



DATE: August 8, 2022

SUBJECT: **NOTICE OF AVAILABILITY/INTENT TO ADOPT THE MITIGATED NEGATIVE DECLARATION**

PROJECT: Bell Avenue Commercial Center Project (P20-016)

COMMENT

PERIOD: August 12, 2022, to September 1, 2022

LOCATION: The 2.34-acre project site is located at 1556 Bell Avenue in the City of Sacramento, California. The project site, identified by Assessor's Parcel Numbers (APNs) 237-0162-007, 008, -009, -010, -011 and 012.

The City of Sacramento, Community Development Department, Environmental Planning Services has completed preparation of a Draft Mitigated Negative Declaration for the Bell Avenue Commercial Center Project (P20-016) and intends to present the document for adoption as part of project review.

The document is now available for a 20-day public review and comment period. The comment period is from **August 12, 2022, to September 1, 2022.**

PROJECT DESCRIPTION: The proposed project would include construction of a 3,150 square foot drive-through restaurant, a 2,670 square-foot drive-through restaurant, and a 16,965 square-foot, two-story retail and office building on three parcels (includes a lot-line adjustment from 6 to 3 parcels. This request includes demolition of two existing structures (commercial and residential). The project entitlements include a request for a Rezone of approximately 0.34 acres from Single-Family Dwelling (R-1) zone to General Commercial (C-2) zone; 2) Conditional Use Permit for two (2) drive-through restaurants; and 3) Site Plan and Design Review.

The Draft Mitigated Negative Declaration is available online at:

www.cityofsacramento.org/Community-Development/Planning/Environmental/Impact-Reports

Written comments regarding the Draft Mitigated Negative Declaration should be received by the Community Development Department, **NO LATER THAN 5:00 p.m. on Thursday, September 1, 2022.** (NOTE: due to COVID 19, the Public Counter is CLOSED). All comments should be submitted via email or mailed to:

Scott Johnson, Senior Planner
Community Development Department
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Tel: (916) 808-5842

If you have questions about the environmental review process, please contact Scott Johnson. If you have questions about the project, please contact Jose Quintanilla, Associate Planner at (916) 808-5879 or JQuintanilla@cityofsacramento.org.