

FINDING OF NO SIGNIFICANT IMPACT
AND
NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

June 25, 2021

Santa Clara County - Office of Supportive Housing
2310 N. 1st St., Ste 201
San Jose, CA 95131

City of Sunnyvale
456 W. Olive Avenue
Sunnyvale, CA 94086

This Notice shall satisfy the above-cited two separate but related procedural notification requirements for activities to be undertaken by the County of Santa Clara and the City of Sunnyvale.

REQUEST FOR RELEASE OF FUNDS

On or about July 12, 2021 the County of Santa Clara and the City of Sunnyvale will each submit a request to the U.S. Department of Housing and Urban Development (HUD) for the release of federal funds. The combined County and City investment of federal funding is approximately \$1,500,605 in Home Investment Partnerships Program (HOME) funds as authorized by the National Affordable Housing Act of 1990, Title II, as amended; and 22 Project-Based Section 8 Vouchers, as authorized by United States Housing Act of 1937, Section 8 (c) (9), as amended, awarded by the Housing Authority of the County of Santa Clara. These funds will be used to undertake a project known as **Sunnyvale Block 15 Affordable Housing** for the purpose of providing affordable housing.

Sunnyvale Block 15 Housing Partners, L.P. proposes to acquire and develop the Sunnyvale Block 15 Affordable Housing project on a 1.44 acre site comprised of six parcels (APNs 165-13-045, -046, -073, -074, -068 and -069) with address 396, 402, 406 Charles Street and 365, 397 and 403 South Mathilda Avenue, Sunnyvale, Santa Clara County, California 94806. The proposal will demolish five (5) single family homes and construct two four-story buildings with subterranean garage and seven (7) two-story townhomes. A total of 90 units of affordable housing will be constructed with a mix of unit types. The unit mix will be 12 studios, 32 one-bedroom units, 23 two-bedroom units, 16 three-bedroom units and seven (7) three-bedroom townhomes for a total of 90 units. Subterranean garage parking with consist of 89 parking spaces, including three (3) Electric Vehicle (EV) charging stations and 23 bicycle parking stalls. The project includes 2,000 square feet of resident community space, 3,740 square feet of common space, 8,200 square feet of open space on the ground level and third floor, and 10,884 square feet of landscaping. The project is Transit-Oriented Development (TOD) and located within ½ mile of high quality transit (Caltrain) and ¼ mile of commercial facilities. The project is 100% affordable with 25% or 23 units reserved for adults with developmental disabilities.

Total project cost is estimated to be \$80,263,574.

FINDING OF NO SIGNIFICANT IMPACT

Acting as the Responsible Entity under a Lead Agency Agreement with the City of Sunnyvale, the County of Santa Clara has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act (NEPA) of 1969 is not required. Additional project information is contained in the Environmental Review Record (ERR). The ERR will be made available to the public for review electronically. Please submit your request by email to Eloiza Murillo-Garcia, eloiza.murillo Garcia@hhs.sccgov.org . The ERR can be accessed online at the following website: <https://bit.ly/2U0fjvm>

PUBLIC COMMENTS

Any individual, group or agency disagreeing with this determination or wishing to comment on the project may submit written comments to Eloiza Murillo-Garcia, eloiza.murillo@hhs.sccgov.org. All comments received on or before July 10, 2021, will be considered by the County of Santa Clara prior to submission of a request for release of funds. Comments should specify which Notice they are addressing.

ENVIRONMENTAL CERTIFICATION

The County of Santa Clara certifies to the U.S. HUD that Consuelo Hernandez, in her capacity as Director, Office of Supportive Housing, County of Santa Clara, in her capacity as NEPA Certifying Officer for the respective jurisdictions, consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorities, and allows the County of Santa Clara and the City of Sunnyvale to use Program funds.

OBJECTIONS

U.S. HUD Office will accept objections to the Responsible Entity's (RE) Request for Release of Funds and Environmental Certification for a period of fifteen days following the submission date specified above or the actual receipt of the request (whichever is later) only if they are on the following bases: (a) the certification was not executed by the Certifying Officer or other officer of the Santa Clara County approved by the U.S. HUD; (b) the RE has omitted a step or failed to make a determination or finding required by HUD regulations at 24 CFR Part 58 or by CEQ regulations at 40 CFR 1500-1508, as applicable; (c) the RE has omitted one or more steps in the preparation, completion or publication of the Environmental Assessment or Environmental Impact Study per 24 CFR Subparts E, F or G of Part 58, as applicable; (d) the grant recipient or other participants in the development process has committed funds for or undertaken activities not authorized by 24 CFR Part 58 before release of funds and approval of the environmental certification; (e) another Federal, State or local agency has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted in accordance with the required procedures (24 CFR Part 58) and shall be emailed to the HUD grant administration office at CPD_COVID-19OEE-SFO@hud.gov and todd.r.greene@hud.gov. Potential objectors should contact HUD to verify the actual last day of the objection period.

Consuelo Hernandez, Director and NEPA Certifying Officer
County of Santa Clara, Office of Supportive Housing