

Notice of Completion & Environmental Document Transmittal

SCH # 2017072002

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

Project Title: Nissan of Santa Cruz Project

Lead Agency: County of Santa Cruz Contact Person: Nathan MacBeth
Mailing Address: 701 Ocean Street, 4th Floor Phone (831) 454-3118
City: Santa Cruz Zip: 95060 County: Santa Cruz

Project Location: County: Santa Cruz City/Nearest Community: Soquel Community
Cross Streets: 41st Avenue and Soquel Drive Zip Code: 95073
Lat. / Long.: 36 059 12.74 N / 121 57 55.73 W Total Acres 2.57
Assessor's Parcel No. 030-121-27, 06, 07, 08, 12, 13, 53, 57 Section: 22 Twp. 10 S Range 2 W Base: Mt. Diablo
Within 2 miles: State Hwy#: 1 Waterways: Rodeo Creek Gulch and Soquel Creek
Airports: None Railways: Santa Cruz Branch Line Schools: Soquel HS, Soquel Elem., Main St. Elem., Tara Redwd.

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 [X] Other: Recirculated Partial Draft EIR [ ] FONSI

JUL 29 2019

Local Action Type:

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

STATE CLEARINGHOUSE

Development Type:

[ ] Residential: Units Acres Water Facilities: Type MGD
[ ] Office: Sq.ft. Acres Employees Transportation: Type
[X] Commercial: Sq.ft. 22,500 Acres 2.6 Employees 23 Mining: Mineral
[ ] Industrial: Sq.ft. Acres Employees Power: Type MW
[ ] Educational Waste Treatment: Type MGD
[ ] Recreational 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
[ ] Archaeological/Historical [ ] Geologic/Seismic [ ] Sewer Capacity [ ] Wetland/Riparian
[ ] Biological Resources [ ] Minerals [ ] Soil Erosion/Compaction/Grading [ ] Wildlife
[ ] Coastal Zone [ ] Noise [ ] Solid Waste [ ] Growth Inducement
[ ] Drainage/Absorption [ ] Population/Housing Balance [ ] Toxic/Hazardous [ ] Land Use
[ ] Economic/Jobs [ ] Public Services/Facilities [X] Traffic/Circulation [ ] Cumulative Effects
[ ] Greenhouse Gases

Present Land Use/Zoning/General Plan Designation:

Zone District: Community Commercial (C-2)
General Plan: Community Commercial (C-C)

Project Description: (please use a separate page if necessary) The proposed project consists of combination of eight parcels and construction of an approximate 12,551 square foot automotive dealership with an approximate 9,996 square foot service area. Proposed grading of the relatively flat site includes approximately 2,485 cubic yards of cut and 1,625 cubic yards of fill with 860 cubic yards of export. The project would require a rezoning of all parcels from C-2 (Neighborhood Commercial) to C-4 (Service Commercial) and General Plan Amendment from C-C (Community Commercial) to C-S (Service Commercial), Commercial Development Permit, Grading Permit and Sign Exception to exceed 50 square feet of signage. The Recirculated EIR revises a traffic mitigation discuss and the alternatives analyses.

State Clearinghouse Contact:

(916) 445-0613

State Review Began:

7 - 29 - 2019

SCH COMPLIANCE

9 - 11 - 2019

Project Sent to the following State Agencies

[X] Resources Cal EPA
Boating & Waterways ARB: Airport & Freight
Central Valley Flood Prot. ARB: Transportation Projects
Coastal Comm ARB: Major Industrial/Energy
Colorado Rvr Bd Resources, Recycl. & Recovery
Conservation SWRCB: Div. of Drinking Water
[X] CDFW # 3 SWRCB: Div. Drinking Wtr #
Cal Fire SWRCB: Div. Financial Assist.
Historic Preservation SWRCB: Wtr Quality
[X] Parks & Rec SWRCB: Wtr Rights
Bay Cons & Dev Comm. [X] Reg. WQCB # 3
[X] DWR Toxic Sub Ctrl-CTC

Yth/Adlt Corrections

Corrections

Independent Comm

Delta Protection Comm
Delta Stewardship Council
Energy Commission
[X] NAHC
[X] Public Utilities Comm
Santa Monica Bay Restoration
State Lands Comm
Tahoe Rgl Plan Agency
Conservancy
Other:

CalSTA

Aeronautics
[X] CHP
[X] Caltrans # 5
Trans Planning
Other
Education
Food & Agriculture
HCD
OES
State/Consumer Svcs
General Services

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

SCH#: 2017072002

Please forward late comments directly to the Lead Agency

AQMD/APCD 20

(Resources: 8 / 3)

**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 checked="" type="checkbox"/> Caltrans District # <u>5</u>     | <input type="checkbox"/> Public Utilities Commission                          |
| <input type="checkbox"/> Caltrans Division of Aeronautics            | <input type="checkbox"/> Regional WQCB # <u>3</u>                             |
| <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 Mountains Conservancy      | <input type="checkbox"/> S.F. Bay Conservation & Development Commission       |
| <input type="checkbox"/> Coastal Commission                          | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers and 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 Mountains 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 & Wildlife Region # <u>3</u>           | <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 July 29, 2019 Ending Date September 11, 2019

**Lead Agency (Complete if applicable):**

Consulting Firm: _____	Applicant: <u>County of Santa Cruz</u>
Address: _____	Address: <u>701 Ocean Street, 4<sup>th</sup> Floor</u>
City/State/Zip: _____	City/State/Zip: <u>Santa Cruz, CA 95060</u>
Contact: _____	Phone: <u>(831) 454-3118</u>
Phone: _____	

Signature of Lead Agency Representative  Date 7-26-19

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