



**NOTICE OF INTENT TO CERTIFY  
PROPOSED FINAL EIR;  
ADOPT STATEMENT OF OVERRIDING  
CONSIDERATIONS; AND  
NOTICE OF PUBLIC HEARING  
CITY COUNCIL  
Tuesday, December 4, 2018 at 6:00 pm**

**FIRE STATION 10 PROJECT  
7952 Hollister Avenue, Goleta Ca  
Case Nos 17-044-GPA-RZ-DP and 17-069-DRB; APN 079-210-075**

**NOTICE IS HEREBY GIVEN** that the City of Goleta has completed a Final Environmental Impact Report (Final EIR), SCH #2017081066, for the Fire Station 10 project, as described below, along with a proposed Addendum to the City's General Plan/Coastal Land Use Plan 2006 Final EIR (SCH#2005031151), 2009 Supplemental EIR and subsequent addenda. Further, the City Council of the City of Goleta will conduct a public hearing on the adequacy of the Final EIR, the Addendum to the General Plan/Coastal Land Use Plan and on the project merits as follows:

**HEARING DATE/TIME**      **Tuesday, December 4, 2018, 6:00 pm**

**HEARING LOCATION:**      **Goleta City Hall, Council Chambers  
130 Cremona Drive, Suite B, Goleta, CA 93117**

**ENVIRONMENTAL REVIEW FINDINGS:** The proposed Final EIR was prepared in accordance with applicable law including the California Environmental Quality Act (Public Resources Code §§ 21000, et seq., "CEQA"), the regulations promulgated thereunder (14 Cal. Code of Regulations, §§ 15000, et seq.), and the City's Environmental Review Guidelines. The City of Goleta is acting as the Lead Agency for this project. The Final EIR identifies and discusses potential impacts, mitigation measures, monitoring requirements, and residual impacts for identified subject areas. Significant and unavoidable cumulative impacts are identified in the areas of short-term Aesthetics/Visual Resources and short term Noise (during construction). Potentially significant but mitigable effects on the environment are anticipated in the following areas: Aesthetics/Visual Resources, Biology (short term during construction), Cultural Resources, Geology and Soils, Hydrology, and Transportation (short term during construction). To approve the Fire Station 10 project, the City Council would need to adopt a Statement of Overriding Considerations in accordance with applicable law.

**PROJECT DESCRIPTION:** City of Goleta Neighborhood Services and Public Safety (NSPS) Department has requested approval of the Fire Station 10 project. The site location noted above has a Visitor Serving (C-V) General Plan land use designation and is zoned Limited Commercial (C-1) in the Coastal Zoning Ordinance. The request

is also to approve the Addendum to the City's General Plan/Coastal Land Use Plan 2006 Final EIR pursuant to 14 California Code of Regulations §§ 15164 et seq. and certify the proposed project Final EIR, adopt the Mitigation Monitoring and Reporting Program (MMRP), and adopt a Statement of Overriding Considerations (SOC), pursuant to 14 California Code of Regulations §§ 15090.

The project requires a General Plan Amendment from Visitor Serving Commercial (C-V) to Public/Quasi-Public (P-S); a Rezone from Limited Commercial (C-1) to Professional and Institutional (PI); a Development Plan with Modifications for rear and side yard setback encroachments of two accessory structures, and front yard setback for public parking lot encroachment and a Conceptual Coastal Development Permit to allow the construction of the Fire Station 10 to serve western Goleta. The proposal includes development of a new, three-apparatus bay fire station of approximately 11,600 square feet in size on a 1.21-acre parcel adjoined by public right-of-way or 0.30 acres that will be incorporated into the site. The project will be built to Silver LEED standards and include Hydrogen Sulfide (H<sub>2</sub>S) monitoring equipment. Additionally, the project will include a public parking lot with seven spaces (twelve feet from Hollister Avenue), employee parking for nine spaces at the rear of the site, site access, landscaping, a perimeter block wall along the northern property line and a wrought iron fence along the eastern property line. The building will include a reception area, training and operational areas, a community room/training room with a 30-person capacity for Fire and City staff to conduct public meetings. Site development also includes a bifurcated above-ground fuel tank (250-gallon gasoline and 1,000-gallon diesel), an emergency generator, outside hose drying racks, a soldier pile wall at the mid-slope northern property line, landscaping and site frontage improvements including sidewalk, curb, gutter and bike lane. Preliminary earthwork quantities are estimated to be 1100 cubic yards (CY) of cut, 2300 CY of fill and 1200 CY of import.

The request is also to certify the proposed Final EIR, adopt the Mitigation Monitoring and Reporting Program ("MMRP"), and adopt a Statement of Overriding Considerations ("SOC"), pursuant to 14 California Code of Regulations Title 14 Chapter 3 § 15090 (the CEQA Guidelines). The City Council is the final decision maker for all the items described.

**PROJECT LOCATION:** The site location noted above has a Visitor Serving (C-V) Goleta General Plan/Coastal Land Use Plan designation and is zoned Limited Commercial (C-1) in the Coastal Zoning Ordinance. APN: 079-210-075.

**CORTESE LIST:** Further, the site is not listed on any hazardous waste facilities or disposal sites as enumerated under Section 65962.5 of the California Government Code (the "Cortese list").

**PLANNING COMMISSION RECOMMENDATION:** On October 8, 2018 the Planning Commission of the City of Goleta held a public hearing on Case Nos. 17-044-GPA-RZ-DP and 17-069-DRB and recommended adoption of the Final EIR with errata sheet, MMRP, and SOC and project approval to the City Council of the City of Goleta.

**PUBLIC COMMENT:** All interested persons are encouraged to attend the public hearing and to present written and/or oral comments. Written comments may be sent to the City Clerk email: [cityclerkgroup@cityofgoleta.org](mailto:cityclerkgroup@cityofgoleta.org); or mail: Attn: City Council and City Clerk at 130 Cremona Drive, Suite B, Goleta, CA 93117. In order to be disseminated to the City Council for consideration during the Council meeting, written information must be submitted to the City Clerk no later than Monday at noon prior to the City Council meeting. Material received after this time may not be reviewed by the City Council prior to the meeting. For further, information please contact Vyto Adomaitis, NSPS Director at (805) 961-7555, [vadomaitis@cityofgoleta.org](mailto:vadomaitis@cityofgoleta.org), or Laura Bridley, Contract Planner at (805) 896-2153, [lbridley@cityofgoleta.org](mailto:lbridley@cityofgoleta.org).

**DOCUMENT AVAILABILITY:** The proposed Final EIR and all documents referenced therein are currently available and may be obtained at the City of Goleta, 130 Cremona Drive, Suite B, Goleta, CA 93117. The proposed Final EIR is posted on the City's web site at [www.cityofgoleta.org](http://www.cityofgoleta.org). Staff reports and related materials for the City Council meeting will be available at least 72 hours prior to the meeting.

**Note:** In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this hearing, please contact the City Clerk's Office at (805) 961-7505. Notification at least 72 hours prior to the hearing will enable City staff to make reasonable arrangements.

**Note:** If you challenge the City's final action on this project in court, you may be limited to only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City on or before the date of the hearing (Government Code §65009[b][2]).

Publish: *Santa Barbara Independent*, November 21, 2018