



CITY OF REDDING

777 CYPRESS AVENUE, REDDING, CA 96001

P.O. BOX 496071, REDDING, CA 96049-6071

NEGATIVE DECLARATION

Parcel Map Application PM-2019-00369

SUBJECT Parcel Map Application PM-2019-00369

PROJECT DESCRIPTION The applicant has requested the division of 12.11 acres into 6 commercial parcels. The 12.11 acre parcel is located at the southeast corner of the East Cypress Avenue and Churn Creek Road intersection. It is currently developed with Taylor Motors (existing car dealership) on approximately 5 acres located at the intersection (Parcel 6) and an AutoZone Auto Parts store on approximately 1.2 acres located at the southern end of the parcel along Churn Creek Road. Parcels 1 through 4 are currently vacant and would take access from Churn Creek Road through a new public or private cul-de-sac street.

ENVIRONMENTAL SETTING Little Churn Creek is located adjacent to the east property line in a concrete-lined bottom and earthen-side channel. Outside of the developed areas of the parcel, it is essentially devoid of any vegetation, with a significant area having been disturbed and/or graded in the past for Christmas tree and other merchant sales. The undeveloped portion of the property is relatively flat with approximately five feet of fall from Churn Creek Road to the creek.

FINDINGS AND DETERMINATION

The City of Redding conducted an Initial Study (attached), which determined that there is no substantial evidence, in light of the whole record, that the proposed project may have significant effect on the environment. The preparation of an environmental impact report will not be required. If there are substantial changes that alter the character or impacts of the proposed project, another environmental impact determination will be necessary.

- 1. Based on the whole record (including the Initial Study and any supporting documentation), the City of Redding has determined that there is no substantial evidence that the project will have a significant effect on the environment.**
- 2. The Negative Declaration, with its supporting documentation, fully incorporated herein, reflects the independent judgment and analysis of the lead agency, which is the City of Redding.**

DOCUMENTATION

The attached Initial Study documents the reasons to support the above determination.

PUBLIC REVIEW DISTRIBUTION

Draft copies or notice of this Negative Declaration were distributed to:

- Shasta County Clerk
- U.S. Army Corps of Engineers, Redding
- California Department of Fish and Wildlife, Redding
- Central Valley Regional Water Quality Control Board, Redding
- California Native Plant Society, Shasta Chapter
- Shasta Environmental Alliance
- All property owners within 300 feet of the property boundary

PUBLIC REVIEW

- (x) Draft document referred for comments September 10, 2019.
- () No comments were received during the public review period.
- () Comments were received but did not address the draft Negative Declaration findings or the accuracy/completeness of the Initial Study. No response is necessary. The letters are attached.
- () Comments addressing the findings of the draft Negative Declaration and/or accuracy or completeness of the Initial Study were received during the public review period. The letters and responses follow (see Response to Comments, attached).

Copies of the Negative Declaration, the Initial Study, and documentation materials may be obtained at the Planning Division of the Development Services Department, City of Redding, 777 Cypress Avenue, Redding, CA 96001 and online at cityofredding.org. Contact: Senior Planner, Linda Burke, (530) 225-4027.



Lily Toy, Planning Manager

Date 9/6/2019

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 Attachments:
 A. Location map
 B. Initial Study



	GIS DIVISION INFORMATION TECHNOLOGY DEPARTMENT	LOCATION MAP PM-2019-00369 TAYLOR FAMILY REV. LIVING TRUST 2525 / 2581 / 2601 CHURN CREEK ROAD AP# 067-160-022	MTG. DATE:
	DATE PRODUCED: MARCH 4, 2019		ITEM:
			ATTACHMENT:
<small>P:\Planning\MapDocuments\Commission Maps\PM\PM-2019-00369.aprx</small>			