

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 # 2018021079

Project Title: Campus Town Specific Plan

Lead Agency: City of Seaside Contact Person: Kurt Overmeyer
Mailing Address: 440 Harcourt Avenue Phone: (831) 899-6839
City: Seaside Zip: 93955 County: Monterey County

Project Location: County: Monterey County City/Nearest Community: Seaside
Cross Streets: Between 1st and 7th Ave., and Lightfighter Dr./Colonel Durham and Gigling Rd. Zip Code: 93955
Longitude/Latitude (degrees, minutes and seconds): 36 ° 38 ' 41.6 " N / 121 ° 47 ' 53.3 " W Total Acres: 122.23
Assessor's Parcel No.: Various, refer to DEIR Table 2-5 Section: S01 Twp.: T15S Range: R01E Base: Mt Diablo
Within 2 Miles: State Hwy #: Highway 1 Waterways: Pacific Ocean
Airports: none Railways: none Schools: CSUMB, Stilwell Elem, et al

Document Type:

CEQA: [] NOP [x] 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:

Local Action Type:

[] General Plan Update [x] 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:

Governor's Office of Planning & Research

JULY 08 2019

STATE CLEARINGHOUSE

Development Type:

[x] Residential: Units 1,485 Acres
[x] Office: Sq.ft. 50,000 Acres Employees
[x] Commercial: Sq.ft. 150,000 Acres Employees
[] Industrial: Sq.ft. Acres Employees
[] Educational:
[x] Recreational: ~9 acres public open space, 3.3 private open space
[] Water Facilities: Type MGD
[] Transportation: Type
[] Mining: Mineral
[] Power: Type MW
[] Waste Treatment: Type MGD
[] Hazardous Waste: Type
[x] Other: 250-room hotel, 75 bed youth hostel

Project Issues Discussed in Document:

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

Present Land Use/Zoning/General Plan Designation:

Mixed Use GP Designation (2004 GP); Future Specific Plan and Public Institutional (Draft 2040 GP); CMX, PI, and M Zoning

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

The proposed project, would guide the development of land on the former Fort Ord, in a manner consistent with the Fort Ord Reuse Authority (FORA) Base Reuse Plan (BRP) and the City's General Plan. The Specific Plan is intended to evolve the Plan Area into a Mixed-Use Urban Village to serve residents, visitors, and University Students. Key elements of development in the Plan Area will be focused on providing arts and entertainment, retail, housing, visitor lodging, and employment space for the University student population. The proposed build-out would include development of up to: 1,485 housing units, 250 hotel rooms, 75 youth hostel beds, 150,000 square feet of retail, dining, and entertainment uses, 50,000 square feet of office, flex, or makerspace, and park/recreation areas. Project documents and the EIR are available online: https://www.ci.seaside.ca.us/

State Clearinghouse Contact:

(916) 445-0613

M.A

State Review Began:

7 - 8 - 2019

SCH COMPLIANCE

8 - 21 - 2019

Project Sent to the following State Agencies

- X Resources
Boating & Waterways
Central Valley Flood Prot.
X Coastal Comm
Colorado Rvr Bd
Conservation
X CDFW # 4
Cal Fire
X Historic Preservation
X Parks & Rec
Bay Cons & Dev Comm.
DWR
Cal EPA
ARB: Airport & Freight
ARB: Transportation Projects
ARB: Major Industrial/Energy Resources, Recycl. & Recovery
SWRCB: Div. of Drinking Water
SWRCB: Div. Drinking Wtr #
SWRCB: Div. Financial Assist.
SWRCB: Wtr Quality
SWRCB: Wtr Rights
X Reg. WQCB # 3
X Toxic Sub Ctrl-CTC
Yth/Adlt Corrections
Corrections
Independent Comm
Delta Protection Comm
Delta Stewardship Council
Energy Commission
X NAHC
Public Utilities Comm
Santa Monica Bay Restoration
X State Lands Comm
Tahoe Rgl Plan Agency
Conservancy
Other:

Please note State Clearinghouse Number (SCH#) on all Comments

SCH#: 2018021079

Please forward late comments directly to the Lead Agency

AQMD/APCD 20

(Resources: 7 / 13)

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".

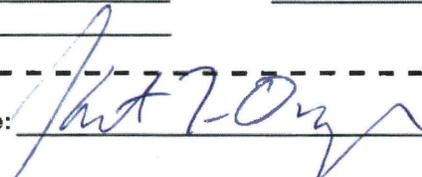
- | | |
|---|---|
| <input checked="" type="checkbox"/> Air Resources Board | <input checked="" type="checkbox"/> Office of Historic Preservation |
| <input type="checkbox"/> Boating & Waterways, Department of | <input type="checkbox"/> Office of Public School Construction |
| <input type="checkbox"/> California Emergency Management Agency | <input checked="" type="checkbox"/> Parks & Recreation, Department of |
| <input type="checkbox"/> California Highway Patrol | <input type="checkbox"/> Pesticide Regulation, Department of |
| <input checked="" type="checkbox"/> Caltrans District #5 | <input type="checkbox"/> Public Utilities Commission |
| <input type="checkbox"/> Caltrans Division of Aeronautics | <input checked="" type="checkbox"/> Regional WQCB #3 |
| <input checked="" type="checkbox"/> Caltrans Planning | <input checked="" 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 checked="" 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 checked="" type="checkbox"/> Education, Department of | <input type="checkbox"/> SWRCB: Water Quality |
| <input type="checkbox"/> Energy Commission | <input type="checkbox"/> SWRCB: Water Rights |
| <input checked="" type="checkbox"/> Fish & Game Region #4 | <input type="checkbox"/> Tahoe Regional Planning Agency |
| <input type="checkbox"/> Food & Agriculture, Department of | <input checked="" type="checkbox"/> Toxic Substances Control, Department of |
| <input checked="" type="checkbox"/> Forestry and Fire Protection, Department of | <input checked="" type="checkbox"/> Water Resources, Department of |
| <input type="checkbox"/> General Services, Department of | |
| <input type="checkbox"/> Health Services, Department of | <input checked="" type="checkbox"/> Other: Fort Ord Reuse Authority |
| <input checked="" type="checkbox"/> Housing & Community Development | <input checked="" type="checkbox"/> Other: US Army Garrison, Presidio of Monterey |
| <input checked="" type="checkbox"/> Native American Heritage Commission | |

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

Starting Date July 8, 2019 Ending Date August 22, 2019

Lead Agency (Complete if applicable):

Consulting Firm: <u>Rincon Consultants, Inc.</u>	Applicant: <u>City of Seaside and KB Bakewell</u>
Address: <u>437 Figueroa Avenue, Suite 203</u>	Address: <u>440 Harcourt Avenue</u>
City/State/Zip: <u>Monterey, CA 93940</u>	City/State/Zip: <u>Seaside, CA 93955</u>
Contact: <u>Megan Jones, Principal</u>	Phone: <u>(831) 899-6839</u>
Phone: <u>(831) 333-0310</u>	

Signature of Lead Agency Representative:  **Date:** 7/11/19

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