



**Yana Garcia**  
Secretary for  
Environmental Protection



Department of Toxic Substances Control

Katherine M. Butler, MPH, Director  
8800 Cal Center Drive  
Sacramento, California 95826-3200  
[dtsc.ca.gov](http://dtsc.ca.gov)



**Gavin Newsom**  
Governor

**SENT VIA ELECTRONIC MAIL**

November 14, 2024

Rebecca Markwick  
Planning & Building Director  
City of Belvedere  
450 San Rafael Avenue  
City of Belvedere, CA 94920  
[rmarkwick@cityofbelvedere.org](mailto:rmarkwick@cityofbelvedere.org)

RE: MITIGATED NEGATIVE DECLARATION FOR THE 30 SAN RAFAEL AVENUE  
RESIDENTIAL PROJECT DATED NOVEMBER 5, 2024, STATE CLEARINGHOUSE  
NUMBER [2024110134](#)

Dear Rebecca Markwick,

The Department of Toxic Substances Control (DTSC) received a Mitigated Negative Declaration (MND) for the 30 San Rafael Avenue Residential Project (Project). The Project would demolish the existing 2,284-square-foot residence and construct a new 3,988-square-foot, two-story residence and a new junior accessory dwelling unit (JADU) above a new two-car garage. The JADU would be approximately 335 square feet. After reviewing the project, DTSC recommends and requests consideration of the following comments:

1. DTSC recommends that all imported soil and fill material should be tested to assess any contaminants of concern meet screening levels as outlined in [DTSC's Preliminary Endangerment Assessment \(PEA\) Guidance Manual](#). Additionally, DTSC advises referencing the [DTSC Information Advisory Clean](#)

[Imported Fill Material Fact Sheet](#) if importing fill is necessary. To minimize the possibility of introducing contaminated soil and fill material there should be documentation of the origins of the soil or fill material and, if applicable, sampling be conducted to ensure that the imported soil and fill material are suitable for the intended land use. The soil sampling should include analysis based on the source of the fill and knowledge of prior land use. Additional information can be found by visiting [DTSC's Human and Ecological Risk Office \(HERO\) webpage](#).

2. If buildings or other structures are to be demolished on any Project sites included in the proposed Project, surveys should be conducted for the presence of lead-based paints or products, mercury, asbestos containing materials, and polychlorinated biphenyl caulk. Removal, demolition, and disposal of any of the above-mentioned chemicals should be conducted in compliance with California environmental regulations and policies. In addition, sampling near current and/or former buildings should be conducted in accordance with [DTSC's PEA Guidance Manual](#).

DTSC appreciates the opportunity to comment on the MND for the 30 San Rafael Avenue Residential Project. Thank you for your assistance in protecting California's people and environment from the harmful effects of toxic substances. If you have any questions or would like clarification on DTSC's comments, please respond to this letter or via [email](#) for additional guidance.

Sincerely,

*Tamara Purvis*

Tamara Purvis  
Associate Environmental Planner  
HWMP - Permitting Division – CEQA Unit  
Department of Toxic Substances Control  
[Tamara.Purvis@dtsc.ca.gov](mailto:Tamara.Purvis@dtsc.ca.gov)

Rebecca Markwick  
November 14, 2024  
Page 3

cc: (via email)

Governor's Office of Land Use and Climate Innovation  
State Clearinghouse

[State.Clearinghouse@opr.ca.gov](mailto:State.Clearinghouse@opr.ca.gov)

Kara Laurenson-Wright  
Lead Environmental Planner  
SWCA Environmental Consultants

[kara.laurensonwright@swca.com](mailto:kara.laurensonwright@swca.com)

Dave Kereazis  
Associate Environmental Planner  
HWMP-Permitting Division – CEQA Unit  
Department of Toxic Substances Control

[Dave.Kereazis@dtsc.ca.gov](mailto:Dave.Kereazis@dtsc.ca.gov)

Scott Wiley  
Associate Governmental Program Analyst  
HWMP - Permitting Division – CEQA Unit  
Department of Toxic Substances Control

[Scott.Wiley@dtsc.ca.gov](mailto:Scott.Wiley@dtsc.ca.gov)