



INVESTING IN COMMUNITIES

**NOTICE OF FINDING OF NO SIGNIFICANT IMPACT ON THE ENVIRONMENT,  
NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS, AND  
NOTICE OF AVAILABILITY/INTENT TO ADOPT A MITIGATED NEGATIVE  
DECLARATION FOR THE  
COURTYARD INN REDEVELOPMENT TRANSIT ORIENTED DEVELOPMENT  
PROJECT**

August 26, 2016

La Shelle Dozier, Executive Director  
Sacramento Housing and Redevelopment Agency  
801 12th Street  
Sacramento, CA 95814

This revised notice replaces the previous notice dated August 19, 2016.

These notices shall satisfy three separate but related procedural requirements for activities to be undertaken by the Sacramento Housing and Redevelopment Agency (SHRA) under both the National Environmental Policy Act (NEPA) and the California Environmental Quality Act (CEQA)

**REQUEST FOR RELEASE OF FUNDS**

On or about October 6, 2016, Sacramento Housing & Redevelopment Agency (SHRA) will submit a request to the U.S. Department of Housing & Urban Development (HUD), Region IX, for the release of County funding under the HOME Investment Partnerships Program, Authorized under Title II of the Cranston-Gonzales National Affordable Housing Act of 1992, as amended, to undertake a project known as the Courtyard Inn Redevelopment Transit Oriented Development Project. The project is located at 3425 Orange Grove Avenue, North Highlands, CA 95660 (APN 240-0540-028-0000), and would rehabilitate the existing 148-room Courtyard Inn Motel into 72 units of 1-bedroom affordable apartments and the restaurant into community and office space, and construct 48 1- and 2-bedroom units in two new 3-story buildings along the curved southeast portion of the site. The project is consistent with the North Watt Avenue Corridor Plan.

**FINDING OF NO SIGNIFICANT IMPACT**

SHRA has reviewed and considered the proposed project and determined that the project will have no significant impact on the human or natural environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 is not required, and a Mitigated Negative Declaration has been

prepared under the California Environmental Quality Act. Additional project information is contained in the Environmental Review Record (ERR) on file at SHRA, 801 12th Street, Sacramento, CA 95814, and may be examined or copied weekdays from 9:00 a.m. to 4:00 p.m.

#### PUBLIC COMMENTS

The combined Initial Study/Mitigated Negative Declaration and Environmental Assessment/Finding of No Significant Impact is available for public review and comment. You may review a copy of the document at the address above. Any individual, group, or agency disagreeing with these determinations or wishing to comment on the project may submit written comments to SHRA NO LATER THAN 5:00 p.m., Wednesday, September 21, 2016. Comments should specify which Notice they are addressing. Written comments should be submitted to:

Vickie Smith, Agency Clerk  
vsmith@shra.org  
Sacramento Housing and Redevelopment Agency  
801 12th Street, Sacramento, CA 95814

A public hearing on the Project has been scheduled for October 19, 2016, 6:00 p.m. at the Sacramento Housing and Redevelopment Commission, 801 12th Street, Sacramento, CA 95814.

#### RELEASE OF FUNDS

SHRA certifies to HUD that La Shelle Dozier, in her official capacity as the Executive Director, 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 acceptance of the certification satisfies its responsibilities under NEPA and allows SHRA to use Program funds.

#### OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of funds and SHRA's certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if it is on one of the following bases: (a) the certification was not executed by the Certifying Officer of SHRA; (b) SHRA has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; or (c) the grant recipient has incurred costs 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) and shall be addressed to the Office of Community Planning and Development, One Sansome Street, Suite 1200, San Francisco, CA 94104-4430. Potential objectors should contact HUD to verify the actual last day of the objection period.

La Shelle Dozier, Executive Director  
Sacramento Housing & Redevelopment Agency