



COMMUNITY DEVELOPMENT DEPARTMENT
CITY HALL
10300 TORRE AVENUE • CUPERTINO, CA 95014-3255
TELEPHONE: (408) 777-3308 www.cupertino.org

NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

TO: Interested Individuals; Responsible Agencies; and County Clerk of Santa Clara

FROM: City of Cupertino, Community Development Department
10300 Torre Avenue
Cupertino, CA 95014
Contact: Rebecca Tolentino, Senior Planner (RebeccaT@cupertino.org or 408-777-3313)

The City of Cupertino has prepared an Initial Study to evaluate the environmental impacts of the project identified below, as required by the California Environmental Quality Act (CEQA). The Initial Study concludes that the project described below would not have a significant effect on the environment, and therefore, the City proposes to adopt a Mitigated Negative Declaration (MND). The project is not listed as a hazardous materials site under Section 65962.5 of the Government Code.

The purpose of this notice is to inform the public of the City's intent to adopt a MND for the project, and to provide an opportunity for public comments on the draft MND/Initial Study. As mandated by State law, the minimum review period for this document is 30 days. The public comment period for this document begins on **July 11, 2014** and ends on **August 10, 2014**.

Persons having comments on the draft MND/Initial Study are invited to furnish their comments in writing to the address above.

The draft MND, Initial Study, and reference documents are available for review at the City of Cupertino Community Development Department located at 10300 Torre Avenue, Cupertino, CA, 95014, Monday through Friday from 7:30 AM to 4:30 PM. The documents are also available online at: <http://www.cupertino.org/index.aspx?page=1139>.

PUBLIC MEETINGS AND HEARINGS

- The Environmental Review Committee hearing to discuss the draft MND/Initial Study is tentatively scheduled on **Monday, August 11, 2014 at 9:30 AM** in the EOC Room located at 10300 Torre Avenue, Cupertino, CA, 95014.

- The Planning Commission hearing to provide a recommendation to the City Council on the project and the draft MND/Initial Study is tentatively scheduled for **Tuesday, August 12, 2014 at 6:45 PM** at Cupertino Community Hall located at 10350 Torre Avenue, Cupertino, CA, 95014.
- The City Council hearing to take action on the project and adopt the draft MND/Initial Study is tentatively scheduled for **Tuesday, September 2, 2014 at 6:45 PM** at Cupertino Community Hall. The City Council hearing for the second reading of the rezoning application is tentatively scheduled for **Tuesday, October 7, 2014 at 6:45 PM** in Cupertino Community Hall.

Please note that agendas are subject to change. Please contact the Planning Department at 408-777-3308 or the City's website at www.cupertino.org/agenda to confirm the hearing dates.

PROJECT INFORMATION AND LOCATION

Project Name: Parkside Trails Residential Project
Application Nos.: EA-2014-04, GPA-2014-01, Z-2014-02, DA-2014-01, DP-2014-03, ASA-2014-04, TM-2014-02, TR-2014-14
Location: The project site is located off Stevens Canyon Road, immediately south of existing residences on Ricardo Road (APNs 351-10-028 and -043; and project-related parcels: APNs 356-27-026, 356-05-005, 356-05-007, 356-05-008 and 356-05-009).

PROJECT DESCRIPTION

The project applicant is requesting approval of a General Plan Amendment, Rezoning and Tentative Map to subdivide a 42.4-acre site into three parcels, the Residential (8.5 acres), Corridor (4.1 acres), and Park (29.8 acres) parcels, and further subdivide the Residential parcel into 18 residential lots and two common area lots for a proposed 18-unit single-family residential Planned Development. Approval of a Development Permit, Architectural Site Approval, Development Agreement, and Tree Removal Permit is also requested for the proposed development and for the removal and replacement of 135 protected trees. The General Plan land use designation and Zoning designation of the Residential, Corridor and Park parcels are proposed to be amended from *Very Low Density (5-20 Acre Slope Density Formula)* and *Residential Hillside (RHS)* to: *Low Density (1-5 DU/GR. Ac)* and *Planned Single-Family Residential Development with a minimum lot size of 10,000 square feet (P(R1-10))* (Residential parcel); *Riparian Corridor* and *OS, Open Space* (Corridor parcel); and *Parks and Open Space* and *OS, Open Space* (Park parcel). A Mitigated Negative Declaration is proposed.