



M E M O R A N D U M
DEPARTMENT OF PUBLIC WORKS
TAHOE ENGINEERING DIVISION
County of Placer

TO: Board of Supervisors DATE: April 27, 2021
FROM: Ken Grehm, Director of Public Works
By: Andy Deinken, Associate Civil Engineer
SUBJECT: Approve and Adopt Initial Study and Mitigated Negative Declaration / Tahoe City
Downtown Access Improvements

ACTION REQUESTED

Adopt a Resolution approving and adopting the Initial Study and Mitigated Negative Declaration (State Clearinghouse No. 2021020211/2) for the Tahoe City Downtown Access Improvements Project and direct staff to file a Notice of Determination.

BACKGROUND

The County of Placer proposes implementation of the Tahoe City Downtown Access Improvements Project, which includes the expansion of the existing public parking facility at Grove Street, improved pedestrian and bicycle access to Tahoe City commercial businesses and recreation amenities, driveway and parking reconfigurations, and construction of a section of Class 1 multi-use trail. The project is consistent with the Tahoe City Mobility Plan (TCMP) and Active Transportation Plan (ATP) for the Lake Tahoe Region, and is identified as Tahoe Regional Planning Agency (TRPA) Environmental Improvement Project (EIP) 03.02.01.0041.

Project features include expansion of the existing public parking facility from 61 parking stalls to 94 parking stalls and two (2) Americans with Disabilities Act (ADA) compliant parking stalls (96 parking stalls in total), an optional public restroom facility, up to three (3) electric vehicle charging stations, public safety lighting, two loading/delivery areas, stormwater improvements, landscaping, three (3) improved ingresses, and an approximately 1,255-linear-foot section of Class 1 multi-use trail. Additionally, the existing golf ball screen will be replaced with a new screen that conforms to current golf industry protection standards. The expansion of the existing public parking facility will serve adjacent recreation uses and facilities such as the dog park, ball field, and Tahoe City Golf Course, as well as other nearby recreation amenities. These improvements are expected to maintain and improve intersection level of service (LOS) and provide for a minor reduction in vehicle miles traveled (VMT) through redistribution of existing daily vehicle trips and reduced reliance on the private automobile to access the Tahoe City commercial corridor and nearby recreational uses.

To implement the improvements, the Hole 2 putting green of the Tahoe City Golf Course will be relocated approximately 100 feet north of the existing location. The green relocation will require up to 17,670 square feet of temporary soil disturbance but will result in no new permanent land coverage. However, new permanent land coverage, approximately 17,046 square feet, will result from expansion of the existing public parking facility and new section of Class 1 multi-use trail commencing at Grove Street, traversing the Tahoe City Golf Course parcel boundary with commercial businesses, and ending at the Tahoe City Lodge site. New land coverage that is classified as non-exempt by TRPA will be transferred in from land coverage removed, restored, and banked by Placer County's Snow Creek Restoration project. The Project design and proposal include compliance measures for clear conformance with federal, state, regional, and local regulations and ordinances.

Project construction requires private parcel easements. Also, as needed, temporary construction easements and/or rights of entry documents are planned for private property connections to the expanded public parking facility for landscaping, revegetation, and driveway repaving. The Project

proposes no change to existing driveway ingress locations and would result in no change to the State Route (SR) 28 public right-of-way (ROW). Additionally, Project actions would create no change to the existing commercial buildings; these existing structures are within the Project area boundary but are excluded from the Project's disturbance area.

Cardno, Inc. (Consultant), prepared an Initial Study / Mitigated Negative Declaration (IS/MND) and determined that the Project includes potential short-term environmental impacts associated with the following resource areas: Water Quality, Biological Resources, Cultural and Tribal Cultural Resources. However, with the implementation of the mitigation measures identified in the IS/MND, all potential impacts from the proposed Project would remain less than significant. Under the California Environmental Quality Act (CEQA), an Environmental Impact Report and consideration of alternatives is only required when there is substantial evidence supporting a fair argument that the proposed Project may produce significant environmental impacts. Accordingly, an IS/MND has been determined to be the appropriate document for the proposed Project.

Staff complied with CEQA noticing requirements by posting a Notice of Intent to Adopt (NOI) in the March 12, 2021 edition of the Sierra Sun newspaper, and by mailing a notice of the opportunity to review the environmental document to owners of adjacent properties within 300 feet of the proposed Project. Also notified were any interested parties, responsible and trustee agencies, and the County Clerk.

Full copies of the IS/MND were made available to the public to review at County offices and on the County website.

The IS/MND was released on March 8, 2021, for a 30-day public comment period. No public comments were received.

RECOMMENDATION

1. Adopt the IS/MND for the Project, supported by the following findings:
 - a. The Initial Study and Mitigated Negative Declaration were each prepared as required by law.
 - b. There is no substantial evidence in the record as a whole that the Project as mitigated may have a significant effect on the environment.
 - c. The Mitigated Negative Declaration as adopted for the Project reflects the independent judgment and analysis of the County of Placer, which has exercised overall control and direction of its preparation.
 - d. The mitigation plan / mitigation monitoring program prepared for the Project and approved and adopted.
 - e. The custodian of records for the project is the Placer County Director of Public Works, 3091 County Center Drive, Auburn, CA 95603.

ENVIRONMENTAL IMPACT

With implementation of the proposed mitigation measures, the Project as proposed will not have a significant impact on the environment. Therefore, the appropriate level of analysis for the Project is the proposed IS/MND.

FISCAL IMPACT

The total cost of the project is estimated to be \$910,000. Adoption of the IS/MND/IEC will allow the project to proceed through completion of the Project Approval/Environmental Documentation (PA/ED) phase. This phase is funded through a combination of State Transportation Block Grant (STBG) funds and Transient Occupancy Taxes, and is included in the Department of Public Works FY 2020-21 Final Budget under the line item PJ00533, Tahoe City Downtown Access Improvements.

ATTACHMENTS

Location Map

On File with the Clerk of the Board: Initial Study / Mitigated Negative Declaration

LOCATION MAP: TAHOE CITY DOWNTOWN ACCESS IMPROVEMENTS

