

RESOLUTION NO.

RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF SANTA ROSA  
ADOPTING A MITIGATED NEGATIVE DECLARATION AND MITIGATION  
MONITORING AND REPORTING PROGRAM FOR HEARN VETERANS VILLAGE  
SUBDIVISION, LOCATED AT 2149 WEST HEARN AVENUE – ASSESSOR’S PARCEL  
NUMBERS 134-011-012 & -013 - FILE NUMBER MIN21-001

WHEREAS, on February 17, 2021, the Hearn Veterans Village Tentative Parcel Map (Project), prepared by BKF Engineers, for subdivision of a 2.01-acre site into four lots, located at 2149 West Hearn Avenue, also identified as Sonoma County Assessor's Parcel Number 134-011-012 & -013, was submitted to Planning and Economic Development; and

WHEREAS, in accordance with the California Environmental Quality Act (CEQA) a draft initial study was prepared for the project; and,

WHEREAS, the draft initial study determined that, with incorporation of mitigation measures, the project would not have a significant effect on the environment and that a Mitigated Negative Declaration for the project should be prepared; and,

WHEREAS, the Initial Study/Draft Mitigated Negative Declaration was prepared and circulated for a 30-day public review period commencing on May 7, 2021; and,

WHEREAS, due to the COVID-19 pandemic and in accordance with Executive Order N-54-20 issued on April 22, 2020, the Initial Study/Draft Mitigated Negative Declaration document was made available for review on the Lead Agency’s public-facing website at <https://srcity.org/425/Plans-Studies-EIRs> for the same period of time that physical posting would otherwise be required, and all materials were also submitted electronically to the State Clearinghouse CEQAnet Web Portal; and

WHEREAS, four comments on the Initial/Study/Draft Mitigated Negative Declaration were received; and

WHEREAS, as required under CEQA, the Mitigation Monitoring and Reporting Program prepared for the project identifies the timing of, and the agency or agencies responsible for, enforcement and monitoring of each mitigation measure to be implemented to reduce potentially significant impacts to less than significant levels; and

WHEREAS, the project applicant has agreed to all mitigation measures set forth in the Mitigated Negative Declaration that are required to be implemented pursuant to CEQA to reduce potentially significant impacts resulting from the project; and

WHEREAS, the Mitigated Negative Declaration and related project and environmental documents are available for review at the City of Santa Rosa Planning and Economic

Development Department, during normal business hours, or online at <https://srcity.org/425/Plans-Studies-EIRs>. The custodian of the documents and other materials which constitute the record of proceedings for the proposed project is Monet Sheikhal, City Planner, Planning and Economic Development, 100 Santa Rosa Avenue, Room 3, Santa Rosa, CA 95404; and,

WHEREAS, the Planning Commission of the City of Santa Rosa has reviewed and considered the environmental study, the findings and determinations of the Environmental Coordinator, the proposed Mitigated Negative Declaration, the staff reports, oral and written, and the comments, statements, and other evidence presented by all persons, including members of the public, who appeared and addressed the Planning Commission at the public hearing held on June 10, 2021, and all comments and materials submitted prior thereto; and,

WHEREAS, the Planning Commission has before it all of the necessary environmental information required by CEQA to properly analyze and evaluate any and all of the potential environmental impacts of the proposed project.

NOW, THEREFORE, BE IT RESOLVED that the Planning Commission of the City of Santa Rosa, based upon the findings and the records and files herein, and the findings above made, hereby determines as follows:

1. That the Mitigated Negative Declaration, which consists of the Initial Study/Draft Mitigated Negative Declaration and a Mitigation Monitoring and Reporting Program, attached as Exhibit A, has been completed in accordance with CEQA and the CEQA Guidelines.
2. That the Planning Commission has reviewed and considered the information contained within the Mitigated Negative Declaration prior to acting on the proposed Tentative Parcel Map, and the Mitigated Negative Declaration reflects the independent judgment and analysis of the City.
3. That the monitoring and reporting of CEQA mitigation measures in connection with the site development will be conducted in accordance with the attached Mitigation Monitoring and Reporting Program.
4. That the Hearn Veterans Village proposed Tentative Parcel Map, to subdivide a 2.01-acre lot into four lots, will not have a significant effect upon the environment if the mitigation measures listed and identified in the Mitigated Negative Declaration, attached hereto and incorporated herein, are implemented prior to development of the subject property.

BE IT FURTHER RESOLVED that pursuant to CEQA Guidelines section 15074, the Planning Commission adopts the Mitigated Negative Declaration and Mitigation Monitoring and Reporting Program to require all reasonably feasible mitigation measures be implemented by means of project conditions, agreements or other measures as set forth in the Mitigation Monitoring and Reporting Program.

REGULARLY PASSED AND ADOPTED by the Planning Commission of the City of Santa Rosa on this 10<sup>th</sup> day of June, 2021, by the following vote:

AYES: ( )

NOES: ( )

ABSTAIN: ( )

ABSENT: ( )

APPROVED: \_\_\_\_\_  
KAREN WEEKS, CHAIR

ATTEST: \_\_\_\_\_  
EXECUTIVE SECRETARY

Attachments: Hearn Veterans Village Initial Study – Mitigated Negative Declaration (IS/MND)