments by email or mail to the addresses below:

Subject: Mark Twain School Expansion Project
By email: facilities@ggusd.us

Subject: Mark Twain School Expansion Project
Attn: Kevin Heerschap, Director
Garden Grove USD – Facilities Department
11700 Knott Avenue
Garden Grove, California 92841

PROJECT LOCATION: Mark Twain School is located at 11802 South Loara Street in the City of Garden Grove (See Figure 1, Local Vicinity). The proposed improvements would occur within the Mark Twain School's campus.

PROJECT DESCRIPTION: The District plans to add classrooms, office space, and play courts; expand parking; and add fencing improvements to the Mark Twain School campus (project site) and plans to consolidate two of the District's special education programs at the campus (proposed project). The two special education programs to be consolidated include the Adult Transition Program currently housed off-site at the Jordan Secondary Learning Center and the Mark Twain Special Education program currently housed at the project site. The off-site Adult Transition Program will be relocated to the project site and the Mark Twain Special Education program will remain on-site. The relocation of the Adult Transition Program to the project site would result in an increase in enrollment at the project site by 105 students. The combined programs on the project site would serve 194 students and would have 22 faculty members and one nurse. Although the proposed project would result in an increase of students at the project site, these students are currently served by the District and would not represent new student enrollment within the District. The proposed project would not increase overall enrollment within the District.

The proposed project includes two new classroom buildings (Building F and Building G) located southeast of the existing Mark Twain buildings; a new administration building (Building E); renovation of the northern portion of the existing administration and multi-purpose building (Building A), fencing around the new buildings; installation of two shade structures, two basketball courts, and walk paths for students; and the reconfiguration and expansion of the existing parking and student drop off area. The proposed project would require demolition of hardscape and landscape and partial demolition of the existing Building A for renovation.

The proposed Building F and Building G would contain 11 classrooms with dedicated restrooms and workspaces and one skills lab classroom. The proposed Building E would consist of dedicated space for reception, a principal's office, nurse's office, staff lounge, and conference room. The northern portion of the existing Building A would be renovated to include two counseling offices and one conference room. The proposed reconfiguration of the existing parking and student drop-off area would consist of the construction of one new driveway and reconstruction of the existing driveway along Loara Street that would enter into a one-way parking lot with two designated drop-off zones. The existing northernmost driveway currently provides ingress and egress to the existing parking lot; the reconstruction of the northernmost driveway would provide egress from the reconfigured parking lot. The new southernmost driveway would provide ingress to the reconfigured parking lot. Within the reconfigured parking lot, the first drop-off zone would be located on the east boundary of the parking lot and the second drop-off zone would be located on the north boundary of the parking lot, adjacent to Building A. The main entrance to the school would be provided through proposed Building E. The proposed project would include 130 parking stalls; staff bicycle storage with 4 bike racks within proposed Building E, and a student bicycle parking enclosure located north of the proposed basketball courts.

Bus drop-off zones will be located directly south of proposed Building F and existing Building A and west of proposed Building G. The new fencing around the new buildings would include gates to access the campus and new buildings. Specifically, two double swing gates to provide emergency vehicle access would be

provided at the north and east ends of the new parking lot area; one double swing gate would be provided south of proposed Building E and Building F; and one single swing gate and one double swing gate would be provided west of proposed Building G. The existing horseshoe drive way located in the northwestern portion of the project site would remain; however, student drop off would no longer be permitted in this area.

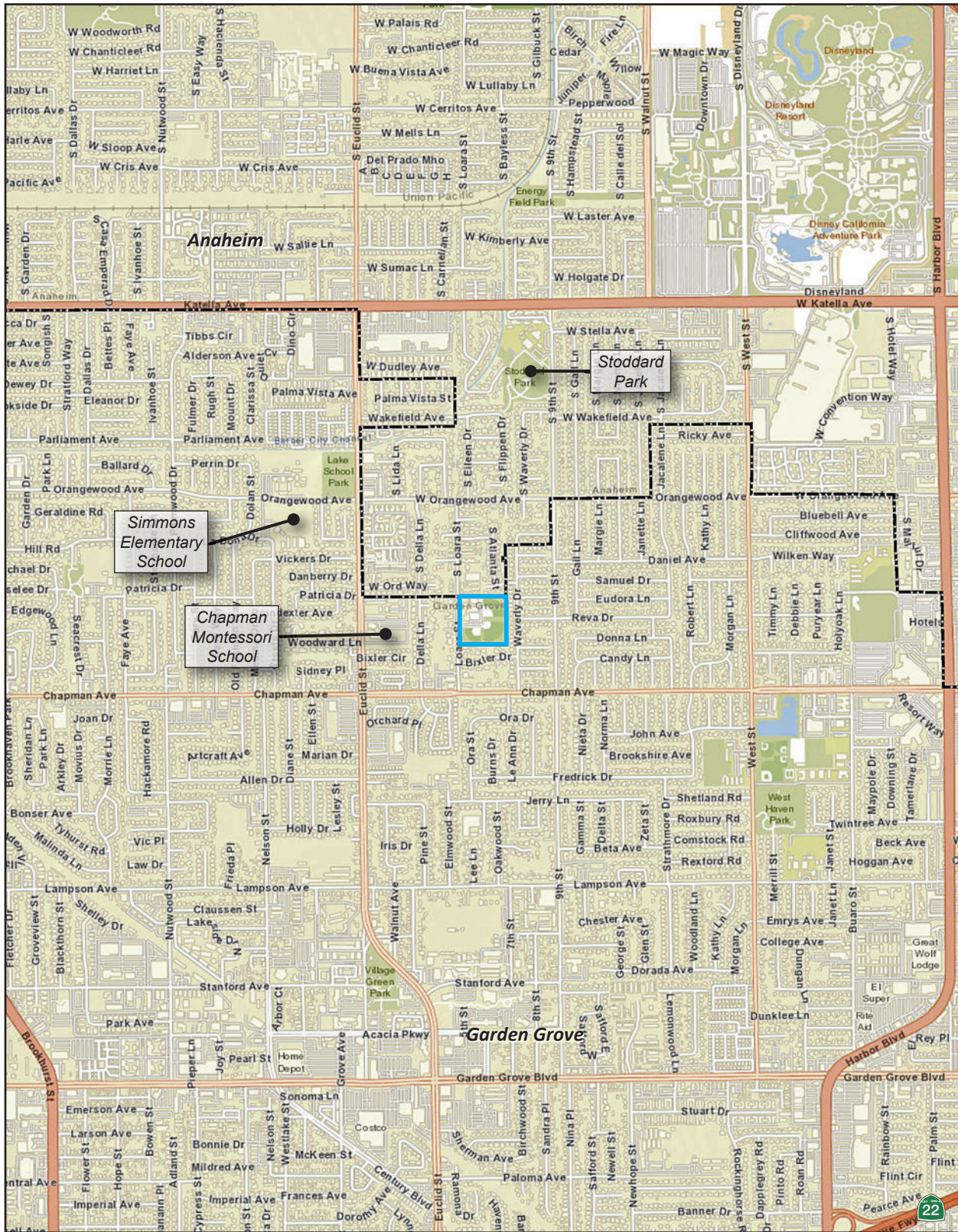
ENVIRONMENTAL ISSUES: The environmental document has identified that the proposed project may have a significant effect on the environment. However, the District has determined that with mitigation identified in the Initial Study, implementation of the proposed project would not result in any significant impacts.

Project Sponsor: Garden Grove Unified School District
Consulting Firm: PlaceWorks

Date: September 6, 2024

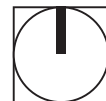
Signature: 
Kevin Heerschap, Director, Facilities
Garden Grove Unified School District

Figure 1 - Local Vicinity



- School Boundary
- City Boundary

0 2,000
Scale (Feet)



Source: Generated using ArcMap, 2023.