

City of  
**SACRAMENTO**

COMMUNITY DEVELOPMENT  
DEPARTMENT

300 RICHARDS BLVD 3<sup>rd</sup> FLR  
SACRAMENTO, CA  
95811

March 30, 2016

TO: Interested Persons  
FROM: Scott Johnson, Associate Planner  
SUBJECT: **NOTICE OF AVAILABILITY/INTENT TO ADOPT - SUSTAINABLE COMMUNITIES ENVIRONMENTAL ASSESSMENT (SCEA) FOR THE YAMANEE PROJECT (P15-047)**

REVIEW PERIOD: **April 1, 2016 through May 2, 2016**

The City of Sacramento, Community Development Department, Environmental Planning Services has completed the preparation of a draft Sustainable Communities Environmental Assessment (SCEA) for the Yamanee (P15-047) project. Mitigation measures have been identified for biological resources, cultural resources, hazards, hydrology and water quality, and vibration. The project site is not listed on the Cortese list enumerated under Section 65962.5 of the Government Code including, but is listed on the State Water Resources Control Board's GeoTracker database (file #: SL0606789259), (Sacramento County Loc Case #: RO0001703).

The document is now available for a 30-day public review and comment period. The comment period is from **Friday, April 1, 2016 through Monday, May 2, 2016**. You may review a copy or obtain an CD copy of the document at the 300 Richards Boulevard, 3<sup>rd</sup> Floor reception desk, Sacramento, CA 95811 between the hours of 9:00 AM and 4:00 PM, Monday through Friday. The draft Sustainable Communities Environmental Assessment is also available at:

<http://portal.cityofsacramento.org/Community-Development/Planning/Environmental/Impact-Reports>.

The proposed project is located at 2500 and 2508 J Street in the City of Sacramento in Sacramento County, California, and identified as Assessor Parcel Numbers (APNs) 007-0103-001, and 007-0103-002. The project site consists of approximately 0.44 acres south of, and adjacent to J Street, east of and adjacent to 25<sup>th</sup> Street, and north of Jazz Alley in Midtown Sacramento.

The project proposes demolition of the existing buildings on site, and construction of a new approximately 177,032 square foot (sf), multi-story, mixed-use building southeast of the intersection of 25th and J Streets that would accommodate approximately 10,889 square feet of ground-floor retail and restaurant space and up to 134 for-sale residential units. Another 3,605 square feet of building space is proposed on a mezzanine level for retail, storage, office, and/or restaurant seating space. The project proposes an open air courtyard with a vertical garden component in both the residential and commercial portions of the building. The project proposes a pedestrian walkway connecting J Street to Jazz Alley along the project site's eastern boundary.

Written comments regarding the Sustainable Communities Environmental Assessment should be received by the Community Development Department, **NO LATER THAN 5:00 p.m., Monday, May 2, 2016**. Written comments should be submitted to:

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300 Richards Boulevard  
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(916) 808-5842  
[srjohnson@cityofsacramento.org](mailto:srjohnson@cityofsacramento.org)

If you have questions regarding the project, please contact Teresa Haenggi, Project Planner at (916) 808-7554; Email: [thaenggi@cityofsacramento.org](mailto:thaenggi@cityofsacramento.org).