

CITY OF NEVADA CITY

PROJECT INFORMATION QUESTIONNAIRE

The information provided in this questionnaire will be used for preparation of the project Initial Study (environmental review) and for overall project review. All questions must be answered completely with legible responses, typed or in black ink, providing more than a simple "yes", "no" or "NA" response. Attach separate written discussion pages where needed to provide a complete response.

1. **Project Description:**

- a. Describe the proposed project including any proposed phasing:

See attached response

- b. Are any exceptions to required standards proposed or required for this project (a Variance, a ~~Petition for Exceptions~~ or a Management Plan to encroach into any sensitive resources)? *If yes, identify the nature of the proposed variance, exception or management plan:*

No

- c. **Code Violations:** To your knowledge, are there any Code violations occurring on this property, including the issuance of a Warning Notice or a Citation for the subject property? yes no *If yes, describe:*

2. **Land Use:**

- a. Does this project have a relationship to a larger project or a series of projects?
 yes no *If yes, describe:*

- b. Describe existing on-site land uses:

Existing facility houses administrative staff for Nevada County Superintendent of Schools.

- c. Describe surrounding land uses, indicating distance to nearest residence:

Within 300 feet of nearest residence. Land uses include SFR, Church, Fire Dept, Light Industrial/Office.

- d. Describe project potential to change the character of the surrounding area, including the loss of open space.

We do not anticipate any change to the character of the surrounding area.

e. Will this project displace any residential units? ___ yes no *If yes, describe:*

f. Will this project result in a population increase in the immediate project area?
___ yes no Explain:

g. List any specialized plans or zoning restrictions applicable to this project site, e.g., an "SP" zoning, a Master Plan, a Specific Plan, an Area Plan, an Airport Land Use Plan?

None

3. **Geology/Soils:** N/A - No grading or excavation is required.

a. A Preliminary Grading Plan is attached. ___ yes ___ no

b. A Soils/Geologic Report is attached. ___ yes ___ no

c. Slopes that exist on site prior to grading:

Gentle (0-10%) _____ sq. ft/acres _____ % of site

Rolling (10-30%) _____ sq. ft/acres _____ % of site

Steep (more than 30%) _____ sq. ft/acres _____ % of site

___ 30%> slopes are cross-hatched or highlighted on the site plan or tentative map

d. Does the project propose to encroach into slopes of 30% or greater?
If yes, is a Management Plan included in this application? ___ yes ___ no

e. Is the site on filled land? ___ yes ___ no *If yes, explain:*

f. Are there existing erosion problems or geologic hazards occurring on this site, such as landslides, mudslides, ground failures, earthquake faults or similar hazards? *If yes, describe:*

g. Will a grading permit be required? ___ yes ___ no
If yes, have you attached a preliminary grading plan? ___ yes ___ no

Describe proposed site grading:

How many cubic yards of soil will be imported, exported or moved on site?

Maximum proposed depth and slope of any excavation and the type: _____

Grading material sources or disposal sites: _____

Transport methods and haul routes: _____

The location and height of any proposed or required retaining walls: _____

4. **Water Quality:**

a. Describe any water bodies on, or adjacent to, the property, including lakes, rivers, creeks, seasonal and/or perennial water courses, irrigation ditches or drainage swales.

None

b. Is there a floodplain on or within 100 feet of this project site? *If yes, is it identified on the Federal Emergency Management Agency (FEMA) maps and have you included a copy of that map with this application?* ___ yes no

c. For development projects, describe impervious surfacing created by this project: None -

Lot Coverage:

	<u>EXISTING</u>		<u>PROPOSED</u>	
building coverage	_____	%	_____	%
surfaced areas	_____	%	_____	%
landscaped areas	_____	%	_____	%
permanent open space (excluding <u>required</u> landscaping)	_____	%	_____	%
Total	100	%	100	%

existing facility

d. Describe any discharge to surface waters that will result from this project, including any wastewaters other than storm water runoff that may be present in the discharge:

none

e. Identify the water body or feature that receives runoff waters, describing proposed methods for treating and controlling runoff before it enters the drainage or watercourse.

none

f. Will a permit be required from the California Regional Water Quality Control Board? ___ yes no *If application for a State permit has been made, provide the permit #: _____.*

g. Are there any wetlands or riparian areas on this site? _____ yes no

If yes, describe: _____

Will wetlands be affected by the proposed project? ___ yes no

Will an Army Corps of Engineers wetlands permit be required? ___ yes no
If yes, is correspondence to or from the Army Corps attached? ___ yes ___ no

h. Does this project propose to encroach into the required buffer from any perennial or seasonal waterbodies or riparian area? ___ yes no

If yes, is a Management Plan included in this application? ___ yes ___ no

5. **Air Quality:**

a. Describe any air pollutants, i.e. dust, smoke, fumes or odors, which may be generated by this project both during and after construction (short and long term impacts).

None. existing facility

b. Is the project site mapped within an area known to contain naturally occurring asbestos?
 yes no Source of information: _____

6. **Transportation/Circulation:**

a. A traffic study is included with this application. yes no

b. Does this project require/include a Petition for Exceptions? yes no

c. Describe the access roads serving this project:

Road name	Right of Way width	Surfacing	Finish grade
<u>Nevada City Hwy.</u>	_____	_____	_____

d. Is the access road serving the site a dead-end road? yes no If yes, what is the distance to the nearest through road?

e. Who provides the road maintenance for each road accessing your project?
City of Nevada City, City of Grass Valley

f. Will this project result in substantial or cumulative impacts to the circulation system in this area? yes no Explain:
Project will result in fewer users and reduce the current impact in the area.

g. What road improvements are proposed? none

h. Describe how this project provides for pedestrian needs,

NCSOS currently researching state requirements for crosswalk to offsite bus stop. A walking path from parking lot to street corner currently exists. Proposed plan includes adding DS + stepping stones to existing path.

i. Describe how this project will provide transportation alternatives

1) The estimated number of employees or residents that will work/live on the project site. Earle Jamieson currently employs six permanent staff members. We average 9-15 students, with a maximum number of 20.

- 2) Identify existing and potential alternatives to individual automobile use, including but not limited to, access to public transportation services, bicycle racks, or provisions for developer-sponsored carpooling or bussing.

Current parking lot has 37 spaces. Proposal will reduce # of spaces to 25. Public transportation is available across the street at the cross-roads of NC Hwy + Ridge Rd. (see map attached)

- 3) Proposals to incorporate one or more measures into the project to ensure use of viable alternatives.

none

- 4) For projects employing 50 or more persons: describe feasible measures for reducing auto dependence.

N/A - 6 employees only

7. **Biological Resources:** N/A - Existing facility

- a. Is the required Biological Inventory attached? yes no
 b. Is a Management Plan for encroachment into sensitive biological resources required? yes no *If yes, is it included in the Inventory?* yes no

c. How many native oaks exist on the project site? _____

d. How many oaks have trunk diameters of 36" or more, measured at breast height (4')? _____

e. Number, size, type and location of trees that will require removal, including those for road and sewage disposal construction (as shown on site plan):

f. Is a Tree Protection Plan for trees to be retained attached or addressed in your Biological Inventory? yes no

g. Does this project have the potential to preclude the future use of any natural resource i.e., forests or water? yes no *If yes, explain:*

h. Has this site been logged site in the last 10 years? yes no

If yes, was a Timber Harvest Plan approved? yes no

Is there an active Timber Harvest Plan on file? yes no

If yes to either, a copy of the approved and/or proposed Plan(s) is attached.

8. **Mineral Resources:** N/A - Existing Facility

- a. Is this site mapped as an MRZ-2, Significant Mineralized Area, by the State Dept. of Conservation? yes no

- b. Does this project have the potential to deplete any non-renewable minerals?
___ yes ___ no *If yes, explain:*

a. **Risk of Upset/Health Hazards** N/A Existing facility

- a. Have you included the required Nevada County Hazardous Materials/Waste Statement with this application? ___ yes no
- b. Do you have knowledge, or is there evidence, of any past, potentially hazardous materials use, including underground fuel storage tanks, dumpsites, or surface or subsurface mining activity? ___ yes no

If yes, a Phase I Assessment must be submitted with this application. Contact the County Department of Environmental Health for information regarding what research must be conducted for the specified past use.

- c. Does this project propose the handling, storage or transportation of any potentially hazardous materials, toxic substances, flammables or explosives? ___ yes no

If yes, briefly describe the potentially hazardous materials:

- d. Will the proposed project include the use of hazardous materials in quantities greater than 55 gallons, 200 cubic feet or 500 pounds? ___ yes no

If yes, have you attached a Hazardous Materials Inventory Statement with this application? ___ yes no

- e. Does this project propose, or will this project result in, the generation of hazardous waste as defined by the California Health & Safety Code, Chapter 6.5?
___ yes no

- f. Does this project propose fuel tanks, either above or below ground? *If yes, in what quantities?*
no

- g. Is this project site within two air miles of an airport? ___ yes no

If yes, is the project site mapped with the boundaries of an airport Comprehensive Land Use Plan (CLUP)? ___ yes ___ no

10. **Noise:**

- a. Is a Noise Study attached? ___ yes no

- b. Describe any noise-sensitive land uses (homes, schools, hospitals, churches, libraries, nursing homes) within a half-mile of the project site.

Proposal is to relocate a school for students in grades 7-12. We have a maximum capacity of 20 students who are constantly supervised to ensure noise levels are contained. No noise impact is anticipated.

- c. Describe any noise that will be generated by this project both during and after construction; identifying the noise source and the hours of operation for the noise generating use, including any outdoor activity areas, i.e., storage yards, outdoor music, playgrounds, animals pens.

Existing facility, no construction noise. Outdoor recreation area will be in use during school hours, 8:00-2:00 M-F. Students are constantly supervised. No noise impact. (see attached project description)

11. **Public Services:**

- a. List agencies providing the following public services to your project site:

Fire Protection: NC Fire
 Domestic water: NID
 Sewage disposal: City of Nevada City
 Road maintenance: City of Nevada City
 Other special districts: _____

- b. If public sewer is proposed, how many EDUs are allocated to this site? existing
 c. How many EDU's are required for the proposed use? existing
 d. Is trash and recycling service available to serve the project site? yes ___ no
 e. As a result of this project will there be significant amounts of solid waste generated, including stumps or inert matter? ___ yes no *If yes, describe how the solid waste will be handled/removed:*

existing facility

- f. Within what Fire Severity zone is the project site mapped (Moderate, High or Very High) on the CalFire Fire Severity Hazard maps? _____

- g. Will this project result in the need for additional public services including fire, police, water, sewage disposal or recreation, including annexation to a special district?

___ yes no *If yes, describe:*

Existing facility

12. **Utilities & Services Systems:**

- a. List the public utilities that are available to serve the project site and the entities that provides service:

Telephone: AT+T

Electricity: PG+E

Gas (propane or natural gas) Natural gas - PG+E

High speed internet service: Nev County INET Fiber Optic Network

- b. Will this project require the extension of service for any energy source?
 ___ yes no *If yes, describe:*

- c. Will this project require the recording of a new utility easement?
 ___ yes no *If yes, the proposed easement must be shown on the site plan.*
- d. Describe how this project maximizes energy efficiency, i.e., utilizes alternative energy sources,
No alternative energy sources
- e. What type of sewage disposal system is proposed for this project (public sewer, individual septic systems, community system, centralized system)?
Existing public sewer

13. **Aesthetics:**

- a. Will there be a change to any highly visible ridgelines or any scenic viewsheds?
 ___ yes no Existing facility
If yes, is a Management Plan included in this application? ___ yes ___ no

- b. Is this project visible from a scenic highway, a large population center, or a public recreation area? ___ yes no *If yes, describe:*

- c. Does this project propose any outdoor storage, activity or use (other than parking)?
 yes ___ no *If yes, describe the use:*

Proposal includes converting lower portion of parking lot into recreational area with basketball hoop for student use.

- d. Does this project propose new fencing? yes ___ no *If yes, describe fence type, height, materials and colors:*

6 ft. chain link fence to enclose small area of

existing parking lot for student recreational use as indicated on site plan.

- e. Will this project require the installation of new overhead utility lines, visible from public roadways or adjacent properties? ___ yes no *If yes, describe:*

- f. Is any new exterior lighting proposed? ___ yes no Existing facility, no proposed changes to exterior lighting.
If yes:
 Is the location of all exterior lighting shown on the site plan? ___ yes ___ no

Is a comprehensive Lighting Plan included in this application, which describes existing and proposed lighting, the number and type of light fixtures, i.e., compact-fluorescent, metal-halide, incandescent; the location (wall-mounted, pole); and type of shielding to prevent off-site light spill? ___ yes ___ no (see photos attached)

14. Agriculture: N/A Existing facility

a. Is this project site mapped on the State Dept. of Conservation Important Farmlands Map, as Prime, Unique or a Farmland of Statewide or Local Importance?
 yes X no If yes, is a Management Plan for encroachment into important agricultural lands included with this project? yes no

b. Is this project site, or an adjacent site, contracted for an Agricultural Preserve (Williamson Act), yes X no

c. Is there a Conservation Easement recorded for the project site, or an adjacent site?
 yes X no

d. Is there an agricultural use established on or adjacent to this parcel?
 yes X no If yes, describe the use:

e. Is the project site irrigated? X yes no
If yes, what is the water source (well, treated, raw water, or?):
Existing landscaping will remain the same.

f. Has the site ever been evaluated under the LESA (Land Evaluation & Site Assessment) system? yes X no
 If yes, a copy of the evaluation is attached.

g. Will this project prohibit or decrease agricultural production, on or off-site?
 yes X no If yes, describe:

15. Cultural Resources: N/A Existing facility

a. A letter from the North Central Information Center is attached, recommending whether an on-site Cultural Resources Inventory be conducted.

b. An Inventory was conducted and is attached.

c. An Inventory is not attached because:
 The North Central Information Center determined that an inventory is not required due to project size or sensitivity level (see letter).
 An on-site inventory was conducted for a previous project and is on file with the Planning Department, County File No#: _____.

16. Recreation:

a. Describe any public recreational facilities existing or proposed on the project site, including trails. Describe any known historic, public use of this site.

None

Development project information (not applicable to Tentative Maps)

17. **Proposed use:**

a. Proposed use/occupancy type: School

b. Building type & hazard classification: _____

c. Days & hours of operation: School hrs 8⁰⁰ a.m. to 2⁰⁰ p.m. M-F

d. Total number of employees: 6

e. Describe any outdoor activity proposed, including area square footage:

Convert portion of existing parking lot into small recreation area with basketball hoop.

f. Number of parking spaces, pursuant to _____ Zoning Regulations:

	<u>Required</u>	<u>Proposed</u>
Regular stalls:	_____	<u>23</u>
Compact stalls:	_____	_____
Wheelchair accessible:	_____	<u>2</u>
TOTAL:	_____	<u>25</u>

g. Are loading bays or drop off areas proposed or required? No. Parents will park in ~~the~~ existing parking spaces. Students supervised and escorted into building by school staff.

18. **Building Characteristics of each proposed building:**

a. Building size in square feet (existing and proposed):

1st floor _____ 3rd floor _____
2nd floor _____ 4th floor _____

N/A existing building

b. If assembly area without fixed seats, state UBC and/or designed occupancy: _____

c. Building height, measured from average finished grade to highest point _____

d. Proposed exterior building:

	<u>Materials</u>	<u>Colors</u>
Roofing:	_____	_____
Siding:	_____	_____
Trim:	_____	_____
Windows:	_____	_____

e. Describe proposed architectural features or details (roof overhangs, offsets, wainscoting, etc) incorporated to comply with applicable _____ Design Guidelines:

19. **Building Permits:** List any building or grading permits related to this project that have been applied for and/or issued.

none

20. **Signage:** N/A Existing signage will remain.
 ___ A Comprehensive Sign Plan been submitted that identifies: Earle Jamieson Educational
 ___ a. Number of signs Options added to
 ___ b. Total sign square footage current sign with same
 ___ c. Sign style (wall sign, monument, free-standing) design, lettering & style.
 ___ d. Sign lighting (See attached photo)
 ___ e. Sign placement/location
 ___ f. Design, e.g., colors, materials, lettering style

21. **Residential Projects** N/A not residential

- a. Number of dwelling units:
 Single-family _____
 Multiple-family _____
- b. If multiple family or condominium project, number of dwelling units with:
 One Bedroom _____ Two Bedrooms _____
 Three Bedrooms _____ Four or More Bedrooms _____
- c. Does this project include a conversion of residential real property to a condominium project? ___ yes ___ no

If yes, have you provided tenant notice pursuant to Sec. 66427.4 of the Subdivision Map Act, and attached a report on the impact to tenants are required by Sec. 66427.4?
 ___ yes ___ no

If yes, you must provide verification of such notice.
 Is that documentation attached? ___ yes ___ no

.....
I understand that failure to provide a complete and accurate response to all questions on this form may deem this application incomplete and may result in project processing delays.

Signature of () Property Owner(s) or (X) Authorized Representative that completed this document:
Holly Hummer Date: 3-10-16