



Notice of Intent to Adopt a Mitigated Negative Declaration

Date: March 8, 2018

To: Public Agencies, Organizations and Interested Parties

From: City of Fremont, Planning Division

Subject: Notice of Public Review and Intent to Adopt a Mitigated Negative Declaration

Pursuant to the *State of California Public Resources Code* and the *Guidelines for Implementation of the California Environmental Quality Act*, as most recently amended, this is to advise that the City of Fremont has prepared an Initial Study to evaluate the environmental effects of the project identified below:

Project Title: Villas of Mission

Project Location: 36341 Mission Boulevard, Fremont, CA 94536, City of Fremont, Alameda County, APN: 507-0020-007-02

Project Description: The applicant is proposing a General Plan Amendment to change the land use designation from General Commercial to Medium Density Residential (14.6 to 29.9 dwelling units per acre), a Rezoning from General Commercial to R-3-18, Multifamily Residential, Vesting Tentative Tract Map No. 8220, and a Private Street entitlement to allow development of a new 13-unit residential subdivision with townhomes on a 0.79-acre site located in the Niles Community Plan Area.

Based upon the conclusions set forth in the Initial Study, the City of Fremont proposes to adopt a Mitigated Negative Declaration. The project site is not on a list of hazardous material sites as described by Government Code 65962.5 (Cortese List).

Public Review Period: A 30-day public review period will begin on March 9, 2018. Written comments must be submitted to the City of Fremont, Planning Division (address noted below) no later than April 9, 2018. The draft Initial Study/Mitigated Negative Declaration and reference documents are available for review on the City's website at: <https://fremont.gov/430/Environmental-Review>. All environmental documents are also available for review at 39550 Liberty Street, Fremont.

Public Hearing: The Planning Commission will consider the proposed project and recommendation to adopt a Mitigated Negative Declaration at a public hearing tentatively scheduled for April 12, 2018 at 7:00 PM in the City Council Chambers located at 3300 Capitol Avenue, Fremont, CA 94538.

Further details may be obtained from David Wage, Associate Planner.

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