

**NOTICE OF PREPARATION OF A  
DRAFT ENVIRONMENTAL IMPACT REPORT FOR THE  
211-281 RIVER OAKS PARKWAY RESIDENTIAL PROJECT**

FILE NO: H23-041, T23-028 and ER23-253  
PROJECT APPLICANT: Valley Oak Partners LLC (Attn: Scott Connelly)  
APNs: 097-33-033 and 097-33-034

**Project Description:** Site Development Permit to allow the demolition of three buildings totaling approximately 164,606 square feet and the removal of 220 trees (142 ordinance-size, 78 non-ordinance-size) for the construction of a 737-unit multifamily residential development on an approximately 9.82-gross acre site.

**Location:** The project site is located at 211-281 River Oaks Parkway, in between Iron Point Drive and Cisco Way.

As the Lead Agency, the City of San José will prepare an Environmental Impact Report (EIR) for the project summarized above. The City welcomes your input regarding the scope and content of the environmental information that is relevant to your area of interest, or to your agency's statutory responsibilities in connection with the proposed project. If you are affiliated with a public agency, this EIR may be used by your agency when considering subsequent approvals related to the project.

An **environmental public scoping meeting** for this project will be held:

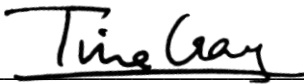
**When:** Thursday, November 14th, 2024 from 6:00 to 7:00 p.m.

**Where:** Via Zoom (see instructions on [www.sanjoseca.gov/PlanningCommunityMtgs](http://www.sanjoseca.gov/PlanningCommunityMtgs))

The project description, location, and probable environmental effects to be analyzed in the EIR for the project can be found on the City's Active EIRs website at [www.sanjoseca.gov/activeeirs](http://www.sanjoseca.gov/activeeirs), including the EIR Scoping Meeting information. According to State law, the deadline for your response is 30 days after receipt of this notice, and responses provided before the 30-day deadline are always welcome. The City will accept comments on the scope of the EIR until **5:00p.m. on Tuesday, December 10th, 2024**. If you have comments on this Notice of Preparation(NOP), please identify a contact person from your organization, and send your response via mail or email to:

City of San José, Department of Planning, Building and Code Enforcement  
Attn: Kara Hawkins, Environmental Project Manager  
200 East Santa Clara Street, 3<sup>rd</sup> Floor Tower  
San José, CA 95113-1905  
E-mail: [Kara.Hawkins@sanjoseca.gov](mailto:Kara.Hawkins@sanjoseca.gov)

Christopher Burton, Director  
Planning, Building and Code Enforcement



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Deputy