

Notice of Completion & Environmental Document Transmittal

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

Project Title: Quick Quack Car Wash Project

Lead Agency: City of Pittsburg Contact Person: Ariana Ruiz
 Mailing Address: 65 Civic Avenue Phone: (925) 252-4029
 City: Pittsburg, CA Zip: 94565 County: Contra Costa County

Project Location: County: Contra Costa County City/Nearest Community: Pittsburg, CA
 Cross Streets: North Park Blvd and Loveridge Road Zip Code: 94565

Longitude/Latitude (degrees, minutes and seconds): 38 ° 041 ' 20 " N / 121 ° 51 ' 45.84 " W Total Acres: 0.89

Assessor's Parcel No.: 088-151-045 Section: _____ Twp.: _____ Range: _____ Base: _____

Within 2 Miles: State Hwy #: SR-4 Waterways: Los Medanos Lake, New York Slough, Kirker Creek, Dowest Slough
 Airports: N/A Railways: Northern, Santa Fe, Southern Pacific Schools: Los Medanos College, MLK Junior High, Stoneman Elem

Document Type:

CEQA: NOP Draft EIR NEPA: NOI Other: Joint Document
 Early Cons Supplement/Subsequent EIR EA Final Document
 Neg Dec (Prior SCH No.) _____ Draft EIS Other: _____
 Mit Neg Dec Other: _____ FONSI _____

Local Action Type:

General Plan Update Specific Plan Rezone Annexation
 General Plan Amendment Master Plan Prezone Redevelopment
 General Plan Element Planned Unit Development Use Permit Coastal Permit
 Community Plan Site Plan Land Division (Subdivision, etc.) Other: _____

Development Type:

Residential: Units _____ Acres _____
 Office: Sq.ft. _____ Acres _____ Employees _____
 Commercial: Sq.ft. 6,591 Acres 0.89 Employees 18
 Industrial: Sq.ft. _____ Acres _____ Employees _____
 Educational: _____
 Recreational: _____
 Water Facilities: Type _____ MGD _____
 Transportation: Type _____
 Mining: Mineral _____
 Power: Type _____ MW _____
 Waste Treatment: Type _____ MGD _____
 Hazardous Waste: Type _____
 Other: _____

Project Issues Discussed in Document:

Aesthetic/Visual Fiscal Recreation/Parks Vegetation
 Agricultural Land Flood Plain/Flooding Schools/Universities Water Quality
 Air Quality Forest Land/Fire Hazard Septic Systems Water Supply/Groundwater
 Archeological/Historical Geologic/Seismic Sewer Capacity Wetland/Riparian
 Biological Resources Minerals Soil Erosion/Compaction/Grading Growth Inducement
 Coastal Zone Noise Solid Waste Land Use
 Drainage/Absorption Population/Housing Balance Toxic/Hazardous Cumulative Effects
 Economic/Jobs Public Services/Facilities Traffic/Circulation Other: _____

Present Land Use/Zoning/General Plan Designation:

Present land use: vacant. Zoning: Community Commercial. General Plan Designation: Community Commercial

Project Description: (please use a separate page if necessary)

The proposed project would develop a car wash building and associated improvements along North Park Boulevard, located within the Community Commercial District. Project entitlements include a Zoning Map Amendment to establish a limited overlay district, a Use Permit, a Design Review, and a Sign Review - Sign Exception permit. The Commercial Design Review will include the following: One 3,588-square-foot commercial self-service carwash. One 2,457 square-foot vacuum canopy. One 286-square-foot pay station canopy. One 260-square-foot corrugated metal, detached trash enclosure. Customer and employee vehicle parking. Associated site landscaping, hardscaping, and improvements. The project site is currently within the CC (Community Commercial) Zoning District. As the current zoning does not allow for the use classification of Automobile Washing, the applicant is requesting a Rezone to establish a Limited Overlay District, which would change the zoning designation of the project site from the CC (Community Commercial) Zoning District to the CC-O (Community Commercial, Limited Overlay) Zoning District. The CC-O District Zoning would be consistent with the existing Community Commercial General Plan Land Use Designation and would allow for an Automobile Washing facility subject to an approved Use Permit. A Sign Review - Sign Exception permit is required for the proposed on-site signage, which exceeds the maximum allowable sign face square footage as provided by the Pittsburg Municipal Code section 19.16.060.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".
If you have already sent your document to the agency please denote that with an "S".

<input type="checkbox"/> Air Resources Board	<input type="checkbox"/> Office of Historic Preservation
<input type="checkbox"/> Boating & Waterways, Department of	<input type="checkbox"/> Office of Public School Construction
<input type="checkbox"/> California Emergency Management Agency	<input type="checkbox"/> Parks & Recreation, Department of
<input type="checkbox"/> California Highway Patrol	<input type="checkbox"/> Pesticide Regulation, Department of
<input type="checkbox"/> Caltrans District # _____	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input type="checkbox"/> Regional WQCB # _____
<input type="checkbox"/> Caltrans Planning	<input type="checkbox"/> Resources Agency
<input type="checkbox"/> Central Valley Flood Protection Board	<input type="checkbox"/> Resources Recycling and Recovery, Department of
<input type="checkbox"/> Coachella Valley Mtns. Conservancy	<input type="checkbox"/> S.F. Bay Conservation & Development Comm.
<input type="checkbox"/> Coastal Commission	<input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy
<input type="checkbox"/> Colorado River Board	<input type="checkbox"/> San Joaquin River Conservancy
<input type="checkbox"/> Conservation, Department of	<input type="checkbox"/> Santa Monica Mtns. Conservancy
<input type="checkbox"/> Corrections, Department of	<input type="checkbox"/> State Lands Commission
<input type="checkbox"/> Delta Protection Commission	<input type="checkbox"/> SWRCB: Clean Water Grants
<input type="checkbox"/> Education, Department of	<input type="checkbox"/> SWRCB: Water Quality
<input type="checkbox"/> Energy Commission	<input type="checkbox"/> SWRCB: Water Rights
<input type="checkbox"/> Fish & Game Region # _____	<input type="checkbox"/> Tahoe Regional Planning Agency
<input type="checkbox"/> Food & Agriculture, Department of	<input type="checkbox"/> Toxic Substances Control, Department of
<input type="checkbox"/> Forestry and Fire Protection, Department of	<input type="checkbox"/> Water Resources, Department of
<input type="checkbox"/> General Services, Department of	
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Housing & Community Development	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Native American Heritage Commission	

Local Public Review Period (to be filled in by lead agency)

Starting Date 12/18/24 Ending Date 1/17/25

Lead Agency (Complete if applicable):

Consulting Firm: <u>FirstCarbon</u>	Applicant: <u>Vance Shannon, Director, Entitlements, Quick Quack Car Wash</u>
Address: <u>2999 Oak Road, Suite 250</u>	Address: <u>6020 West Oaks Blvd</u>
City/State/Zip: <u>Walnut Creek, CA 94597</u>	City/State/Zip: <u>Rocklin, CA 96575</u>
Contact: <u>Alison Rondone</u>	Phone: <u>916-505-8960</u>
Phone: <u>480-622-0525</u>	

Signature of Lead Agency Representative: Alison Rondone Digitally signed by Alison Rondone
Date: 2024.12.13 11:19:28 -08'00' Date: 12/13/24

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.