

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 # 2023020121

Project Title: Apple Avenue Subdivision

Lead Agency: City of Greenfield Contact Person: Rob Mullane, AICP, Contr. Planner
 Mailing Address: 599 El Camino Real Phone: 805-227-4359
 City: Greenfield Zip: 93927 County: Monterey

Project Location: County: Monterey City/Nearest Community: Greenfield
 Cross Streets: 3rd Street and Apple Avenue Zip Code: 93927
 Longitude/Latitude (degrees, minutes and seconds): 36 ° 19 ' 45 " N / 121 ° 14 ' 11 " W Total Acres: 4.6
 Assessor's Parcel No.: 109-082-013 Section: _____ Twp.: _____ Range: _____ Base: _____
 Within 2 Miles: State Hwy #: U.S. 101 Waterways: Salinas River, Arroyo Seco River
 Airports: n/a Railways: n/a Schools: Cesar Chavez Elem, Vista

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 36 Acres 4.6
 Office: Sq.ft. _____ Acres _____ Employees _____ Transportation: Type _____
 Commercial: Sq.ft. _____ Acres _____ Employees _____ Mining: Mineral _____
 Industrial: Sq.ft. _____ Acres _____ Employees _____ Power: Type _____ MW _____
 Educational: _____ Waste Treatment: Type _____ MGD _____
 Recreational: _____ Hazardous Waste: Type _____
 Water Facilities: Type _____ MGD _____ 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:

Residential/Multi-Family Residential (R-M)/Medium Density Residential

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

The proposed project includes a Vesting Tentative Map and Planned Development to subdivide the approximately 4.6-acre property and construct 36 detached single-family residences and a 37th lot for an 11,279-square foot detention basin. The proposed project also involves new public rights-of way with Cardona Circle extending from the adjacent subdivision through the project site to 3rd Street at 56 feet wide and a new public right-of-way extending from Apple Avenue to intersect with Cardona Circle at 49 feet wide. In addition, a new 32-foot-wide alley off the new public right-of-way will serve the homes along this alley extending to 3rd Street where users would be protected by bollards.

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 #5	<input type="checkbox"/> Public Utilities Commission
<input type="checkbox"/> Caltrans Division of Aeronautics	<input checked="" type="checkbox"/> Regional WQCB #3
<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 checked="" type="checkbox"/> Fish & Game Region #4	<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"/> Other: _____
<input type="checkbox"/> Health Services, Department of	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Housing & Community Development	
<input checked="" type="checkbox"/> Native American Heritage Commission	

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

Starting Date February 8, 2023 Ending Date March 10, 2023

Lead Agency (Complete if applicable):

Consulting Firm: <u>EMC Planning Group</u>	Applicant: <u>People's Self-Help Housing Corporation</u>
Address: <u>601 Abrego Street</u>	Address: <u>3533 Empleo Street</u>
City/State/Zip: <u>Monterey/CA/93940</u>	City/State/Zip: <u>San Luis Obispo/CA/93401</u>
Contact: <u>Shoshana Lutz, Associate Planner</u>	Phone: <u>805-540-2465</u>
Phone: <u>831-649-1799</u>	

Signature of Lead Agency Representative:  Date: 2/2/2023

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