

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: 313 Swift Street Educator Workforce Housing Project

Lead Agency: City of Santa Cruz

Contact Name: Timothy Maier, Senior Planner

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Phone Number: 831-420-5110

Project Location: 313 Swift Street, Santa Cruz, CA 95060

Santa Cruz County

City

County

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

Proposed demolition of select existing features and construction of a new, four-story, approximately 120,604 square-foot multifamily educator workforce housing project including approximately 100 residential units, approximately 119 parking spaces, new landscaping, and associated site modifications, including removal of approximately five heritage trees.

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

The project site was historically used by the National Guard Armory, and vehicle and tank maintenance were conducted on the site. A Phase I Environmental Site Assessment (ESA) conducted in 2023 recommended evaluation of current subsurface environmental conditions. A Phase II ESA subsequently conducted to collect soil, groundwater, and soil vapor samples recommended additional environmental assessment and/or soil removal action. Recommended mitigation measures include the following:

1) Prepare and implement a soil removal action plan for additional investigation and/or removal of soil with elevation contamination levels; 2) Conduct additional soil gas sampling to confirm if detected contamination may cause an excessive vapor intrusion risk to the proposed school development or install a chemical resistant vapor barrier to mitigate the potential vapor intrusion concern; and 3) Prepare and implement a soil and groundwater management plan to address handling and management of impacted soil and/or groundwater that could be potentially be encountered during construction activities.

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

None known.

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

City of Santa Cruz
809 Center Street
Santa Cruz, CA 95060