

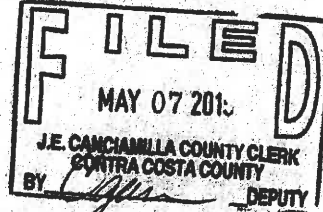
# CALIFORNIA ENVIRONMENTAL QUALITY ACT NOTICE OF DETERMINATION

To:  Office of Planning and Research  
For U.S. Mail:  
P.O. Box 3044  
Sacramento, CA 95812-3044

Street Address:  
1400 Tenth St., Rm 113  
Sacramento, CA 95814

From:  
Contra Costa County  
Dept. of Conservation and Development  
30 Muir Road  
Martinez, CA 94553  
(925) 674-7205

County Clerk  
County of: Contra Costa  
555 Escobar Street  
Martinez, CA 94553



State Clearinghouse Number (if submitted to State Clearinghouse):  
Project Title: Heritage Point Mixed Use Project  
Project Applicant: Community Housing & Development Corporation  
Project Location: Northeast Corner of Chesley Ave & Fred Jackson Way, North Richmond, CA  
Project Description:

**COMMUNITY HOUSING & DEVELOPMENT CORP.** (Applicant) - **CONTRA COSTA COUNTY** (Owner), County Files #GP13-0004, MS14-0007 & DP14-3026: 1.) General Plan Amendment to change the land use designation from Commercial (CO) and Single Family High Density (SH) to Mixed Use (MU); 2.) A Vesting Tentative Map to combine seven lots into 2 lots, and; 3.) A Preliminary and Final Development Plan to construct a 4-story, 42 unit, multi-family affordable housing development with small retail and office uses on the ground floor. Also proposed are frontage improvements which include modifications to the median strip in Fred Jackson Way to provide more room for emergency vehicles, possible off-site improvements along Fred Jackson way, north to the Wildcat Creek, involving sidewalk reconstruction, installation of corner curb cuts and/or bulb-outs, utility pole relocation and striping for bike lanes. Acquisition of an adjacent 1,080 sq. ft. property is also contemplated. The project is located at the northeast corner of Chesley Ave. and Fred Jackson Way in the unincorporated North Richmond area. ( Zoning P-1) ( APN's 409-080-001,020, 021, 016, 015 & 014 and 013)

The Development Plan (County File DP14-3026) and the Minor Subdivision (MS14-0007) was approved by the County Planning Commission on March 24, 2015 and;  
The General Plan Amendment (GP13-0004) was approved by the Board of Supervisors on May 5, 2015.

1. The project  will  will not] have a significant effect on the environment.
2.  An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.  
 A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures  were  were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan  was  was not] adopted for this project.
5. A statement of Overriding Considerations  was  was not] adopted for this project.
6. Findings  were  were not] made pursuant to the provisions of CEQA.

Notice of Determination sent to Office of Planning and Research.\*

This is to certify that the final Environmental Impact Report with comments and responses and record of project approval, or the Negative Declaration, is available to the General Public at:  
30 Muir Road, Martinez, CA 94553

Signature (Contra Costa County): John O'Connell Title: Senior Planner  
Date: 5/5/2015 Date Received for filing at OPR: \_\_\_\_\_

**AFFIDAVIT OF FILING AND POSTING**

I declare that on 5/7/15 I received and posted this notice as required by California Public Resources Code Section 21152(c). Said notice will remain posted for 30 days from the filing date.

Signature: [Signature] Title: Deputy Clerk  
Department of Fish and Wildlife Fees Due:

Applicant's Name: Community Housing & Development Corp  
Address: 1535 A Fred Jackson Way Richmond, CA 94801

<input type="checkbox"/>	EIR - \$3069.75
<input checked="" type="checkbox"/>	Neg. Dec. - \$2210.00
<input checked="" type="checkbox"/>	County Clerk - \$50
<input checked="" type="checkbox"/>	DCD - \$25

Total Due: \$ \_\_\_\_\_  
Total Paid: \$ \_\_\_\_\_  
Receipt # \_\_\_\_\_

\*Notice Of Determination may be sent by fax to (916)323-3018, if followed up with a duplicate mailed copy.  
Authority cited: Sections 21063, Public Resources Code.  
Reference Section 21000-21174, Public Resources Code.



State of California—Natural Resources Agency  
**CALIFORNIA DEPARTMENT OF FISH AND WILDLIFE**  
**2015 ENVIRONMENTAL FILING FEE CASH RECEIPT**

RECEIPT# 07-2015-154
STATE CLEARING HOUSE # (if applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY

LEAD AGENCY CCC DEPT OF CONSV & DEV			DATE 05/07/2015
COUNTY/STATE AGENCY OF FILING Contra Costa			DOCUMENT NUMBER 2015-201
PROJECT TITLE HERITAGE POINT MIXED USE PROJECT			
PROJECT APPLICANT NAME CCC CONSERVATION AND DEV DEPT			PHONE NUMBER ( 925 ) 674-7205
PROJECT APPLICANT ADDRESS 30 MUIR ROAD		CITY MARTINEZ	STATE CA
			ZIP CODE 94553
PROJECT APPLICANT (Check appropriate box):			
<input checked="" type="checkbox"/> Local Public Agency <input type="checkbox"/> School District <input type="checkbox"/> Other Special District <input type="checkbox"/> State Agency <input type="checkbox"/> Private Entity			

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$3,069.75	\$	0.00
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,210.00	\$	2,210.00
<input type="checkbox"/> Application Fee Water Diversion (State Water Resources Control Board only)	\$850.00	\$	0.00
<input type="checkbox"/> Projects Subject to Certified Regulatory Programs (CRP)	\$1,043.75	\$	0.00
<input checked="" type="checkbox"/> County Administrative Fee	\$50.00	\$	50.00
<input type="checkbox"/> Project that is exempt from fees			
<input type="checkbox"/> Notice of Exemption (attach)			
<input type="checkbox"/> CDFW No Effect Determination (attach)			
<input type="checkbox"/> Other			

PAYMENT METHOD:

Cash   
  Credit   
  Check   
  Other JV 3457

TOTAL RECEIVED \$ 2,260.00

SIGNATURE X	PRINTED NAME AND TITLE C.GARCIA DEPUTY CLERK
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County Receipt Number: 2265087