



PALMDALE

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NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

Pursuant to Title 14 of the California Code of Regulations, Sections 15072 and 15073, as amended to date, this is to advise that the City of Palmdale, which is the lead agency overseeing this project, has completed a Mitigated Negative Declaration for the proposed project described below.

Project No.: Site Plan Review 21-002 and Density Bonus Agreement 21-001

Project Location: An approximately 8.4 acre site located south of Avenue Q-12 between 25th Street East and 27th Street East identified as Assessor's Parcel Number 3018-027-036, City of Palmdale, County of Los Angeles.

Project Description: The proposed project involves construction of a three-story, multi-family, residential development consisting of 149-units reserved for low-income residents and two market rate Manager's units. The proposed project includes a Site Plan Review and Density Bonus Agreement to allow 18-units per acre (80% increase) and incentives to request relief from: private open space requirements, travel distance to parking requirements, and to allow one washer and dryer for every ten dwelling units.

Public Review Period: The Mitigated Negative Declaration is available for public review and comment pursuant to California Code of Regulations, Title 14, Sections 15072 and 15073 (California Environmental Quality Act). All comments must be submitted in writing to the address below. Please refer to this project by the file/index numbers listed above. If you have no comment, no reply is necessary. The City of Palmdale does not limit public comments to only the circulation period. Comments can be submitted for consideration up until final action is taken by a vote of the approving authority. The review period has not been shortened pursuant to Section 15105 of the California Environmental Quality Act (CEQA) Guidelines. The comment period during which the City will receive comments on the Mitigated Negative Declaration is:

Starting Date: July 1, 2021

Ending Date: July 31, 2021

Public Hearing: The City of Palmdale Planning Commission is scheduled to make a decision regarding this project and the associated Mitigated Negative Declaration on August 12, 2021, in the City Council Chambers at 38300 Sierra Highway, Palmdale, California, 93550 at 7:00 p.m.

Responses and Comments: Please send your written comments to:

Benjamin Fiss, Senior Planner
City of Palmdale, Economic and Community Development Department
38250 Sierra Highway
Palmdale, California 93550
Phone (661) 267-5319, FAX (661) 267-5233
Email: bfiss@cityofpalmdale.org

Document Availability: Copies of the application, maps, plans, environmental documents, and other pertinent materials related to this application are available for public review at the Planning Division (38250 Sierra Highway) from 7:30 am to 6:00 pm Monday through Thursday. In addition, environmental documents are available for review at the Palmdale City Library (700 East Palmdale Boulevard, Palmdale, CA 93550). Additional information is also available on the City website at www.cityofpalmdale.org.



Megan Taggart
Planning Manager

7/1/21

Date