



**NOTICE OF AVAILABILITY
RECIRCULATED DRAFT ENVIRONMENTAL IMPACT REPORT
BRENTWOOD BOULEVARD SPECIFIC PLAN**

The City of Brentwood has completed a Recirculated Draft Environmental Impact Report (DEIR) for the Brentwood Boulevard Specific Plan (Project), located in eastern Contra Costa County. The City is the lead agency for this Project, which includes a General Plan amendment and a rezone to conform to the Brentwood Boulevard Specific Plan.

The Project is approximately 265 acres (310 acres including existing and future right-of-way) in size and is located along the Brentwood Boulevard frontage, beginning at Delta Road on the north and continuing to Second Street on the south. Approximately half of the Project (151 acres) is characterized as vacant land. The remaining acreage is developed with a combination of commercial, office, industrial, residential, and similar types of uses.

The vision for the Project is to transform the existing auto-oriented State Route 4 corridor into a more traditional boulevard with distinctive, unique, front-facing buildings. The Project also includes comfortable walkways and generous landscaping to provide an active, inviting, and attractive location for residents, workers, and visitors. The Project includes a cohesive arrangement of uses, building types, frontage treatments, and street designs that function as integral parts of a single urban structure. Taken together, the expectation is that the structure over time will result in an area comprised of an attractive and desirable streetscape environment along which well-designed buildings are located behind generous amounts of continuous landscaping and open space. The result is a prominent setting for new development and a framework for new neighborhood and workplace districts along one of the City's most visible corridors.

The Recirculated DEIR analyzes the potential development of the site with the following:

- 43.81 acres of Medium Density Residential (482 dwelling units);
- 3.03 acres of High Density Residential (54 dwelling units);
- 103.59 acres of Mixed-Use Commercial / Office / Industrial / Residential (1,456 dwelling units and 317,117 square feet of non-residential area);
- 79.88 acres of Mixed-Use Commercial / Office / Industrial (810,216 square feet of non-residential area); and
- 5.65 acres of open space.

The Recirculated DEIR analyzes potentially significant environmental impacts of the project in the following areas: Aesthetics; Land Use; Transportation and Circulation; Noise and Vibration; Air Quality (including GHG analysis); Biological Resources; Historical and Cultural Resources; Hazards; Population, Employment, and Housing; and Public Services and Utilities.

The Recirculated DEIR is available for public review via the City of Brentwood's website (www.brentwoodca.gov), in the Community Development Department at 118 Oak Street (through October 21st) and at 150 City Park Way (beginning October 24th), the City Clerk's office at 150 City Park Way, and the Brentwood Library at 104 Oak Street.

The Recirculated DEIR is available for review and comment from October 14, 2011 – November 28, 2011. All comments on the Recirculated DEIR must be received no later than 5:00 PM, November 28, 2011. Written comments may be sent via U.S. mail, e-mail, or fax to:

Community Development Department
Attn: Erik Nolthenius, Principal Planner
150 City Park Way
Brentwood, CA 94513
enolthenius@brentwoodca.gov
(925) 516-5407 [fax]

Separate notices will be provided at the time that public hearings are held to consider the Recirculated DEIR and the Brentwood Boulevard Specific Plan. Thank you in advance for your thoughtful consideration and review of the Brentwood Boulevard Specific Plan Recirculated DEIR.

If you have any questions about the Recirculated DEIR or the Project, please contact Erik Nolthenius by phone at (925) 516-5137 or via e-mail at enolthenius@brentwoodca.gov.