

NOTICE OF FINDING OF NO SIGNIFICANT IMPACT AND NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

Date of Notice: December 12, 2020

Responsible Entity [RE]: City of Salinas, Community Development Department, Housing Division

Address: 65 W. Alisal St., 2nd Floor Salinas, CA 93901

Telephone Number: (831) 758-7334

These notices shall satisfy two separate but related procedural requirements for activities to be undertaken by the City of Salinas.

REQUEST FOR RELEASE OF FUNDS

On or about December 29, the City of Salinas (City) will submit a request to the U.S. Department of Housing and Urban Development (HUD) for the release of HUD funds under Title I of the Housing & Community Development Act of 1974, as amended, to undertake a project known as Sun Rose Apartments located at 439 Soledad St., Salinas, California 93901 (APN 002-354-027-000) (Project) for the purpose of partially funding the construction of an 11-unit supportive housing facility in Salinas, CA. Interim, Inc. In collaboration with the City and Monterey County Behavioral Health, (MCBH) will develop property owned by Interim, Inc. since 1980 as supportive housing for very low-income adults with mental illness. The Project will be built on an approximately 0.3-acre site and proposes to demolish the existing 8-bd transitional housing structure on the site and build a new 11-unit supportive housing facility to house 8 transitional housing and 8 permanent housing residents.

Nine units will be permanent supportive housing for very low-income adults with psychiatric disabilities who are homeless, chronically homeless, or at-risk of chronic homelessness. Seven of the units will be studio apartments that will house one person each. Two of the units will be 1-bedroom apartments that house 1 person each. Nine units will be regulated under NPLH. One unit will be a studio apartment for a resident manager. One 8-bedroom unit will be transitional housing for 8 residents who are homeless or at-risk of homelessness, who have psychiatric disabilities, and who are enrolled in a full-service partnership under the MCHOME Program, a collaborative of Interim and MCBHB that provides outreach and intensive integrated services and housing for homeless adults. The one 8-bedroom transitional housing unit will be funded through other sources (capital, operating). Supportive services will be provided to all tenants funded by MCBH under an existing contract with Interim Inc., who will be the service provider.

Sun Rose Apartments will include an approximately 868 sq. ft. community room with a computer area shared by both transitional and permanent housing residents, a food prep area, two offices for supportive services and an approximately 110 sq. fit. laundry room with 2 washers and 2 dryers. The project will require the demolition of the existing structure, re-grading the site with cut and fill, construction of an approximately 33' tall 3-story building, 2 patios (1 sun, 1 covered), 8 parking spaces and the installation or replacement of curbing, gutters, sidewalks, storm drains and lighting as required. New utility connections to the mains in Soledad Street may be required.

The City of Salinas, Community Development Department, Housing Division, is planning to allocate Five Hundred Thousand Dollars (\$500,000.00) of Program Year 2020-21 CDBG Funds (Grant#: B-20-MC-06-0005) for the Sun Rose Apartments. Because the City of Salinas is

planning to allocate CDBG funding towards this Project, the allocated funding can only be used towards the construction of the 8-bedroom unit, which will be transitional housing unit for 8 residents who are homeless or at-risk of homelessness. Other funding sources from the County of Monterey include : Inclusionary Housing Funds; Whole Person Care; NPLH COSR & Capital funds; CDBG: B-19-UC-0011- \$294,939.67; B-18-UC-06-0011- \$561,260.42; B-17-UC-06-0011- \$56,566.48; CDBG PI- \$154,014.23. Private donations will also fund this project. The Total Development Cost is estimated to be \$8,532,975.

FINDING OF NO SIGNIFICANT IMPACT

The City of Salinas has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at City of Salinas Community Development Department, Housing Division, 65 W. Alisal Street, 2nd Floor, Salinas, CA 93901 and may be examined or copied weekdays 8:00 A.M to 5:00 P.M by appointment only due to the Covid-19 Pandemic. To make an appointment, please contact Ana Ambriz, Community Development Analyst, at 831-758-7338 or by e-mail at anaa@ci.salinas.ca.us. To receive a copy of the ERR by mail, please contact Ana Ambriz, Community Development Analyst, at 831-758-7328 or by e-mail at anaa@ci.salinas.ca.us. The ERR is also available online at the following website: <https://www.cityofsalinas.org/our-city-services/community-development/housing-and-community-development-division/rfps-public-notice>.

PUBLIC COMMENTS

Any individual, group, or agency may submit written comments on the ERR to the City of Salinas, Community Development Department, Housing Division, 65 W. Alisal St., 2nd Floor Salinas, CA 93901. All comments received by December 28, 2020 will be considered by the City of Salinas prior to authorizing submission of a request for release of funds to HUD. Comments should specify which Notice they are addressing.

ENVIRONMENTAL CERTIFICATION

The City certifies to HUD that Megan Hunter, Community Development Director, in her capacity as Certifying Officer consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorities and allows the City of Salinas to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and the City of Salinas certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of the City of Salinas; (b) the City of Salinas has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR part 58; (c) the grant recipient or other participants in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval

of a release of funds by HUD; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted in accordance with the required procedures (24 CFR Part 58, Section 58.76) and shall be address to U. S. Department of Housing and Urban Development (HUD), Office of Community Planning and Development, by email at RROFSFRO@hud.gov and SFCPDMail@hud.gov. Potential objectors should contact HUD by email at RROFSFRO@hud.gov and SFCPDMail@hud.gov to verify the actual last day of the objection period.

Megan Hunter, Community Development Director
Certifying Officer
City of Salinas, Community Development Department
65 West Alisal, 2nd Floor
Salinas, CA 93901
(831) 758-7334