



CITY OF SACRAMENTO

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CITY MANAGER'S OFFICE
RECEIVED

JAN 3 1980

January 3, 1980

DEPARTMENT OF ENGINEERING

915 I STREET SACRAMENTO, CALIFORNIA 95814
CITY HALL ROOM 207 TELEPHONE (916) 449-5281

City Council
Sacramento, California

R. H. PARKER
CITY ENGINEER

J. F. VAROZZA
ASSISTANT CITY ENGINEER

Honorable Members in Session:

SUBJECT: Resolution Approving Negative Declaration for 1980-81 Community Development Block Grant (CDBG) Application

SUMMARY

The Environmental Coordinator has reviewed the subject project and finds that it will not have a significant adverse effect on the physical environment and therefore recommends that the project and a Negative Declaration be approved by the City Council.

BACKGROUND

In accordance with State EIR Guidelines for Implementation of the California Environmental Quality Act of 1970, dated December 1976, an Initial Study was performed. As a result of this study, it was determined that the 1980-81 Community Development Block Grant (CDBG) Application would not have a significant adverse effect on the physical environment and a draft Negative Declaration was prepared. On December 21, 1979 the Negative Declaration was filed with the County Clerk. On December 24, 1979 Notice of Opportunity for Public Review of the draft Negative Declaration was published in The Sacramento Union. The appropriate length of time has elapsed for receipt of comments regarding the Negative Declaration, with no comments having been received.

RECOMMENDATION

The Environmental Coordinator recommends that the attached resolution be passed which will:

1. Determine that the proposed project will not have a significant effect on the environment.
2. Approve the Negative Declaration.
3. Approve the project.
4. Authorize the Environmental Coordinator to file a Notice of Determination with the County Clerk.

APPROVED
BY THE CITY COUNCIL

JAN 15 1980
OFFICE OF THE
CITY CLERK

Recommendation Approved:

Respectfully submitted,

William H. Edger

John Varozza
R. H. PARKER
City Engineer

Walter J. Slupe, City Manager

RHP/lc

January 8, 1980
Various Districts

RESOLUTION No. 80-042

Adopted by The Sacramento City Council on date of

January 8, 1980

RESOLUTION APPROVING NEGATIVE DECLARATION
FOR 1980-81 COMMUNITY DEVELOPMENT BLOCK
GRANT (CDBG) APPLICATION

WHEREAS, on December 21, 1979, R. H. Parker, the Environmental Coordinator of the City of Sacramento, filed a Negative Declaration with the County Clerk of Sacramento County for the following proposed City initiated project:

1980-81 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) APPLICATION

WHEREAS, the prescribed time for receiving appeals has elapsed and no appeals were received,

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

1. That the proposed project 1980-81 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) APPLICATION will not have a significant adverse effect on the environment.
2. That the Negative Declaration for the above-described project is hereby approved.
3. That the above-described project is hereby approved for the 1980-81 COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) APPLICATION.
4. That the Environmental Coordinator is authorized to file with the County Clerk a Notice of Determination for said project.

APPROVED
BY THE CITY COUNCIL

JAN 15 1980
OFFICE OF THE
CITY CLERK

MAYOR

ATTEST:

.....

CITY CLERK

NEGATIVE DECLARATION

Pursuant to Division 6, Title 14, Chapter 3, Article 7, Section 15083 of the California Administrative Code and pursuant to the Procedures and Guidelines for preparation and processing of Environmental Impact Reports (Resolution 78-172) adopted by the City of Sacramento, pursuant to Sacramento City Code Chapter 63, the Environmental Coordinator of the City of Sacramento, California, a municipal corporation, does prepare, make, declare, publish, and cause to be filed with the County Clerk of Sacramento County, State of California this Negative Declaration regarding the project described as follows:

1. Title and Short Description of Project:
1980-81 Community Development Block Grant (CDBG) Application -
The application includes a Housing Action Program and Community Development Program describing the specific projects proposed for implementation with this year's entitlement of \$5.0 million in federal CDBG funds.
2. Location of Project: CDBG funded activities will take place in the following designated Community Development target areas: Central City, Alkali Flat, Oak Park, Del Paso Heights, Glen Elder, Strawberry Manor, Gardenland/Northgate, Meadowview, Woodbine, Freeport Manor, East Del Paso Heights, Fobla & City Farms. A map depicting these areas is attached in the study.
3. The Proponent of the Project: City of Sacramento
4. It is found that the project will not have a significant effect on the environment. A copy of the initial study is attached, which documents the reasons supporting the above finding and any mitigation measures included in the project to avoid any potentially significant effects identified in the initial study.
5. The Initial Study was Prepared by Thomas V. Lee, Associate Planner
6. A copy of the Initial Study and this Negative Declaration may be obtained at 915 - I Street, Room 207, Sacramento, California 95814.

APPROVED
BY THE CITY COUNCIL

JAN 15 1979

OFFICE OF THE
CITY CLERK


DATED: 12-19-79

Environmental Coordinator of
the City of Sacramento,
California, a municipal
corporation

ENDORSED:
Filed

DEC 21 1979

J.A. SIMPSON ERIC
BY AL WOODS
DEPUTY

By 
R. H. PARKER, City Engineer

CITY OF SACRAMENTO

INITIAL STUDY

References are to California Administrative Code, Title 14, Division 6, Chapter 3, Article 7, Section 15080.

1. Title and Description of Project (15080(c)(1))

1980-81 Community Development Block Grant (CDBG) Application
See Attachment A

2. Environmental Setting (15080(c)(2))

The map included in Attachment A depicts target areas where activities carried out with CDBG funds will take place. These areas have been fully committed to urban development by past development patterns, existing plans, existing and projected public improvements, etc. The basic municipal service infrastructure necessary to service existing and planned development presently exists.

3. Environmental Effects - Attached checklist must be completed by person conducting initial study (15080(c)(3)).

4. Mitigation Measures - Attached list of mitigation measures must be completed by person conducting initial study (15080(c)(4)).

5. Compatibility with Existing Zoning and Plans (15080(c)(5))

All physical development projects to be carried out with CDBG funds are in conformance with the City General Plan, adopted community plans and, where applicable, Redevelopment Plans for their respective target areas.

Planning activities and related studies financed through the program may result in recommendations for amendments to these plans. In this case, amendments would be pursued through normal City procedures.

Date 12-19-79


(Signature)

Title Associate Planner

CITY OF SACRAMENTO
INITIAL STUDY
ENVIRONMENTAL CHECKLIST FORM

C.C. No. _____

Date: 12-19-79

I. BACKGROUND

1. Name of Project CDBG Program Application to the U.S. Dept. of Housing and Urban Development for FY 1980-81 entitlement funds
2. City Department Initiating Project City Manager's Office
3. Name of Individual Preparing Checklist Thomas V. Lee, Planning Department
4. Is Checklist Being Prepared for CEQA X or NEPA ?
5. Source of Funding of Project Title I U.S. Housing & Community Development Act of 1977

II. ENVIRONMENTAL IMPACTS

(Explanations of all "yes" and "maybe" answers are required under item III.)

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
1. <u>Earth</u>. Will the proposal result in:			
a. Unstable earth conditions or in changes in geologic substructures?	—	—	<u>X</u>
b. Disruptions, displacements, compaction or overcovering of the soil?	<u>X</u>	—	—
c. Change in topography or ground surface relief features?	<u>X</u>	—	—
d. The destruction, covering or modification of any unique geologic or physical features?	—	—	<u>X</u>
e. Any increase in wind or water erosion of soils, either on or off the site?	—	—	<u>X</u>
f. Changes in deposition or erosion of beach sands, or changes in siltation, deposition or erosion which may modify the channel of a river or stream or the bed of the ocean or any bay, inlet or lake?	—	—	<u>X</u>
g. Exposure of people or property to geologic hazards such as earthquakes, landslides, mudslides, ground failure, or similar hazards?	<u>X</u>	—	—
2. <u>Air</u>. Will the proposal result in:			
a. Substantial air emissions or deterioration of ambient air quality?	—	—	<u>X</u>
b. The creation of objectionable odors?	—	—	<u>X</u>
c. Alteration of air movement, moisture or temperature, or any change in climate, either locally or regionally?	—	—	<u>X</u>
3. <u>Water</u>. Will the proposal result in:			
a. Changes in currents, or the course or direction of water movements, in either marine or fresh waters?	—	—	<u>X</u>
b. Changes in absorption rates, drainage patterns, or the rate and amount of surface water runoff?	<u>X</u>	—	—
c. Alterations to the course or flow of flood waters?	—	—	<u>X</u>
d. Change in the amount of surface water in any water body?	—	—	<u>X</u>
e. Discharge into surface waters, or in any alteration of surface water quality, including but not limited to temperature, dissolved oxygen or turbidity?	—	—	<u>X</u>
f. Alteration of the direction or rate of flow of ground waters.	—	—	<u>X</u>
g. Change in the quantity of ground waters, either through direct additions or withdrawals, or through interception of an aquifer by cuts or excavations?	—	—	<u>X</u>
h. Substantial reduction in the amount of water otherwise available for public water supplies?	—	—	<u>X</u>

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
1. Exposure of people or property to water related hazards such as flooding or tidal wave?	—	—	<u>X</u>
4. <u>Plant Life</u> . Will the proposal result in:			
a. Change in the diversity of species, or number of any species of plants (including trees, shrubs, grass, crops, microflora and aquatic plants)?	<u>Y</u>	—	—
b. Reduction of the numbers of any unique, rare or endangered species of plants?	—	—	<u>Y</u>
c. Introduction of new species of plants into an area, or in a barrier to the normal replenishment of existing species?	—	—	<u>Y</u>
d. Reduction in acreage of any agricultural crop?	—	—	<u>Y</u>
5. <u>Animal Life</u> . Will the proposal result in:			
a. Change in the diversity of species, or numbers of any species of animals (birds, land animals including reptiles, fish and shellfish, benthic organisms, insects or microfauna)?	—	—	<u>Y</u>
b. Reduction of the numbers of any unique, rare or endangered species of animals?	—	—	<u>Y</u>
c. Introduction of new species of animals into an area, or result in a barrier to the migration or movement of animals?	—	—	<u>X</u>
d. Deterioration to existing fish or wildlife habitat?	—	—	<u>Y</u>
6. <u>Noise</u> . Will the proposal result in:			
a. Increase in existing noise levels?	<u>Y</u>	—	—
b. Exposure of people to severe noise levels?	—	<u>Y</u>	—
7. <u>Light and Glare</u> . Will the proposal produce new light or glare?	—	<u>Y</u>	—
8. <u>Land Use</u> . Will the proposal result in a substantial alteration of the present or planned use of an area?	—	—	<u>Y</u>
9. <u>Natural Resources</u> . Will the proposal result in:			
a. Increase in the rate of use of any natural resources?	—	—	<u>Y</u>
b. Substantial depletion of any nonrenewable natural resource?	<u>X</u>	—	—
10. <u>Risk of Upset</u> . Does the proposal involve a risk of an explosion or the release of hazardous substances (including, but not limited to, oil, pesticides, chemicals or radiation) in the event of an accident or upset conditions?	<u>X</u>	—	—
11. <u>Population</u> . Will the proposal alter the location, distribution, density, or growth rate of the human population of an area?	—	—	<u>Y</u>
12. <u>Housing</u> . Will the proposal affect existing housing, or create a demand for additional housing?	—	—	<u>X</u>
13. <u>Transportation/Circulation</u> . Will the proposal result in:			
a. Generation of substantial additional vehicular movement?	—	—	<u>X</u>
b. Effects on existing parking facilities, or demand for new parking?	—	—	<u>X</u>
c. Substantial impact upon existing transportation systems?	—	—	<u>X</u>
d. Alterations to present patterns of circulation or movement of people and/or goods?	—	—	<u>X</u>
e. Alterations to waterborne, rail or air traffic?	—	—	<u>X</u>
f. Increase in traffic hazards to motor vehicles, bicyclists or pedestrians?	—	—	<u>X</u>
14. <u>Public Services</u> . Will the proposal have an effect upon, or result in a need for new or altered governmental services in any of the following areas:			
a. Fire protection?	<u>X</u>	—	—
b. Police protection?	<u>X</u>	—	—

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
d. Parks or other recreational facilities?	<u>X</u>	—	—
e. Maintenance of public facilities, including roads?	<u>X</u>	—	—
f. Other governmental services?	<u>X</u>	—	—
15. <u>Energy</u> . Will the proposal result in:			
a. Use of substantial amounts of fuel or energy?	—	—	<u>X</u>
b. Substantial increase in demand upon existing sources of energy, or require the development of new sources of energy?	—	—	<u>X</u>
16. <u>Utilities</u> . Will the proposal result in a need for new systems, or substantial alterations to the following utilities:			
a. Power or natural gas?	—	—	<u>X</u>
b. Communications systems?	—	—	<u>X</u>
c. Water?	—	—	<u>X</u>
d. Sewer or septic tanks?	—	—	<u>X</u>
e. Storm water drainage?	—	—	<u>X</u>
f. Solid waste and disposal?	—	—	<u>X</u>
17. <u>Human Health</u> . Will the proposal result in:			
a. Creation of any health hazard or potential health hazard (excluding mental health)?	—	—	<u>X</u>
b. Exposure of people to potential health hazards?	—	—	<u>X</u>
18. <u>Aesthetics</u> . Will the proposal result in the obstruction of any scenic vista or view open to the public, or will the proposal result in the creation of an aesthetically offensive site open to public view?	—	—	<u>X</u>
19. <u>Recreation</u> . Will the proposal result in an impact upon the quality or quantity of existing recreational opportunities?	<u>X</u>	—	—
20. <u>Archeological/Historical</u> . Will the proposal result in an alteration of a significant archeological or historical site, structure, object or building?	—	<u>X</u>	—
21. <u>Mandatory Findings of Significance</u> .			
a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	—	<u>X</u>	—
b. Does the project have the potential to achieve short-term, to the disadvantage of long-term, environmental goals? (A short-term impact on the environment is one which occurs in a relatively brief, definitive period of time while long-term impacts will endure well into the future.)	—	—	<u>X</u>
c. Does the project have impacts which are individually limited, but cumulatively considerable? (A project may impact on two or more separate resources where the impact on each resource is relatively small, but where the effect of the total of those impacts on the environment is significant.	—	—	<u>X</u>
d. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	—	—	<u>X</u>

III. DISCUSSION OF ENVIRONMENTAL EVALUATION (Explanation of "Yes" or "Maybe" answers above. Numbers correspond to headings on the preceding checklist.)

1. Earth

b & c. Construction activities will result in minor changes in topography and soil characteristics. Due to the lack of unique land features in CDBG Target areas and the dispersed locations and small scale of individual projects, these impacts are not potentially significant. Projects will be individually assessed in relation to this factor.

g. (Geologic Hazard) - Because the entire state is considered to be seismically active the risk of earthquake damage exists to some degree. However since no active faults are known to exist and building code provisions provide protection against seismic risk, this factor is not considered potentially significant.

3. Water

b. (Drainage) - All construction will take place within developed areas serviced by municipal water and drainage systems. Individual projects will alter and probably increase surface water runoff through, for example, increased paving. Projects will be individually assessed in relation to this factor.

4. Plant Life

a. (Trees & Shrubs) - Individual projects particularly street improvement projects, may result in the removal of existing trees and shrubs. The importance of existing flora will be assessed with respect to each project and, where feasible, existing features will be retained. Where trees and shrubs are removed, these will be replaced at a ratio of one to one or better.

6. Noise

Some areas within the City (e.g. near airports and other major transportation corridors) experience higher levels of noise than is normally acceptable within a residential environment. Where such conditions exist, mitigation measures must be considered at the project level, according to Federal regulations. While the effects of noise may be significant in the case of a single project mitigation of noise impacts at the program level is not considered feasible since this is only one of many factors that must be weighed in relation to a given project.

7. Light & Glare

The installation of street lights, and perhaps other activities, will produce increased amounts of light and glare. Effects will be evaluated in relation to individual projects.

11 & 12. Population/Housing

The program is designed to have a positive effect on population and housing.

However, a potentially significant impact could result from the displacement of low and moderate income families as an indirect result of neighborhood upgrading. Displacement impacts are mitigated by relocation procedures and the overall program orientation towards providing housing assistance to disadvantaged households. See Item IV for further information.

14. Public Service

Individual activities will alter demands for municipal services in an undeterminable way depending on size, location, and purpose of a particular project. These effects will not be cumulatively significant because the basic capital facilities necessary to provide service exist, and because the rate of neighborhood change resulting from CDBG activities is expected to be gradual. Public services impacts will be individually assessed in relation to each project.

19. Recreation

Park improvement projects carried out with CDBG funds will improve the quality of existing recreational opportunities.

20. & 21. Archaeological/Historical

- a. Individual activities may impact historic/archaeological values through destruction of significant objects or the introduction of incompatible land use patterns. The historic preservation program and Federal guidelines for historic preservation will assure that adequate weight is given to preservation issues through the project level decision-making process. See Item IV for further information.

VI. Mitigation measures proposed to minimize environmental impacts for the project as identified above.

Implementation of the CDBG program as a whole may have a significant cumulative impact in two areas, population/housing and historic resources. With respect to these factors it is determined that CDBG program regulations contain adequate provisions to assure that the cumulative environmental effects will not be significant.

In addition individual projects may involve one or more environmental impacts which are individually or cumulatively significant. The individual assessment of CDBG projects is determined to provide adequate protection against significant environment impact in this case.

The following is a further discussion of mitigation measures incorporated into the CDBG program:

Relocation/Housing Assistance

Two basic types of displacement may occur as a result of the community development program. One is displacement due to government acquisition of private property. The other occurs as an indirect result of property value increases resulting in part from CDBG activities.

Because of the rehabilitation emphasis of the CDBG program, the number of residents subject to this first category of displacement is minimal. Households that are displaced will be relocated in accordance with provisions of Federal and State relocation laws which basically provide that displaced owners and renters be compensated for the full direct and indirect cost of relocating to comparable housing.

Secondary relocation effects resulting from a general neighborhood upgrading could be substantial in the case of low and moderate income residents who are generally less able to express market preference for housing. These impacts will be mitigated directly through housing-related programs carried out with CDBG funds which are specifically oriented towards low and moderate income groups. For example, the HOPE program provides direct grants to the elderly for essential home repairs. The SNAP program provides rehabilitation assistance and incorporates upper income eligibility limits. These measures will have the affect of limiting the number of disadvantaged households displaced directly or indirectly as a result of the program activities.

Historic Preservation

Program activities could adversely affect historic values, particularly in the downtown area, either directly through the destruction of historic structures or indirectly by altering the pattern of development in the vicinity of significant structures or districts. Program activities will also have indirect market effects which may alter, and perhaps improve, private incentives for historic preservation.

To assure that historic values are given adequate weight in the decision-making process, the following provisions have been incorporated into the CDBG program. By adoption of Chapter 32 of the City Code, a preservation program was formally established to identify and preserve significant structures and districts within the "Central City" area. A full-time Preservation Director administers the program which is supported primarily by CDBG funds. A nine-member preservation board was established to review requests for demolition of significant structures identified through a consultant's study and local efforts. The Preservation Board may suspend demolition of a significant structure for a period of up to six months or longer while options for preservation are explored. A Preservation Board Trust Fund has been established to assist in financing preservation projects.

In addition to the Preservation Program administered at the local level, the City must also comply with Federal historic preservation requirements where the potential for disruption of historic values due to CDBG activities may exist. Under the National Historic Preservation Act of 1966 (16 USC 470), the City is required to assess the affect of a project on any structure or district which is listed or eligible for listing on the "national Register of Historic Places" maintained by the National Park Service of the U.S. Department of the Interior. Procedures for accomplishing this have been established by the Advisory Council on Historic Preservation, a national group constituted to assess the affects of Federally-funded projects.

Individual Environmental Assessment of Projects Carried Out With CDBG Funds Which Could Have a Significant Impact on the Environment

Except for activities identified in Attachment A, the CDBG program is general in nature and does not identify (a) specific sites; (b) extent of projects; (c) quantity of work to be accomplished; (d) location of, or specifics regarding, housing units to be developed; or (e) other such information necessary to make a determination that an individual project may have a significant environmental impact. Many of the activities proposed for funding with the 1980-81 Federal entitlement are similarly lacking in sufficient detail to permit a final determination as to their environmental significance. The purpose of environmental review at this stage is to assess the overall impact of the CDBG program including the cumulative impacts of physical development projects carried out with CDBG funds. In conducting this review, the following factors were taken into account:

- The City Council's approval for filing of the three-year program, including the HAP, does not constitute irrevocable approval of specific projects, including those which will be individually assessed.
- The City Council's approval for filing of the three-year program including HAP, does not waive or grant any required permits or legislative actions necessary to carry out specific activities when identified.

- In subsequent years, specific projects, sites, and activities are to be identified in the H/CD application submitted for the program year. The specific activities, when identified, will be subject to environmental assessment.
- In the HAP, regardless of the number of housing units requested by a community, the number of units allocated to a community is dependent upon the housing assistance resources available to HUD Field Office jurisdictions.
- After HUD approval of the HAP, the Federal regulations indicate that all applications for development of specific housing projects within a community shall be referred to the local legislative body for review and recommendation prior to HUD action on such application.

HUD regulations for environmental review of the CDBG program (24 CFR part 58) specify that each separate activity funded be subject to a project level environmental review to assure, among other things, that applicable Federal standards in such areas as historic preservation, noise, plant and animal life, water and air quality are met. The Federal environmental review process, like CEQA, provides an opportunity for public review and comment. Funds will not be released for a particular activity until an environmental determination has been made. Funds may be redirected to another activity under Federal regulations if a particular project is found to be environmentally unsuitable.

For the above reasons, environmental determinations on individual projects included in the CDBG program, where applicable, will not be made until prior to a request to the Federal government for release of funds for the specific project under consideration. The individual environmental assessment of these projects under CEQA will be conducted in conjunction with the environmental review required under Federal Guidelines. A listing of CDBG program activities which have or will be subject to individual environmental assessment together with a preliminary determination for each is included in Attachment A.

V. Alternatives to the project which would produce less of an adverse impact on the environment (lower density, less intense land use, move building on site, no project, et cetera)

No Project - By not submitting a CDBG application prior to the established Federal deadline, the City would not be eligible to receive Federal funds under the Housing and Community Development Act of 1977 and none of the projects identified in the application would take place. Such an action is clearly unreasonable and will not be further discussed.

Modification of the CDBG Program - The CDBG Program is a continuous process through which Federal funds are allocated to various Community Development projects in accordance with priorities established at the local level. Federal regulations specifically permit modifications for the purpose of avoiding environmental effects. Such modifications can and, in the past, have been made subsequent to submission of the annual CDBG application to reflect new environmental information developed during the process.

VI. DETERMINATION

On the basis of this initial study:

- I find the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.
- I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the mitigation measures described in IV above have been added to the project or the possibility of a significant effect on the environment is so remote as to be insignificant.
- I find the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT IS REQUIRED.

Date 12-19-79

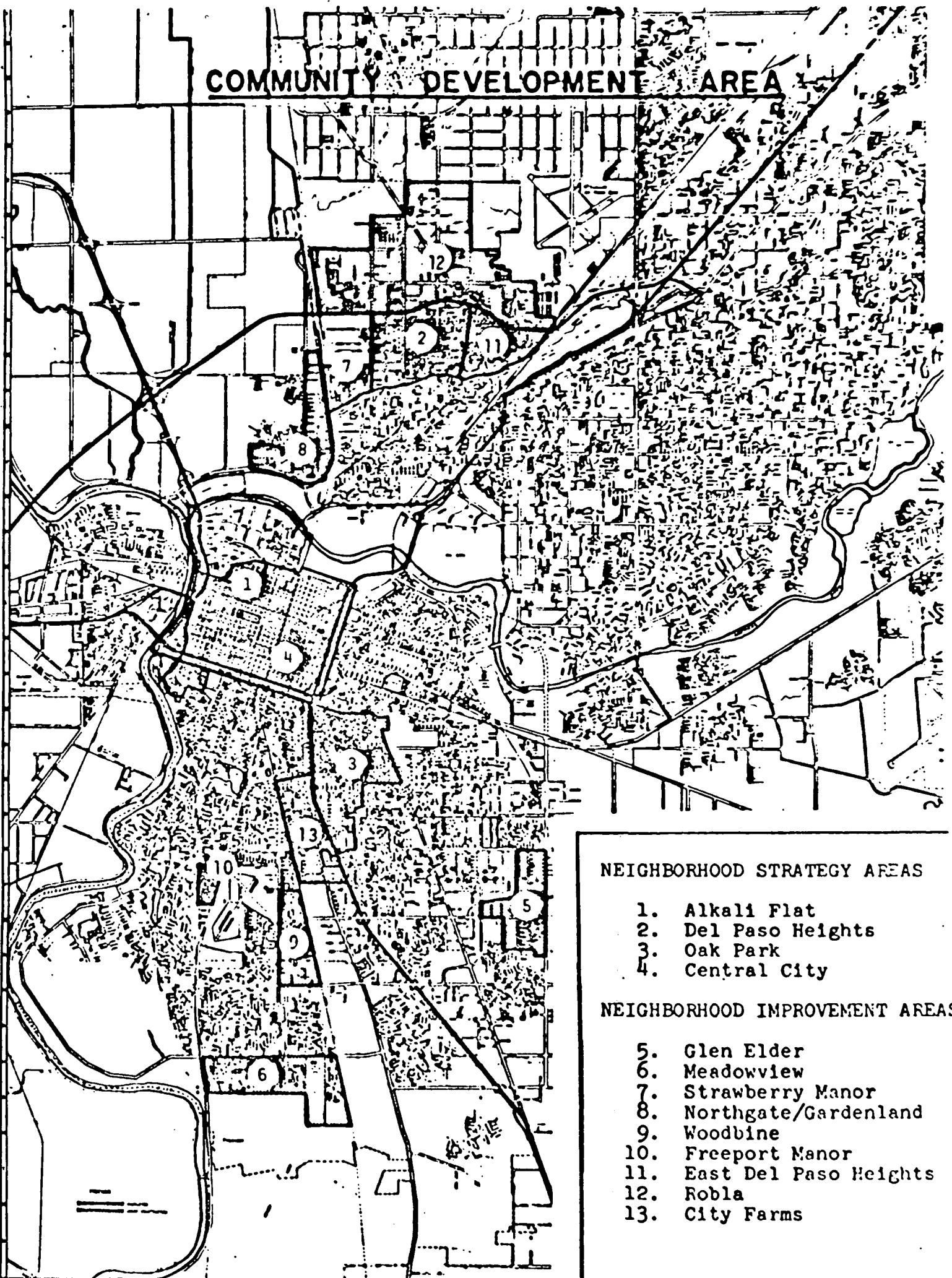


Thomas V. Lee

(Signature)

Title Associate Planner

COMMUNITY DEVELOPMENT AREA



NEIGHBORHOOD STRATEGY AREAS

1. Alkali Flat
2. Del Paso Heights
3. Oak Park
4. Central City

NEIGHBORHOOD IMPROVEMENT AREAS

5. Glen Elder
6. Meadowview
7. Strawberry Manor
8. Northgate/Gardenland
9. Woodbine
10. Freeport Manor
11. East Del Paso Heights
12. Robla
13. City Farms

"Attachment A"

PROJECT DESCRIPTION,
THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

I. The Federal Perspective

The U.S. Department of Housing and Urban Development (HUD) provides funds for neighborhood revitalization through the Community Development Block Grant (CDBG) program is put forward in Title I of the Housing and Community Development Act of 1977. The primary purpose of the CDBG program under Federal law is the development of the viable urban communities, including decent housing, a suitable living environment, and expanded economic opportunities, principally for persons of low and moderate income. Financial assistance is provided for activities initiated at the local level which are intended to achieve the following objectives:

- 1) Prevention and elimination of slums and blight.
- 2) Elimination of conditions detrimental to public health, safety, and general welfare.
- 3) Conservation and expansion of the City's housing stock.
- 4) Expansion and improvement of the quantity and quality of community services.
- 5) The more rational utilization of urban land and other resources, including support of economic development activities specifically intended to improve a community's tax base.
- 6) Reduction of the isolation of income groups through spatial deconcentration of housing opportunities for lower income groups and through activities intended to attract higher income residents to lower income neighborhoods.
- 7) Restoration and preservation of historic, architectural or aesthetic values.
- 8) The provision of expanded employment opportunities for low and moderate income persons.

Recipients of CDBG funds have broad discretion to structure a local program consistent with the above objectives and local priorities and preferences.

The CDBG Program is administered at the national level by HUD and at the local level by the City through various departments and agencies. The City Manager has overall responsibility for program administration at the local level.

Funding for the CDBG Program is through an annual appropriation by Congress which is apportioned among eligible jurisdictions on the basis of a

formula which takes into account such factors as population, degree of poverty, and degree of housing overcrowding. According to this formula the City's entitlement for the 1980-81 fiscal year is \$5.0 million.

To receive its entitlement of federal CDBG funds, the City must prepare and implement a local Community Development Program consistent with the above objectives and numerous other federal laws and directives. Among them is the requirement to assume environmental review responsibilities assigned to HUD under the National Environmental Protection Act (NEPA). Federal environmental review regulations are contained in Chapter 24 Part 580 of the Codified Federal Regulations (24 CFR Part 58). These and other materials pertinent to the CDBG Program are available for examination and copying at the Sacramento City Planning Department, 915 I Street, Room 308 upon request.

II. The 1980-81 Community Development Block Grant Application

The CDBG application consists of two basic elements: A Community Development Activities Program describing the specific projects proposed for implementation and a Housing Action Program. The documents themselves are available at the City Planning Department. A map depicting the CD areas are identified on the following page.

A. The Community Development Activities Program

This section describes specific projects to be implemented with CDBG funds during fiscal year 1980-81. Activities to take place within CD target areas are described together with a proposed one year funding level for each. The purpose of the Activities Program is to detail how the City intends to spend its 1980-81 federal entitlement of \$5.0 million. Activities and funding levels projected for subsequent years may be subject to change contingent on such factors as changing priorities at the local level and the availability of federal funds.

Projects funded through the CDBG Program can be generally described under three main headings, public improvements, rehabilitation, and land acquisition. A complete listing of projects is included as Appendix 1. The following is a brief description of the types of projects proposed:

- 1) Public Improvements Projects - These are intended to upgrade existing neighborhood facilities to contemporary standards. Most projects within this category involve residential street improvements such as curbs, gutters, sidewalks, street lights, repaving or some combination of these. A typical street improvement project would encompass a four to six block area which is for the most part fully developed. Existing street patterns and capacities would remain unchanged.

The remaining projects within this category involve improvements to existing City parks, the largest single project being the staged development of the Oak Park Community Center. An EIR covering this project has previously been prepared and ratified.

- 2) Rehabilitation Activities - These are intended to provide housing assistance to lower income families and to upgrade neighborhood conditions through improvements to existing structures. The largest single program in terms of funding is the Sacramento Neighborhood Assistance Program (SNAP) which provides low interest loans for major rehabilitation. It is expected that between fifty and sixty dwelling units per year will be rehabilitated at projected funding levels. Other programs provide grants to lower income families for minor home improvements or repairs such as insulation, painting, and adaptation for use by the handicapped. These programs would affect approximately 450 homes per year at projected funding levels.

Rehabilitation programs are available throughout all CDBG target areas. Participation is completely at the discretion of applicants so it is impossible to predict the location and degree of concentration of structures involved. A typical project would involve a single structure. Rehabilitation would be in accordance with all applicable City codes and plans.

Rehabilitation programs are administered by the Sacramento Housing and Redevelopment Agency (SHRA) in accordance with guidelines adopted by the City Council. Approval of the CDBG application would have the effect of providing additional funds for expenditure coexisting on previously approved programs.

- 3) Land Acquisition Projects - The Scattered Residential Site Acquisition Program is proposed for CD target areas in accordance with the Housing Assistance Plan and adopted redevelopment plans. Land will be purchased and, if necessary, cleared to make way for new residential development. Plans for redevelopment of land to be acquired have not yet been formulated.

B. The Housing Action Program

The Housing Action Program shall describe a program of actions to carry out each year's increment in order to achieve the three-year housing goal. The annual action program shall: 1) Specify, by tenure type, household type, and housing type, a realistic annual goal for the number of dwelling units or persons to be assisted, including the relative proportion of new, rehabilitated, and existing units best suited to the needs of lower-income persons identified by the City of Sacramento; and 2) set forth specific action, if any, to be undertaken during the program year to assure the implementation of the three-year housing assistance plan.

III. Environmental Review of the CDBG Program

The subject of this initial study is submission of the CDBG application to HUD. Upon approval by HUD, the City would be authorized to expend its annual entitlement of federal funds on the activities identified in

the CD Activities Program (see Appendix 1). The inclusion of a specific project in the CDBG Program, however, does not constitute an irreversible commitment to carry out that project. Flexibility exists under federal regulations to add or delete specific projects at anytime provided that consistency with overall program objectives is maintained. Specific provisions exist to redirect funds to another activity if a particular project is determined to be unsuitable on environmental grounds. The net effect of submission of the CDBG application then is that it enables the City to lay claim to its full entitlement of federal funds. Program changes can, and in the past, have been made.

The purpose of this initial study is to assess the cumulative impacts of the CDBG Program with emphasis on program objectives, the types of projects proposed and their general locations. Federal regulations require that, with the exception of planning and management function, each project be assessed in accordance with federal environmental review procedures described in 24 CFR Part 58 and in the HUD handbook entitled "Environmental Reviews at the Community Level" prior to submitting a request for release of federal funds. Where required, the appropriate environmental documentation for each separate project under the California Environmental Quality Act is prepared at this time. In the case of continuous projects such as rehabilitation activities undertaken by the Sacramento Housing and Redevelopment Agency, a separate environmental determination for each annual appropriation is not required under state or federal law unless there has been a significant change in the project.

In 1979, an initial study was performed on the three-year 1979-82 Community Development Block Grant Program. It was determined that the proposed three-year projects had no significant impact, therefore, a Negative Declaration was filed. This year's projects, 1980-81, were included in the three-year assessment with the exception of the following new projects: Fair Housing Program, Meadowview Service Center, SB 966 Administration, and Home Ownership/Home Improvement (HOHI). These projects are exempt. This initial study specifically addresses the 1980-81 CDBG projects which are consistent with the three-year Community Development goals, objectives and policies, proposed for implementation with this year's entitlement of \$5.0 million in federal CDBG funds.

The chart on the following page contains a listing of projects to be implemented with the 1980-81 federal entitlement that are subject to individual environmental assessment together with the current environmental status of each.

APPENDIX 1

1980-81 COMMUNITY DEVELOPMENT PROGRAM ACTIVITIES SUBJECT TO INDIVIDUAL ENVIRONMENTAL ASSESSMENT.

Activities proposed to be carried out with CDBG funds are described in Attachment A. With the exception of continuing staff activities which are not subject to environmental review, these activities are listed below together with a preliminary environment determination for each.

<u>ACTIVITY</u>	<u>PRELIMINARY DETERMINATION</u>	<u>REMARKS/REFERENCE TO CEQA GUIDELINES</u>
Sacramento Neighborhood Assistance Program (SNAP)	Exempt	Sec. 15101
Housing Opportunity Program for the Emergency (HOPE)	Exempt	Sec. 15101
Retrofit Grants for Handicapped Housing	Exempt	Sec. 15101
Painting/Beautification Program	Exempt	Sec. 15101
Relocation Assistance	Exempt	Sec. 15060
Home Ownership/Home Improvement (HOHI)	Exempt	Sec. 15060
Federal Section 312	Exempt	Sec. 15060
Community Development Rehabilitation Grant Program	Exempt	Sec. 15101
Scattered Residential Site Acquisition	Exempt	Sec. 15103
Fair Housing Program	Exempt	Sec. 15103
Grand Avenue Street Lighting Assessment District (A/D)	Assessment	
Del Paso Heights Street Improvements A/D #4B	Assessment	
Del Paso Heights Street Improvements A/D #5	Assessment	
Del Paso Heights Street Improvements A/D #6	Assessment	
Oak Grove Street Lighting A/D	Assessment	
Oak Park Complex Phase II	Exempt	Sec. 15061(e)
Sacramento Boulevard Street Widening	Assessment	

<u>ACTIVITY</u>	<u>PRELIMINARY DETERMINATION</u>	<u>REMARKS/REFERENCE TO CEQA GUIDELINES</u>
Oak Park Street Lighting A/D	Assessment	
Meadowview Service Center	Exempt	Sec. 15072
Woodbine Street Improvements A/D #1	Assessment	
Woodbine Street Improvements A/D #2	Assessment	
East Del Paso Heights Street Improvements A/D #1	Assessment	
Heckes and Trainor Street Lighting A/D	Assessment	

NEGATIVE DECLARATION

Pursuant to Division 6, Title 14, Chapter 3, Article 7, Section 15083 of the California Administrative Code and pursuant to the Procedures and Guidelines for preparation and processing of Environmental Impact Reports (Resolution 78-172) adopted by the City of Sacramento, pursuant to Sacramento City Code Chapter 63, the Environmental Coordinator of the City of Sacramento, California, a municipal corporation, does prepare, make, declare, publish, and cause to be filed with the County Clerk of Sacramento County, State of California this Negative Declaration regarding the project described as follows:

1. Title and Short Description of Project:
1980-81 Community Development Block Grant (CDBG) Application -
The application includes a Housing Action Program and Community Development Program describing the specific projects proposed for implementation with this year's entitlement of \$5.0 million in federal CDBG funds.
2. Location of Project: CDBG funded activities will take place in the following designated Community Development target areas: Central City, Alkali Flat, Oak Park, Del Paso Heights, Glen Elder, Strawberry Manor, Gardenland/Northgate, Meadowview, Woodbine, Freeport Manor, East Del Paso Heights, Fobla & City Farms. A map depicting these areas is attached in the study.
3. The Proponent of the Project: City of Sacramento
4. It is found that the project will not have a significant effect on the environment. A copy of the initial study is attached, which documents the reasons supporting the above finding and any mitigation measures included in the project to avoid any potentially significant effects identified in the initial study.
5. The Initial Study was Prepared by Thomas V. Lee, Associate Planner
6. A copy of the Initial Study and this Negative Declaration may be obtained at 915 - I Street, Room 207, Sacramento, California 95814.

APPROVED
BY THE CITY COUNCIL

JAN 15 1979

OFFICE OF THE
CITY CLERK

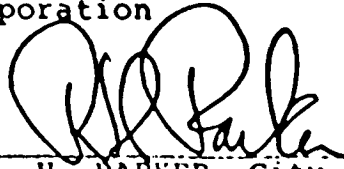
DATED: 12-19-79

Environmental Coordinator of
the City of Sacramento,
California, a municipal
corporation

ENDORSED:
Filed

DEC 21 1979

J.A. SIMPSON, ERIC
BY AL WOODS
DEPUTY

By 
R. H. PARKER, City Engineer

**CITY OF SACRAMENTO
INITIAL STUDY**

References are to California Administrative Code, Title 14, Division 6, Chapter 3, Article 7, Section 15080.

1. Title and Description of Project (15080(c)(1))

1980-81 Community Development Block Grant (CDBG) Application
See Attachment A

2. Environmental Setting (15080(c)(2))

The map included in Attachment A depicts target areas where activities carried out with CDBG funds will take place. These areas have been fully committed to urban development by past development patterns, existing plans, existing and projected public improvements, etc. The basic municipal service infrastructure necessary to service existing and planned development presently exists.

3. Environmental Effects - Attached checklist must be completed by person conducting initial study (15080(c)(3)).

4. Mitigation Measures - Attached list of mitigation measures must be completed by person conducting initial study (15080(c)(4)).

5. Compatibility with Existing Zoning and Plans (15080(c)(5))

All physical development projects to be carried out with CDBG funds are in conformance with the City General Plan, adopted community plans and, where applicable, Redevelopment Plans for their respective target areas.

Planning activities and related studies financed through the program may result in recommendations for amendments to these plans. In this case, amendments would be pursued through normal City procedures.

Date 12-19-79


(Signature)

Title . Associate Planner

CITY OF SACRAMENTO
INITIAL STUDY
ENVIRONMENTAL CHECKLIST FORM

C.C. No. _____

Date: 12-19-79

I. BACKGROUND

1. Name of Project CDBG Program Application to the U.S. Dept. of Housing and Urban Development for FY 1980-81 entitlement funds
2. City Department Initiating Project City Manager's Office
3. Name of Individual Preparing Checklist Thomas V. Lee, Planning Department
4. Is Checklist Being Prepared for CEQA X or NEPA ?
5. Source of Funding of Project Title I U.S. Housing & Community Development Act of 1977

II. ENVIRONMENTAL IMPACTS

(Explanations of all "yes" and "maybe" answers are required under Item III.)

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
1. <u>Earth</u>. Will the proposal result in:			
a. Unstable earth conditions or in changes in geologic substructures?	—	—	<u>X</u>
b. Disruptions, displacements, compaction or overcovering of the soil?	<u>X</u>	—	—
c. Change in topography or ground surface relief features?	<u>X</u>	—	—
d. The destruction, covering or modification of any unique geologic or physical features?	—	—	<u>X</u>
e. Any increase in wind or water erosion of soils, either on or off the site?	—	—	<u>X</u>
f. Changes in deposition or erosion of beach sands, or changes in siltation, deposition or erosion which may modify the channel of a river or stream or the bed of the ocean or any bay, inlet or lake?	—	—	<u>X</u>
g. Exposure of people or property to geologic hazards such as earthquakes, landslides, mudslides, ground failure, or similar hazards?	<u>X</u>	—	—
2. <u>Air</u>. Will the proposal result in:			
a. Substantial air emissions or deterioration of ambient air quality?	—	—	<u>X</u>
b. The creation of objectionable odors?	—	—	<u>X</u>
c. Alteration of air movement, moisture or temperature, or any change in climate, either locally or regionally?	—	—	<u>X</u>
3. <u>Water</u>. Will the proposal result in:			
a. Changes in currents, or the course or direction of water movements, in either marine or fresh waters?	—	—	<u>X</u>
b. Changes in absorption rates, drainage patterns, or the rate and amount of surface water runoff?	<u>X</u>	—	—
c. Alterations to the course or flow of flood waters?	—	—	<u>X</u>
d. Change in the amount of surface water in any water body?	—	—	<u>X</u>
e. Discharge into surface waters, or in any alteration of surface water quality, including but not limited to temperature, dissolved oxygen or turbidity?	—	—	<u>X</u>
f. Alteration of the direction or rate of flow of ground waters.	—	—	<u>X</u>
g. Change in the quantity of ground waters, either through direct additions or withdrawals, or through interception of an aquifer by cuts or excavations?	—	—	<u>X</u>
h. Substantial reduction in the amount of water otherwise available for public water supplies?	—	—	<u>X</u>

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
1. Exposure of people or property to water related hazards such as flooding or tidal wave?	—	—	<u>X</u>
4. <u>Plant Life</u> . Will the proposal result in:			
a. Change in the diversity of species, or number of any species of plants (including trees, shrubs, grass, crops, microflora and aquatic plants)?	<u>X</u>	—	—
b. Reduction of the numbers of any unique, rare or endangered species of plants?	—	—	<u>X</u>
c. Introduction of new species of plants into an area, or in a barrier to the normal replenishment of existing species?	—	—	<u>X</u>
d. Reduction in acreage of any agricultural crop?	—	—	<u>X</u>
5. <u>Animal Life</u> . Will the proposal result in:			
a. Change in the diversity of species, or numbers of any species of animals (birds, land animals including reptiles, fish and shellfish, benthic organisms, insects or microfauna)?	—	—	<u>X</u>
b. Reduction of the numbers of any unique, rare or endangered species of animals?	—	—	<u>X</u>
c. Introduction of new species of animals into an area, or result in a barrier to the migration or movement of animals?	—	—	<u>X</u>
d. Deterioration to existing fish or wildlife habitat?	—	—	<u>X</u>
6. <u>Noise</u> . Will the proposal result in:			
a. Increase in existing noise levels?	<u>X</u>	—	—
b. Exposure of people to severe noise levels?	—	<u>X</u>	—
7. <u>Light and Glare</u> . Will the proposal produce new light or glare?	—	<u>X</u>	—
8. <u>Land Use</u> . Will the proposal result in a substantial alteration of the present or planned use of an area?	—	—	<u>X</u>
9. <u>Natural Resources</u> . Will the proposal result in:			
a. Increase in the rate of use of any natural resources?	—	—	<u>X</u>
b. Substantial depletion of any nonrenewable natural resource?	<u>X</u>	—	—
10. <u>Risk of Upset</u> . Does the proposal involve a risk of an explosion or the release of hazardous substances (including, but not limited to, oil, pesticides, chemicals or radiation) in the event of an accident or upset conditions?	<u>X</u>	—	—
11. <u>Population</u> . Will the proposal alter the location, distribution, density, or growth rate of the human population of an area?	—	—	<u>X</u>
12. <u>Housing</u> . Will the proposal affect existing housing, or create a demand for additional housing?	—	—	<u>X</u>
13. <u>Transportation/Circulation</u> . Will the proposal result in:			
a. Generation of substantial additional vehicular movement?	—	—	<u>X</u>
b. Effects on existing parking facilities, or demand for new parking?	—	—	<u>X</u>
c. Substantial impact upon existing transportation systems?	—	—	<u>X</u>
d. Alterations to present patterns of circulation or movement of people and/or goods?	—	—	<u>X</u>
e. Alterations to waterborne, rail or air traffic?	—	—	<u>X</u>
f. Increase in traffic hazards to motor vehicles, bicyclists or pedestrians?	—	—	<u>X</u>
14. <u>Public Services</u> . Will the proposal have an effect upon, or result in a need for new or altered governmental services in any of the following areas:			
a. Fire protection?	<u>X</u>	—	—
b. Police protection?	<u>X</u>	—	—

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
d. Parks or other recreational facilities?	<u>X</u>	—	—
e. Maintenance of public facilities, including roads?	<u>X</u>	—	—
f. Other governmental services?	<u>X</u>	—	—
15. <u>Energy</u> . Will the proposal result in:			
a. Use of substantial amounts of fuel or energy?	—	—	<u>X</u>
b. Substantial increase in demand upon existing sources of energy, or require the development of new sources of energy?	—	—	<u>X</u>
16. <u>Utilities</u> . Will the proposal result in a need for new systems, or substantial alterations to the following utilities:			
a. Power or natural gas?	—	—	<u>X</u>
b. Communications systems?	—	—	<u>X</u>
c. Water?	—	—	<u>X</u>
d. Sewer or septic tanks?	—	—	<u>X</u>
e. Storm water drainage?	—	—	<u>X</u>
f. Solid waste and disposal?	—	—	<u>X</u>
17. <u>Human Health</u> . Will the proposal result in:			
a. Creation of any health hazard or potential health hazard (excluding mental health)?	—	—	<u>X</u>
b. Exposure of people to potential health hazards?	—	—	<u>X</u>
18. <u>Aesthetics</u> . Will the proposal result in the obstruction of any scenic vista or view open to the public, or will the proposal result in the creation of an aesthetically offensive site open to public view?	—	—	<u>X</u>
19. <u>Recreation</u> . Will the proposal result in an impact upon the quality or quantity of existing recreational opportunities?	<u>X</u>	—	—
20. <u>Archeological/Historical</u> . Will the proposal result in an alteration of a significant archeological or historical site, structure, object or building?	—	<u>X</u>	—
21. <u>Mandatory Findings of Significance</u> .			
a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	—	<u>X</u>	—
b. Does the project have the potential to achieve short-term, to the disadvantage of long-term, environmental goals? (A short-term impact on the environment is one which occurs in a relatively brief, definitive period of time while long-term impacts will endure well into the future.)	—	—	<u>X</u>
c. Does the project have impacts which are individually limited, but cumulatively considerable? (A project may impact on two or more separate resources where the impact on each resource is relatively small, but where the effect of the total of those impacts on the environment is significant.	—	—	<u>X</u>
d. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	—	—	<u>X</u>

III. DISCUSSION OF ENVIRONMENTAL EVALUATION (Explanation of "Yes" or "Maybe" answers above. Numbers correspond to headings on the preceding checklist.)

1. Earth

b & c. Construction activities will result in minor changes in topography and soil characteristics. Due to the lack of unique land features in CDBG Target areas and the dispersed locations and small scale of individual projects, these impacts are not potentially significant. Projects will be individually assessed in relation to this factor.

g. (Geologic Hazard) - Because the entire state is considered to be seismically active the risk of earthquake damage exists to some degree. However since no active faults are known to exist and building code provisions provide protection against seismic risk, this factor is not considered potentially significant.

3. Water

b. (Drainage) - All construction will take place within developed areas serviced by municipal water and drainage systems. Individual projects will alter and probably increase surface water runoff through, for example, increased paving. Projects will be individually assessed in relation to this factor.

4. Plant Life

a. (Trees & Shrubs) - Individual projects particularly street improvement projects, may result in the removal of existing trees and shrubs. The importance of existing flora will be assessed with respect to each project and, where feasible, existing features will be retained. Where trees and shrubs are removed, these will be replaced at a ratio of one to one or better.

6. Noise

Some areas within the City (e.g. near airports and other major transportation corridors) experience higher levels of noise than is normally acceptable within a residential environment. Where such conditions exist, mitigation measures must be considered at the project level, according to Federal regulations. While the effects of noise may be significant in the case of a single project mitigation of noise impacts at the program level is not considered feasible since this is only one of many factors that must be weighed in relation to a given project.

7. Light & Glare

The installation of street lights, and perhaps other activities, will produce increased amounts of light and glare. Effects will be evaluated in relation to individual projects.

11 & 12. Population/Housing

The program is designed to have a positive effect on population and housing.

However, a potentially significant impact could result from the displacement of low and moderate income families as an indirect result of neighborhood upgrading. Displacement impacts are mitigated by relocation procedures and the overall program orientation towards providing housing assistance to disadvantaged households. See Item IV for further information.

14. Public Service

Individual activities will alter demands for municipal services in an undeterminable way depending on size, location, and purpose of a particular project. These effects will not be cumulatively significant because the basic capital facilities necessary to provide service exist, and because the rate of neighborhood change resulting from CDBG activities is expected to be gradual. Public services impacts will be individually assessed in relation to each project.

19. Recreation

Park improvement projects carried out with CDBG funds will improve the quality of existing recreational opportunities.

20. & 21. Archaeological/Historical

- a. Individual activities may impact historic/archaeological values through destruction of significant objects or the introduction of incompatible land use patterns. The historic preservation program and Federal guidelines for historic preservation will assure that adequate weight is given to preservation issues through the project level decision-making process. See Item IV for further information.

VI. Mitigation measures proposed to minimize environmental impacts for the project as identified above.

Implementation of the CDBG program as a whole may have a significant cumulative impact in two areas, population/housing and historic resources. With respect to these factors it is determined that CDBG program regulations contain adequate provisions to assure that the cumulative environmental effects will not be significant.

In addition individual projects may involve one or more environmental impacts which are individually or cumulatively significant. The individual assessment of CDBG projects is determined to provide adequate protection against significant environment impact in this case.

The following is a further discussion of mitigation measures incorporated into the CDBG program:

Relocation/Housing Assistance

Two basic types of displacement may occur as a result of the community development program. One is displacement due to government acquisition of private property. The other occurs as an indirect result of property value increases resulting in part from CDBG activities.

Because of the rehabilitation emphasis of the CDBG program, the number of residents subject to this first category of displacement is minimal. Households that are displaced will be relocated in accordance with provisions of Federal and State relocation laws which basically provide that displaced owners and renters be compensated for the full direct and indirect cost of relocating to comparable housing.

Secondary relocation effects resulting from a general neighborhood upgrading could be substantial in the case of low and moderate income residents who are generally less able to express market preference for housing. These impacts will be mitigated directly through housing-related programs carried out with CDBG funds which are specifically oriented towards low and moderate income groups. For example, the HOPE program provides direct grants to the elderly for essential home repairs. The SNAP program provides rehabilitation assistance and incorporates upper income eligibility limits. These measures will have the effect of limiting the number of disadvantaged households displaced directly or indirectly as a result of the program activities.

Historic Preservation

Program activities could adversely affect historic values, particularly in the downtown area, either directly through the destruction of historic structures or indirectly by altering the pattern of development in the vicinity of significant structures or districts. Program activities will also have indirect market effects which may alter, and perhaps improve, private incentives for historic preservation.

To assure that historic values are given adequate weight in the decision-making process, the following provisions have been incorporated into the CDBG program. By adoption of Chapter 32 of the City Code, a preservation program was formally established to identify and preserve significant structures and districts within the "Central City" area. A full-time Preservation Director administers the program which is supported primarily by CDBG funds. A nine-member preservation board was established to review requests for demolition of significant structures identified through a consultant's study and local efforts. The Preservation Board may suspend demolition of a significant structure for a period of up to six months or longer while options for preservation are explored. A Preservation Board Trust Fund has been established to assist in financing preservation projects.

In addition to the Preservation Program administered at the local level, the City must also comply with Federal historic preservation requirements where the potential for disruption of historic values due to CDBG activities may exist. Under the National Historic Preservation Act of 1966 (16 USC 470), the City is required to assess the affect of a project on any structure or district which is listed or eligible for listing on the "national Register of Historic Places" maintained by the National Park Service of the U.S. Department of the Interior. Procedures for accomplishing this have been established by the Advisory Council on Historic Preservation, a national group constituted to assess the affects of Federally-funded projects.

Individual Environmental Assessment of Projects Carried Out With CDBG Funds Which Could Have a Significant Impact on the Environment

Except for activities identified in Attachment A, the CDBG program is general in nature and does not identify (a) specific sites; (b) extent of projects; (c) quantity of work to be accomplished; (d) location of, or specifics regarding, housing units to be developed; or (e) other such information necessary to make a determination that an individual project may have a significant environmental impact. Many of the activities proposed for funding with the 1980-81 Federal entitlement are similarly lacking in sufficient detail to permit a final determination as to their environmental significance. The purpose of environmental review at this stage is to assess the overall impact of the CDBG program including the cumulative impacts of physical development projects carried out with CDBG funds. In conducting this review, the following factors were taken into account:

- The City Council's approval for filing of the three-year program, including the HAP, does not constitute irrevocable approval of specific projects, including those which will be individually assessed.
- The City Council's approval for filing of the three-year program including HAP, does not waive or grant any required permits or legislative actions necessary to carry out specific activities when identified.

- In subsequent years, specific projects, sites, and activities are to be identified in the H/CD application submitted for the program year. The specific activities, when identified, will be subject to environmental assessment.
- In the HAP, regardless of the number of housing units requested by a community, the number of units allocated to a community is dependent upon the housing assistance resources available to HUD Field Office jurisdictions.
- After HUD approval of the HAP, the Federal regulations indicate that all applications for development of specific housing projects within a community shall be referred to the local legislative body for review and recommendation prior to HUD action on such application.

HUD regulations for environmental review of the CDBG program (24 CFR part 58) specify that each separate activity funded be subject to a project level environmental review to assure, among other things, that applicable Federal standards in such areas as historic preservation, noise, plant and animal life, water and air quality are met. The Federal environmental review process, like CEQA, provides an opportunity for public review and comment. Funds will not be released for a particular activity until an environmental determination has been made. Funds may be redirected to another activity under Federal regulations if a particular project is found to be environmentally unsuitable.

For the above reasons, environmental determinations on individual projects included in the CDBG program, where applicable, will not be made until prior to a request to the Federal government for release of funds for the specific project under consideration. The individual environmental assessment of these projects under CEQA will be conducted in conjunction with the environmental review required under Federal Guidelines. A listing of CDBG program activities which have or will be subject to individual environmental assessment together with a preliminary determination for each is included in Attachment A.

- V. Alternatives to the project which would produce less of an adverse impact on the environment (lower density, less intense land use, move building on site, no project, et cetera)

No Project - By not submitting a CDBG application prior to the established Federal deadline, the City would not be eligible to receive Federal funds under the Housing and Community Development Act of 1977 and none of the projects identified in the application would take place. Such an action is clearly unreasonable and will not be further discussed.

Modification of the CDBG Program - The CDBG Program is a continuous process through which Federal funds are allocated to various Community Development projects in accordance with priorities established at the local level. Federal regulations specifically permit modifications for the purpose of avoiding environmental effects. Such modifications can and, in the past, have been made subsequent to submission of the annual CDBG application to reflect new environmental information developed during the process.

VI. DETERMINATION

On the basis of this initial study:

- [] I find the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.
- [X] I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the mitigation measures described in IV above have been added to the project or the possibility of a significant effect on the environment is so remote as to be insignificant.
- [] I find the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT IS REQUIRED.

Date 12-19-79

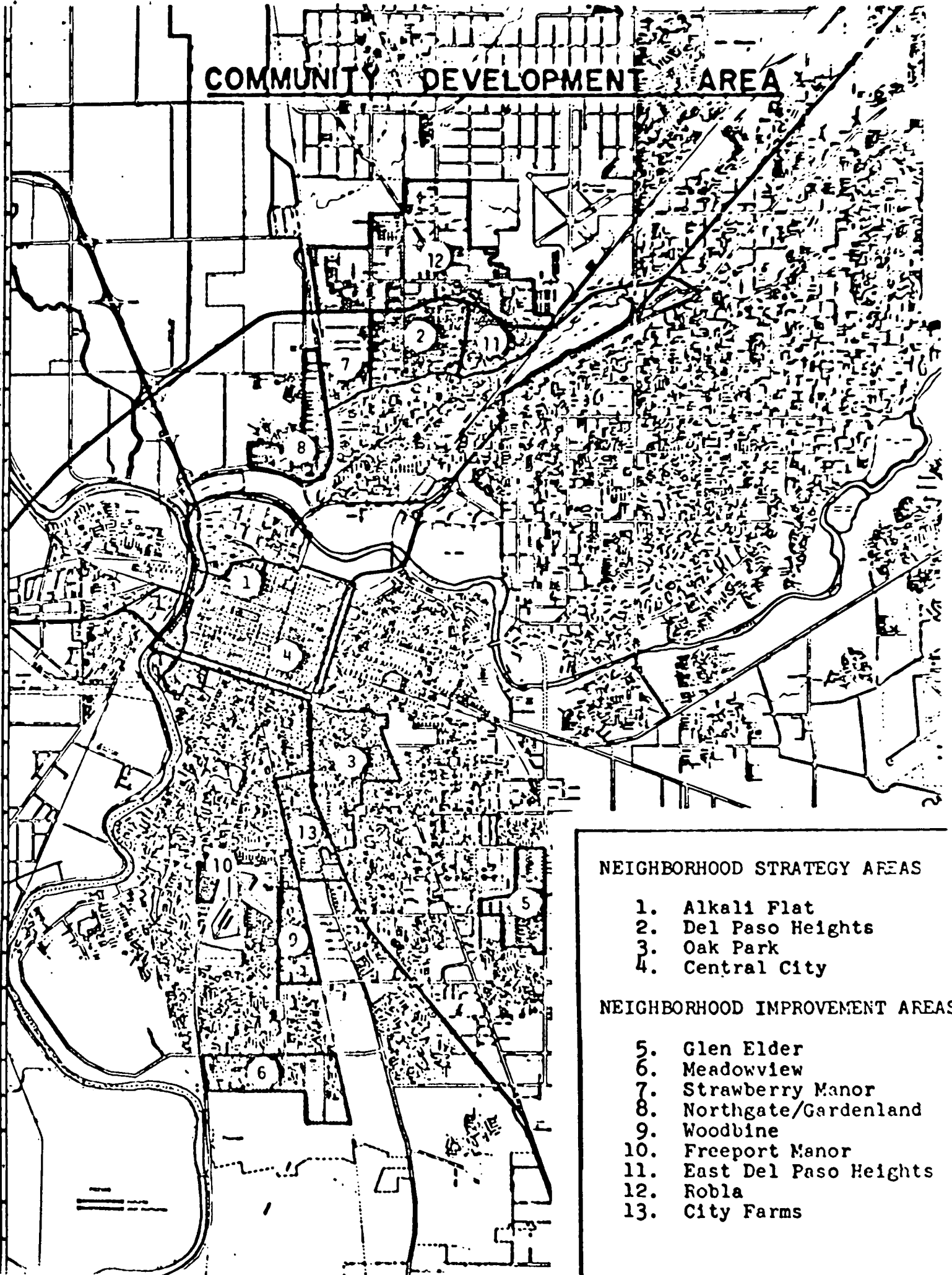


Thomas V. Lee

(Signature)

Title Associate Planner

COMMUNITY DEVELOPMENT AREA



NEIGHBORHOOD STRATEGY AREAS

1. Alkali Flat
2. Del Paso Heights
3. Oak Park
4. Central City

NEIGHBORHOOD IMPROVEMENT AREAS

5. Glen Elder
6. Meadowview
7. Strawberry Manor
8. Northgate/Gardenland
9. Woodbine
10. Freeport Manor
11. East Del Paso Heights
12. Robla
13. City Farms

"Attachment A"

PROJECT DESCRIPTION,
THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

I. The Federal Perspective

The U.S. Department of Housing and Urban Development (HUD) provides funds for neighborhood revitalization through the Community Development Block Grant (CDBG) program is put forward in Title I of the Housing and Community Development Act of 1977. The primary purpose of the CDBG program under Federal law is the development of the viable urban communities, including decent housing, a suitable living environment, and expanded economic opportunities, principally for persons of low and moderate income. Financial assistance is provided for activities initiated at the local level which are intended to achieve the following objectives:

- 1) Prevention and elimination of slums and blight.
- 2) Elimination of conditions detrimental to public health, safety, and general welfare.
- 3) Conservation and expansion of the City's housing stock.
- 4) Expansion and improvement of the quantity and quality of community services.
- 5) The more rational utilization of urban land and other resources, including support of economic development activities specifically intended to improve a community's tax base.
- 6) Reduction of the isolation of income groups through spatial deconcentration of housing opportunities for lower income groups and through activities intended to attract higher income residents to lower income neighborhoods.
- 7) Restoration and preservation of historic, architectural or aesthetic values.
- 8) The provision of expanded employment opportunities for low and moderate income persons.

Recipients of CDBG funds have broad discretion to structure a local program consistent with the above objectives and local priorities and preferences.

The CDBG Program is administered at the national level by HUD and at the local level by the City through various departments and agencies. The City Manager has overall responsibility for program administration at the local level.

Funding for the CDBG Program is through an annual appropriation by Congress which is apportioned among eligible jurisdictions on the basis of a

formula which takes into account such factors as population, degree of poverty, and degree of housing overcrowding. According to this formula the City's entitlement for the 1980-81 fiscal year is \$5.0 million.

To receive its entitlement of federal CDBG funds, the City must prepare and implement a local Community Development Program consistent with the above objectives and numerous other federal laws and directives. Among them is the requirement to assume environmental review responsibilities assigned to HUD under the National Environmental Protection Act (NEPA). Federal environmental review regulations are contained in Chapter 24 Part 580 of the Codified Federal Regulations (24 CFR Part 58). These and other materials pertinent to the CDBG Program are available for examination and copying at the Sacramento City Planning Department, 915 I Street, Room 308 upon request.

II. The 1980-81 Community Development Block Grant Application

The CDBG application consists of two basic elements: A Community Development Activities Program describing the specific projects proposed for implementation and a Housing Action Program. The documents themselves are available at the City Planning Department. A map depicting the CD areas are identified on the following page.

A. The Community Development Activities Program

This section describes specific projects to be implemented with CDBG funds during fiscal year 1980-81. Activities to take place within CD target areas are described together with a proposed one year funding level for each. The purpose of the Activities Program is to detail how the City intends to spend its 1980-81 federal entitlement of \$5.0 million. Activities and funding levels projected for subsequent years may be subject to change contingent on such factors as changing priorities at the local level and the availability of federal funds.

Projects funded through the CDBG Program can be generally described under three main headings, public improvements, rehabilitation, and land acquisition. A complete listing of projects is included as Appendix 1. The following is a brief description of the types of projects proposed:

- 1) Public Improvements Projects - These are intended to upgrade existing neighborhood facilities to contemporary standards. Most projects within this category involve residential street improvements such as curbs, gutters, sidewalks, street lights, repaving or some combination of these. A typical street improvement project would encompass a four to six block area which is for the most part fully developed. Existing street patterns and capacities would remain unchanged.

The remaining projects within this category involve improvements to existing City parks, the largest single project being the staged development of the Oak Park Community Center. An EIR covering this project has previously been prepared and ratified.

- 2) Rehabilitation Activities - These are intended to provide housing assistance to lower income families and to upgrade neighborhood conditions through improvements to existing structures. The largest single program in terms of funding is the Sacramento Neighborhood Assistance Program (SNAP) which provides low interest loans for major rehabilitation. It is expected that between fifty and sixty dwelling units per year will be rehabilitated at projected funding levels. Other programs provide grants to lower income families for minor home improvements or repairs such as insulation, painting, and adaptation for use by the handicapped. These programs would affect approximately 450 homes per year at projected funding levels.

Rehabilitation programs are available throughout all CDBG target areas. Participation is completely at the discretion of applicants so it is impossible to predict the location and degree of concentration of structures involved. A typical project would involve a single structure. Rehabilitation would be in accordance with all applicable City codes and plans.

Rehabilitation programs are administered by the Sacramento Housing and Redevelopment Agency (SHRA) in accordance with guidelines adopted by the City Council. Approval of the CDBG application would have the effect of providing additional funds for expenditure coexisting on previously approved programs.

- 3) Land Acquisition Projects - The Scattered Residential Site Acquisition Program is proposed for CD target areas in accordance with the Housing Assistance Plan and adopted redevelopment plans. Land will be purchased and, if necessary, cleared to make way for new residential development. Plans for redevelopment of land to be acquired have not yet been formulated.

B. The Housing Action Program

The Housing Action Program shall describe a program of actions to carry out each year's increment in order to achieve the three-year housing goal. The annual action program shall: 1) Specify, by tenure type, household type, and housing type, a realistic annual goal for the number of dwelling units or persons to be assisted, including the relative proportion of new, rehabilitated, and existing units best suited to the needs of lower-income persons identified by the City of Sacramento; and 2) set forth specific action, if any, to be undertaken during the program year to assure the implementation of the three-year housing assistance plan.

III. Environmental Review of the CDBG Program

The subject of this initial study is submission of the CDBG application to HUD. Upon approval by HUD, the City would be authorized to expend its annual entitlement of federal funds on the activities identified in

the CD Activities Program (see Appendix 1). The inclusion of a specific project in the CDBG Program, however, does not constitute an irreversible commitment to carry out that project. Flexibility exists under federal regulations to add or delete specific projects at anytime provided that consistency with overall program objectives is maintained. Specific provisions exist to redirect funds to another activity if a particular project is determined to be unsuitable on environmental grounds. The net effect of submission of the CDBG application then is that it enables the City to lay claim to its full entitlement of federal funds. Program changes can, and in the past, have been made.

The purpose of this initial study is to assess the cumulative impacts of the CDBG Program with emphasis on program objectives, the types of projects proposed and their general locations. Federal regulations require that, with the exception of planning and management function, each project be assessed in accordance with federal environmental review procedures described in 24 CFR Part 58 and in the HUD handbook entitled "Environmental Reviews at the Community Level" prior to submitting a request for release of federal funds. Where required, the appropriate environmental documentation for each separate project under the California Environmental Quality Act is prepared at this time. In the case of continuous projects such as rehabilitation activities undertaken by the Sacramento Housing and Redevelopment Agency, a separate environmental determination for each annual appropriation is not required under state or federal law unless there has been a significant change in the project.

In 1979, an initial study was performed on the three-year 1979-82 Community Development Block Grant Program. It was determined that the proposed three-year projects had no significant impact, therefore, a Negative Declaration was filed. This year's projects, 1980-81, were included in the three-year assessment with the exception of the following new projects: Fair Housing Program, Meadowview Service Center, SB 966 Administration, and Home Ownership/Home Improvement (HOHI). These projects are exempt. This initial study specifically addresses the 1980-81 CDBG projects which are consistent with the three-year Community Development goals, objectives and policies, proposed for implementation with this year's entitlement of \$5.0 million in federal CDBG funds.

The chart on the following page contains a listing of projects to be implemented with the 1980-81 federal entitlement that are subject to individual environmental assessment together with the current environmental status of each.

APPENDIX 1

1980-81 COMMUNITY DEVELOPMENT PROGRAM ACTIVITIES SUBJECT TO INDIVIDUAL ENVIRONMENTAL ASSESSMENT.

Activities proposed to be carried out with CDBG funds are described in Attachment A. With the exception of continuing staff activities which are not subject to environmental review, these activities are listed below together with a preliminary environment determination for each.

<u>ACTIVITY</u>	<u>PRELIMINARY DETERMINATION</u>	<u>REMARKS/REFERENCE TO CEQA GUIDELINES</u>
Sacramento Neighborhood Assistance Program (SNAP)	Exempt	Sec. 15101
Housing Opportunity Program for the Emergency (HOPE)	Exempt	Sec. 15101
Retrofit Grants for Handicapped Housing	Exempt	Sec. 15101
Painting/Beautification Program	Exempt	Sec. 15101
Relocation Assistance	Exempt	Sec. 15060
Home Ownership/Home Improvement (HOHI)	Exempt	Sec. 15060
Federal Section 312	Exempt	Sec. 15060
Community Development Rehabilitation Grant Program	Exempt	Sec. 15101
Scattered Residential Site Acquisition	Exempt	Sec. 15103
Fair Housing Program	Exempt	Sec. 15103
Grand Avenue Street Lighting Assessment District (A/D)	Assessment	
Del Paso Heights Street Improvements A/D #4B	Assessment	
Del Paso Heights Street Improvements A/D #5	Assessment	
Del Paso Heights Street Improvements A/D #6	Assessment	
Oak Grove Street Lighting A/D	Assessment	
Oak Park Complex Phase II	Exempt	Sec. 15061(e)
Sacramento Boulevard Street Widening	Assessment	

<u>ACTIVITY</u>	<u>PRELIMINARY DETERMINATION</u>	<u>REMARKS/REFERENCE TO CEQA GUIDELINES</u>
Oak Park Street Lighting A/D	Assessment	
Meadowview Service Center	Exempt	Sec. 15072
Woodbine Street Improvements A/D #1	Assessment	
Woodbine Street Improvements A/D #2	Assessment	
East Del Paso Heights Street Improvements A/D #1	Assessment	
Heckes and Trainor Street Lighting A/D	Assessment	

NEGATIVE DECLARATION

Pursuant to Division 6, Title 14, Chapter 3, Article 7, Section 15083 of the California Administrative Code and pursuant to the Procedures and Guidelines for preparation and processing of Environmental Impact Reports (Resolution 78-172) adopted by the City of Sacramento, pursuant to Sacramento City Code Chapter 63, the Environmental Coordinator of the City of Sacramento, California, a municipal corporation, does prepare, make, declare, publish, and cause to be filed with the County Clerk of Sacramento County, State of California this Negative Declaration regarding the project described as follows:

1. Title and Short Description of Project:
1980-81 Community Development Block Grant (CDBG) Application -
The application includes a Housing Action Program and Community Development Program describing the specific projects proposed for implementation with this year's entitlement of \$5.0 million in federal CDBG funds.
2. Location of Project: CDBG funded activities will take place in the following designated Community Development target areas: Central City, Alkali Flat, Oak Park, Del Paso Heights, Glen Elder, Strawberry Manor, Gardenland/Northgate, Meadowview, Woodbine, Freeport Manor, East Del Paso Heights, Robla & City Farms. A map depicting these areas is attached in the study.
3. The Proponent of the Project: City of Sacramento
4. It is found that the project will not have a significant effect on the environment. A copy of the initial study is attached, which documents the reasons supporting the above finding and any mitigation measures included in the project to avoid any potentially significant effects identified in the initial study.
5. The Initial Study was Prepared by Thomas V. Lee, Associate Planner
6. A copy of the Initial Study and this Negative Declaration may be obtained at 915 - I Street, Room 207, Sacramento, California 95814.

APPROVED
BY THE CITY COUNCIL

JAN 15 1979

OFFICE OF THE
CITY CLERK

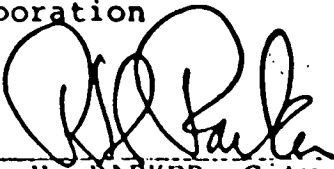
DATED: 12-19-79

Environmental Coordinator of
the City of Sacramento,
California, a municipal
corporation

ENDORSED:
Filed

DEC 21 1979

J.A. Simpson ERIC
BY AL WOODS
DEPUTY

By 
R. H. PARKER, City Engineer

CITY OF SACRAMENTO

INITIAL STUDY

References are to California Administrative Code, Title 14, Division 6, Chapter 3, Article 7, Section 15080.

1. Title and Description of Project (15080(c)(1))

1980-81 Community Development Block Grant (CDBG) Application

See Attachment A

2. Environmental Setting (15080(c)(2))

The map included in Attachment A depicts target areas where activities carried out with CDBG funds will take place. These areas have been fully committed to urban development by past development patterns, existing plans, existing and projected public improvements, etc. The basic municipal service infrastructure necessary to service existing and planned development presently exists.

3. Environmental Effects - Attached checklist must be completed by person conducting initial study (15080(c)(3)).

4. Mitigation Measures - Attached list of mitigation measures must be completed by person conducting initial study (15080(c)(4)).

5. Compatibility with Existing Zoning and Plans (15080(c)(5))

All physical development projects to be carried out with CDBG funds are in conformance with the City General Plan, adopted community plans and, where applicable, Redevelopment Plans for their respective target areas.

Planning activities and related studies financed through the program may result in recommendations for amendments to these plans. In this case, amendments would be pursued through normal City procedures.

Date 12-19-79



(Signature)

Title Associate Planner

CITY OF SACRAMENTO
INITIAL STUDY
ENVIRONMENTAL CHECKLIST FORM

C.C. No. _____

Date: 12-19-79

I. BACKGROUND

1. Name of Project CDBG Program Application to the U.S. Dept. of Housing and Urban Development for FY 1980-81 entitlement funds
2. City Department Initiating Project City Manager's Office
3. Name of Individual Preparing Checklist Thomas V. Lee, Planning Department
4. Is Checklist Being Prepared for CEQA X or NEPA ?
5. Source of Funding of Project Title I U.S. Housing & Community Development Act of 1977

II. ENVIRONMENTAL IMPACTS

(Explanations of all "yes" and "maybe" answers are required under Item III.)

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
1. <u>Earth</u>. Will the proposal result in:			
a. Unstable earth conditions or in changes in geologic substructures?	—	—	<u>X</u>
b. Disruptions, displacements, compaction or overcovering of the soil?	<u>X</u>	—	—
c. Change in topography or ground surface relief features?	<u>X</u>	—	—
d. The destruction, covering or modification of any unique geologic or physical features?	—	—	<u>X</u>
e. Any increase in wind or water erosion of soils, either on or off the site?	—	—	<u>X</u>
f. Changes in deposition or erosion of beach sands, or changes in siltation, deposition or erosion which may modify the channel of a river or stream or the bed of the ocean or any bay, inlet or lake?	—	—	<u>X</u>
g. Exposure of people or property to geologic hazards such as earthquakes, landslides, mudslides, ground failure, or similar hazards?	<u>X</u>	—	—
2. <u>Air</u>. Will the proposal result in:			
a. Substantial air emissions or deterioration of ambient air quality?	—	—	<u>X</u>
b. The creation of objectionable odors?	—	—	<u>X</u>
c. Alteration of air movement, moisture or temperature, or any change in climate, either locally or regionally?	—	—	<u>X</u>
3. <u>Water</u>. Will the proposal result in:			
a. Changes in currents, or the course or direction of water movements, in either marine or fresh waters?	—	—	<u>X</u>
b. Changes in absorption rates, drainage patterns, or the rate and amount of surface water runoff?	<u>X</u>	—	—
c. Alterations to the course or flow of flood waters?	—	—	<u>X</u>
d. Change in the amount of surface water in any water body?	—	—	<u>X</u>
e. Discharge into surface waters, or in any alteration of surface water quality, including but not limited to temperature, dissolved oxygen or turbidity?	—	—	<u>X</u>
f. Alteration of the direction or rate of flow of ground waters.	—	—	<u>X</u>
g. Change in the quantity of ground waters, either through direct additions or withdrawals, or through interception of an aquifer by cuts or excavations?	—	—	<u>X</u>
h. Substantial reduction in the amount of water otherwise available for public water supplies?	—	—	<u>X</u>

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
1. Exposure of people or property to water related hazards such as flooding or tidal wave?	—	—	<u>X</u>
4. <u>Plant Life</u> . Will the proposal result in:			
a. Change in the diversity of species, or number of any species of plants (including trees, shrubs, grass, crops, microflora and aquatic plants)?	<u>X</u>	—	—
b. Reduction of the numbers of any unique, rare or endangered species of plants?	—	—	<u>X</u>
c. Introduction of new species of plants into an area, or in a barrier to the normal replenishment of existing species?	—	—	<u>X</u>
d. Reduction in acreage of any agricultural crop?	—	—	<u>X</u>
5. <u>Animal Life</u> . Will the proposal result in:			
a. Change in the diversity of species, or numbers of any species of animals (birds, land animals including reptiles, fish and shellfish, benthic organisms, insects or microfauna)?	—	—	<u>X</u>
b. Reduction of the numbers of any unique, rare or endangered species of animals?	—	—	<u>X</u>
c. Introduction of new species of animals into an area, or result in a barrier to the migration or movement of animals?	—	—	<u>X</u>
d. Deterioration to existing fish or wildlife habitat?	—	—	<u>X</u>
6. <u>Noise</u> . Will the proposal result in:			
a. Increase in existing noise levels?	<u>X</u>	—	—
b. Exposure of people to severe noise levels?	—	<u>X</u>	—
7. <u>Light and Glare</u> . Will the proposal produce new light or glare?	—	<u>X</u>	—
8. <u>Land Use</u> . Will the proposal result in a substantial alteration of the present or planned use of an area?	—	—	<u>X</u>
9. <u>Natural Resources</u> . Will the proposal result in:			
a. Increase in the rate of use of any natural resources?	—	—	<u>X</u>
b. Substantial depletion of any nonrenewable natural resource?	<u>X</u>	—	—
10. <u>Risk of Upset</u> . Does the proposal involve a risk of an explosion or the release of hazardous substances (including, but not limited to, oil, pesticides, chemicals or radiation) in the event of an accident or upset conditions?	<u>X</u>	—	—
11. <u>Population</u> . Will the proposal alter the location, distribution, density, or growth rate of the human population of an area?	—	—	<u>X</u>
12. <u>Housing</u> . Will the proposal affect existing housing, or create a demand for additional housing?	—	—	<u>X</u>
13. <u>Transportation/Circulation</u> . Will the proposal result in:			
a. Generation of substantial additional vehicular movement?	—	—	<u>X</u>
b. Effects on existing parking facilities, or demand for new parking?	—	—	<u>X</u>
c. Substantial impact upon existing transportation systems?	—	—	<u>X</u>
d. Alterations to present patterns of circulation or movement of people and/or goods?	—	—	<u>X</u>
e. Alterations to waterborne, rail or air traffic?	—	—	<u>X</u>
f. Increase in traffic hazards to motor vehicles, bicyclists or pedestrians?	—	—	<u>X</u>
14. <u>Public Services</u> . Will the proposal have an effect upon, or result in a need for new or altered governmental services in any of the following areas:			
a. Fire protection?	<u>X</u>	—	—
b. Police protection?	<u>X</u>	—	—

	<u>Yes</u>	<u>Maybe</u>	<u>No</u>
d. Parks or other recreational facilities?	<u>X</u>	—	—
e. Maintenance of public facilities, including roads?	<u>X</u>	—	—
f. Other governmental services?	<u>X</u>	—	—
15. <u>Energy</u> . Will the proposal result in:			
a. Use of substantial amounts of fuel or energy?	—	—	<u>X</u>
b. Substantial increase in demand upon existing sources of energy, or require the development of new sources of energy?	—	—	<u>X</u>
16. <u>Utilities</u> . Will the proposal result in a need for new systems, or substantial alterations to the following utilities:			
a. Power or natural gas?	—	—	<u>X</u>
b. Communications systems?	—	—	<u>X</u>
c. Water?	—	—	<u>X</u>
d. Sewer or septic tanks?	—	—	<u>X</u>
e. Storm water drainage?	—	—	<u>X</u>
f. Solid waste and disposal?	—	—	<u>X</u>
17. <u>Human Health</u> . Will the proposal result in:			
a. Creation of any health hazard or potential health hazard (excluding mental health)?	—	—	<u>X</u>
b. Exposure of people to potential health hazards?	—	—	<u>X</u>
18. <u>Aesthetics</u> . Will the proposal result in the obstruction of any scenic vista or view open to the public, or will the proposal result in the creation of an aesthetically offensive site open to public view?	—	—	<u>X</u>
19. <u>Recreation</u> . Will the proposal result in an impact upon the quality or quantity of existing recreational opportunities?	<u>X</u>	—	—
20. <u>Archeological/Historical</u> . Will the proposal result in an alteration of a significant archeological or historical site, structure, object or building?	—	<u>X</u>	—
21. <u>Mandatory Findings of Significance</u> .			
a. Does the project have the potential to degrade the quality of the environment, substantially reduce the habitat of a fish or wildlife species, cause a fish or wildlife population to drop below self sustaining levels, threaten to eliminate a plant or animal community, reduce the number or restrict the range of a rare or endangered plant or animal or eliminate important examples of the major periods of California history or prehistory?	—	<u>X</u>	—
b. Does the project have the potential to achieve short-term, to the disadvantage of long-term, environmental goals? (A short-term impact on the environment is one which occurs in a relatively brief, definitive period of time while long-term impacts will endure well into the future.)	—	—	<u>X</u>
c. Does the project have impacts which are individually limited, but cumulatively considerable? (A project may impact on two or more separate resources where the impact on each resource is relatively small, but where the effect of the total of those impacts on the environment is significant.)	—	—	<u>X</u>
d. Does the project have environmental effects which will cause substantial adverse effects on human beings, either directly or indirectly?	—	—	<u>X</u>

III. DISCUSSION OF ENVIRONMENTAL EVALUATION (Explanation of "Yes" or "Maybe" answers above. Numbers correspond to headings on the preceding checklist.)

1. Earth

b & c. Construction activities will result in minor changes in topography and soil characteristics. Due to the lack of unique land features in CDBG Target areas and the dispersed locations and small scale of individual projects, these impacts are not potentially significant. Projects will be individually assessed in relation to this factor.

g. (Geologic Hazard) - Because the entire state is considered to be seismically active the risk of earthquake damage exists to some degree. However since no active faults are known to exist and building code provisions provide protection against seismic risk, this factor is not considered potentially significant.

3. Water

b. (Drainage) - All construction will take place within developed areas serviced by municipal water and drainage systems. Individual projects will alter and probably increase surface water runoff through, for example, increased paving. Projects will be individually assessed in relation to this factor.

4. Plant Life

a. (Trees & Shrubs) - Individual projects particularly street improvement projects, may result in the removal of existing trees and shrubs. The importance of existing flora will be assessed with respect to each project and, where feasible, existing features will be retained. Where trees and shrubs are removed, these will be replaced at a ratio of one to one or better.

6. Noise

Some areas within the City (e.g. near airports and other major transportation corridors) experience higher levels of noise than is normally acceptable within a residential environment. Where such conditions exist, mitigation measures must be considered at the project level, according to Federal regulations. While the effects of noise may be significant in the case of a single project mitigation of noise impacts at the program level is not considered feasible since this is only one of many factors that must be weighed in relation to a given project.

7. Light & Glare

The installation of street lights, and perhaps other activities, will produce increased amounts of light and glare. Effects will be evaluated in relation to individual projects.

11 & 12. Population/Housing

The program is designed to have a positive effect on population and housing.

However, a potentially significant impact could result from the displacement of low and moderate income families as an indirect result of neighborhood upgrading. Displacement impacts are mitigated by relocation procedures and the overall program orientation towards providing housing assistance to disadvantaged households. See Item IV for further information.

14. Public Service

Individual activities will alter demands for municipal services in an undeterminable way depending on size, location, and purpose of a particular project. These effects will not be cumulatively significant because the basic capital facilities necessary to provide service exist, and because the rate of neighborhood change resulting from CDBG activities is expected to be gradual. Public services impacts will be individually assessed in relation to each project.

19. Recreation

Park improvement projects carried out with CDBG funds will improve the quality of existing recreational opportunities.

20. & 21. Archaeological/Historical

- a. Individual activities may impact historic/archaeological values through destruction of significant objects or the introduction of incompatible land use patterns. The historic preservation program and Federal guidelines for historic preservation will assure that adequate weight is given to preservation issues through the project level decision-making process. See Item IV for further information.

VI. Mitigation measures proposed to minimize environmental impacts for the project as identified above.

Implementation of the CDBG program as a whole may have a significant cumulative impact in two areas, population/housing and historic resources. With respect to these factors it is determined that CDBG program regulations contain adequate provisions to assure that the cumulative environmental effects will not be significant.

In addition individual projects may involve one or more environmental impacts which are individually or cumulatively significant. The individual assessment of CDBG projects is determined to provide adequate protection against significant environment impact in this case.

The following is a further discussion of mitigation measures incorporated into the CDBG program:

Relocation/Housing Assistance

Two basic types of displacement may occur as a result of the community development program. One is displacement due to government acquisition of private property. The other occurs as an indirect result of property value increases resulting in part from CDBG activities.

Because of the rehabilitation emphasis of the CDBG program, the number of residents subject to this first category of displacement is minimal. Households that are displaced will be relocated in accordance with provisions of Federal and State relocation laws which basically provide that displaced owners and renters be compensated for the full direct and indirect cost of relocating to comparable housing.

Secondary relocation effects resulting from a general neighborhood upgrading could be substantial in the case of low and moderate income residents who are generally less able to express market preference for housing. These impacts will be mitigated directly through housing-related programs carried out with CDBG funds which are specifically oriented towards low and moderate income groups. For example, the HOPE program provides direct grants to the elderly for essential home repairs. The SNAP program provides rehabilitation assistance and incorporates upper income eligibility limits. These measures will have the affect of limiting the number of disadvantaged households displaced directly or indirectly as a result of the program activities.

Historic Preservation

Program activities could adversely affect historic values, particularly in the downtown area, either directly through the destruction of historic structures or indirectly by altering the pattern of development in the vicinity of significant structures or districts. Program activities will also have indirect market effects which may alter, and perhaps improve, private incentives for historic preservation.

To assure that historic values are given adequate weight in the decision-making process, the following provisions have been incorporated into the CDBG program. By adoption of Chapter 32 of the City Code, a preservation program was formally established to identify and preserve significant structures and districts within the "Central City" area. A full-time Preservation Director administers the program which is supported primarily by CDBG funds. A nine-member preservation board was established to review requests for demolition of significant structures identified through a consultant's study and local efforts. The Preservation Board may suspend demolition of a significant structure for a period of up to six months or longer while options for preservation are explored. A Preservation Board Trust Fund has been established to assist in financing preservation projects.

In addition to the Preservation Program administered at the local level, the City must also comply with Federal historic preservation requirements where the potential for disruption of historic values due to CDBG activities may exist. Under the National Historic Preservation Act of 1966 (16 USC 470), the City is required to assess the affect of a project on any structure or district which is listed or eligible for listing on the "national Register of Historic Places" maintained by the National Park Service of the U.S. Department of the Interior. Procedures for accomplishing this have been established by the Advisory Council on Historic Preservation, a national group constituted to assess the affects of Federally-funded projects.

Individual Environmental Assessment of Projects Carried Out With CDBG Funds Which Could Have a Significant Impact on the Environment

Except for activities identified in Attachment A, the CDBG program is general in nature and does not identify (a) specific sites; (b) extent of projects; (c) quantity of work to be accomplished; (d) location of, or specifics regarding, housing units to be developed; or (e) other such information necessary to make a determination that an individual project may have a significant environmental impact. Many of the activities proposed for funding with the 1980-81 Federal entitlement are similarly lacking in sufficient detail to permit a final determination as to their environmental significance. The purpose of environmental review at this stage is to assess the overall impact of the CDBG program including the cumulative impacts of physical development projects carried out with CDBG funds. In conducting this review, the following factors were taken into account:

- The City Council's approval for filing of the three-year program, including the HAP, does not constitute irrevocable approval of specific projects, including those which will be individually assessed.
- The City Council's approval for filing of the three-year program including HAP, does not waive or grant any required permits or legislative actions necessary to carry out specific activities when identified.

- In subsequent years, specific projects, sites, and activities are to be identified in the H/CD application submitted for the program year. The specific activities, when identified, will be subject to environmental assessment.
- In the HAP, regardless of the number of housing units requested by a community, the number of units allocated to a community is dependent upon the housing assistance resources available to HUD Field Office jurisdictions.
- After HUD approval of the HAP, the Federal regulations indicate that all applications for development of specific housing projects within a community shall be referred to the local legislative body for review and recommendation prior to HUD action on such application.

HUD regulations for environmental review of the CDBG program (24 CFR part 58) specify that each separate activity funded be subject to a project level environmental review to assure, among other things, that applicable Federal standards in such areas as historic preservation, noise, plant and animal life, water and air quality are met. The Federal environmental review process, like CEQA, provides an opportunity for public review and comment. Funds will not be released for a particular activity until an environmental determination has been made. Funds may be redirected to another activity under Federal regulations if a particular project is found to be environmentally unsuitable.

For the above reasons, environmental determinations on individual projects included in the CDBG program, where applicable, will not be made until prior to a request to the Federal government for release of funds for the specific project under consideration. The individual environmental assessment of these projects under CEQA will be conducted in conjunction with the environmental review required under Federal Guidelines. A listing of CDBG program activities which have or will be subject to individual environmental assessment together with a preliminary determination for each is included in Attachment A.

V. Alternatives to the project which would produce less of an adverse impact on the environment (lower density, less intense land use, move building on site, no project, et cetera)

No Project - By not submitting a CDBG application prior to the established Federal deadline, the City would not be eligible to receive Federal funds under the Housing and Community Development Act of 1977 and none of the projects identified in the application would take place. Such an action is clearly unreasonable and will not be further discussed.

Modification of the CDBG Program - The CDBG Program is a continuous process through which Federal funds are allocated to various Community Development projects in accordance with priorities established at the local level. Federal regulations specifically permit modifications for the purpose of avoiding environmental effects. Such modifications can and, in the past, have been made subsequent to submission of the annual CDBG application to reflect new environmental information developed during the process.

VI. DETERMINATION

On the basis of this initial study:

- I find the proposed project COULD NOT have a significant effect on the environment, and a NEGATIVE DECLARATION will be prepared.
- I find that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because the mitigation measures described in IV above have been added to the project or the possibility of a significant effect on the environment is so remote as to be insignificant.
- I find the proposed project MAY have a significant effect on the environment, and an ENVIRONMENTAL IMPACT REPORT IS REQUIRED.

Date 12-19-79

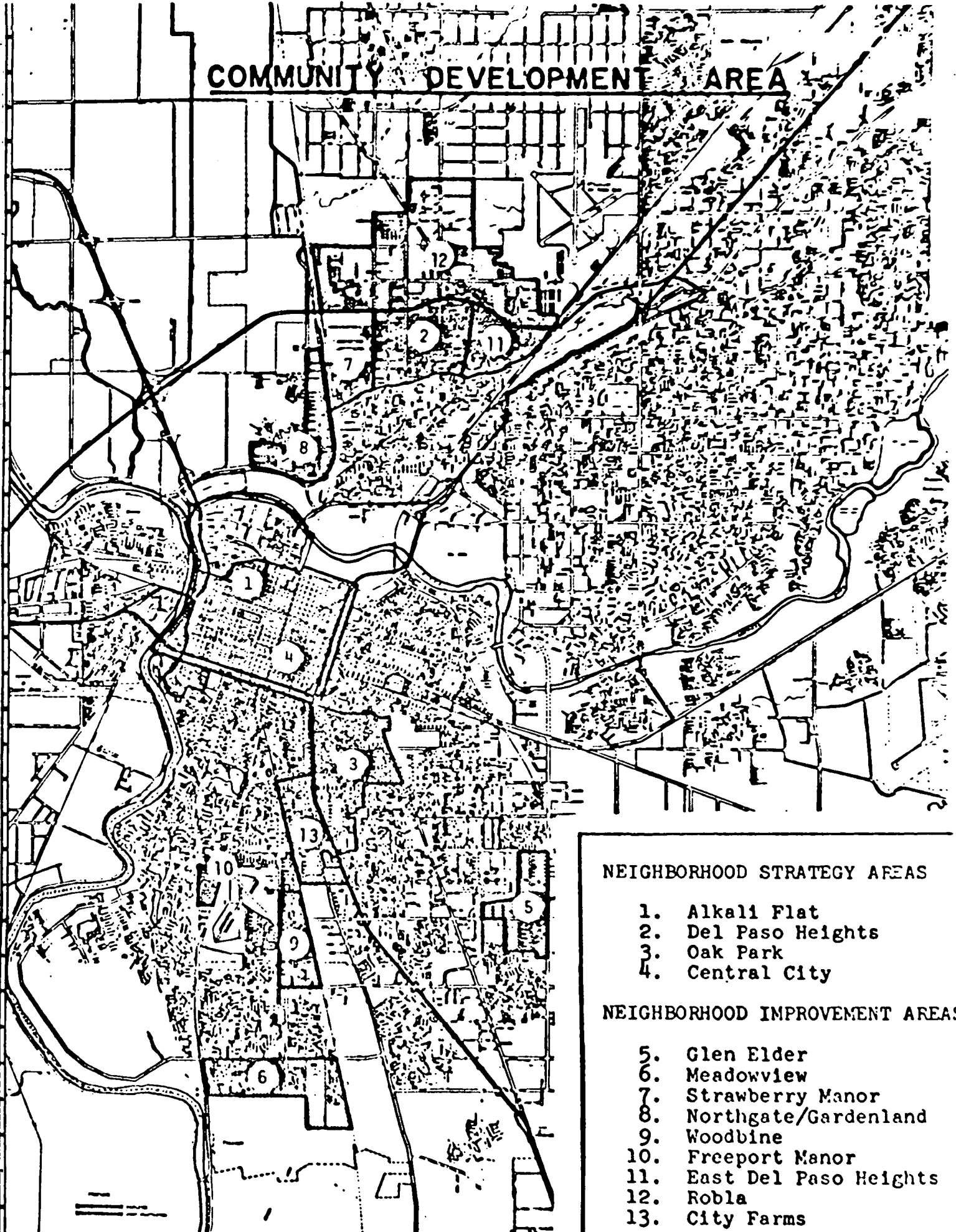


Thomas V. Lee

(Signature)

Title Associate Planner

COMMUNITY DEVELOPMENT AREA



NEIGHBORHOOD STRATEGY AREAS

1. Alkali Flat
2. Del Paso Heights
3. Oak Park
4. Central City

NEIGHBORHOOD IMPROVEMENT AREAS

5. Glen Elder
6. Meadowview
7. Strawberry Manor
8. Northgate/Gardenland
9. Woodbine
10. Freeport Manor
11. East Del Paso Heights
12. Robla
13. City Farms

"Attachment A"

PROJECT DESCRIPTION,
THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM

I. The Federal Perspective

The U.S. Department of Housing and Urban Development (HUD) provides funds for neighborhood revitalization through the Community Development Block Grant (CDBG) program is put forward in Title I of the Housing and Community Development Act of 1977. The primary purpose of the CDBG program under Federal law is the development of the viable urban communities, including decent housing, a suitable living environment, and expanded economic opportunities, principally for persons of low and moderate income. Financial assistance is provided for activities initiated at the local level which are intended to achieve the following objectives:

- 1) Prevention and elimination of slums and blight.
- 2) Elimination of conditions detrimental to public health, safety, and general welfare.
- 3) Conservation and expansion of the City's housing stock.
- 4) Expansion and improvement of the quantity and quality of community services.
- 5) The more rational utilization of urban land and other resources, including support of economic development activities specifically intended to improve a community's tax base.
- 6) Reduction of the isolation of income groups through spatial deconcentration of housing opportunities for lower income groups and through activities intended to attract higher income residents to lower income neighborhoods.
- 7) Restoration and preservation of historic, architectural or aesthetic values.
- 8) The provision of expanded employment opportunities for low and moderate income persons.

Recipients of CDBG funds have broad discretion to structure a local program consistent with the above objectives and local priorities and preferences.

The CDBG Program is administered at the national level by HUD and at the local level by the City through various departments and agencies. The City Manager has overall responsibility for program administration at the local level.

Funding for the CDBG Program is through an annual appropriation by Congress which is apportioned among eligible jurisdictions on the basis of a

formula which takes into account such factors as population, degree of poverty, and degree of housing overcrowding. According to this formula the City's entitlement for the 1980-81 fiscal year is \$5.0 million.

To receive its entitlement of federal CDBG funds, the City must prepare and implement a local Community Development Program consistent with the above objectives and numerous other federal laws and directives. Among them is the requirement to assume environmental review responsibilities assigned to HUD under the National Environmental Protection Act (NEPA). Federal environmental review regulations are contained in Chapter 24 Part 580 of the Codified Federal Regulations (24 CFR Part 58). These and other materials pertinent to the CDBG Program are available for examination and copying at the Sacramento City Planning Department, 915 I Street, Room 308 upon request.

II. The 1980-81 Community Development Block Grant Application

The CDBG application consists of two basic elements: A Community Development Activities Program describing the specific projects proposed for implementation and a Housing Action Program. The documents themselves are available at the City Planning Department. A map depicting the CD areas are identified on the following page.

A. The Community Development Activities Program

This section describes specific projects to be implemented with CDBG funds during fiscal year 1980-81. Activities to take place within CD target areas are described together with a proposed one year funding level for each. The purpose of the Activities Program is to detail how the City intends to spend its 1980-81 federal entitlement of \$5.0 million. Activities and funding levels projected for subsequent years may be subject to change contingent on such factors as changing priorities at the local level and the availability of federal funds.

Projects funded through the CDBG Program can be generally described under three main headings, public improvements, rehabilitation, and land acquisition. A complete listing of projects is included as Appendix 1. The following is a brief description of the types of projects proposed:

- 1) Public Improvements Projects - These are intended to upgrade existing neighborhood facilities to contemporary standards. Most projects within this category involve residential street improvements such as curbs, gutters, sidewalks, street lights, repaving or some combination of these. A typical street improvement project would encompass a four to six block area which is for the most part fully developed. Existing street patterns and capacities would remain unchanged.

The remaining projects within this category involve improvements to existing City parks, the largest single project being the staged development of the Oak Park Community Center. An EIR covering this project has previously been prepared and ratified.

- 2) Rehabilitation Activities - These are intended to provide housing assistance to lower income families and to upgrade neighborhood conditions through improvements to existing structures. The largest single program in terms of funding is the Sacramento Neighborhood Assistance Program (SNAP) which provides low interest loans for major rehabilitation. It is expected that between fifty and sixty dwelling units per year will be rehabilitated at projected funding levels. Other programs provide grants to lower income families for minor home improvements or repairs such as insulation, painting, and adaptation for use by the handicapped. These programs would affect approximately 450 homes per year at projected funding levels.

Rehabilitation programs are available throughout all CDBG target areas. Participation is completely at the discretion of applicants so it is impossible to predict the location and degree of concentration of structures involved. A typical project would involve a single structure. Rehabilitation would be in accordance with all applicable City codes and plans.

Rehabilitation programs are administered by the Sacramento Housing and Redevelopment Agency (SHRA) in accordance with guidelines adopted by the City Council. Approval of the CDBG application would have the effect of providing additional funds for expenditure coexisting on previously approved programs.

- 3) Land Acquisition Projects - The Scattered Residential Site Acquisition Program is proposed for CD target areas in accordance with the Housing Assistance Plan and adopted redevelopment plans. Land will be purchased and, if necessary, cleared to make way for new residential development. Plans for redevelopment of land to be acquired have not yet been formulated.

B. The Housing Action Program

The Housing Action Program shall describe a program of actions to carry out each year's increment in order to achieve the three-year housing goal. The annual action program shall: 1) Specify, by tenure type, household type, and housing type, a realistic annual goal for the number of dwelling units or persons to be assisted, including the relative proportion of new, rehabilitated, and existing units best suited to the needs of lower-income persons identified by the City of Sacramento; and 2) set forth specific action, if any, to be undertaken during the program year to assure the implementation of the three-year housing assistance plan.

III. Environmental Review of the CDBG Program

The subject of this initial study is submission of the CDBG application to HUD. Upon approval by HUD, the City would be authorized to expend its annual entitlement of federal funds on the activities identified in

the CD Activities Program (see Appendix 1). The inclusion of a specific project in the CDBG Program, however, does not constitute an irreversible commitment to carry out that project. Flexibility exists under federal regulations to add or delete specific projects at anytime provided that consistency with overall program objectives is maintained. Specific provisions exist to redirect funds to another activity if a particular project is determined to be unsuitable on environmental grounds. The net effect of submission of the CDBG application then is that it enables the City to lay claim to its full entitlement of federal funds. Program changes can, and in the past, have been made.

The purpose of this initial study is to assess the cumulative impacts of the CDBG Program with emphasis on program objectives, the types of projects proposed and their general locations. Federal regulations require that, with the exception of planning and management function, each project be assessed in accordance with federal environmental review procedures described in 24 CFR Part 58 and in the HUD handbook entitled "Environmental Reviews at the Community Level" prior to submitting a request for release of federal funds. Where required, the appropriate environmental documentation for each separate project under the California Environmental Quality Act is prepared at this time. In the case of continuous projects such as rehabilitation activities undertaken by the Sacramento Housing and Redevelopment Agency, a separate environmental determination for each annual appropriation is not required under state or federal law unless there has been a significant change in the project.

In 1979, an initial study was performed on the three-year 1979-82 Community Development Block Grant Program. It was determined that the proposed three-year projects had no significant impact, therefore, a Negative Declaration was filed. This year's projects, 1980-81, were included in the three-year assessment with the exception of the following new projects: Fair Housing Program, Meadowview Service Center, SB 966 Administration, and Home Ownership/Home Improvement (HOHI). These projects are exempt. This initial study specifically addresses the 1980-81 CDBG projects which are consistent with the three-year Community Development goals, objectives and policies, proposed for implementation with this year's entitlement of \$5.0 million in federal CDBG funds.

The chart on the following page contains a listing of projects to be implemented with the 1980-81 federal entitlement that are subject to individual environmental assessment together with the current environmental status of each.

APPENDIX 1

1980-81 COMMUNITY DEVELOPMENT PROGRAM ACTIVITIES SUBJECT TO INDIVIDUAL ENVIRONMENTAL ASSESSMENT.

Activities proposed to be carried out with CDBG funds are described in Attachment A. With the exception of continuing staff activities which are not subject to environmental review, these activities are listed below together with a preliminary environment determination for each.

<u>ACTIVITY</u>	<u>PRELIMINARY DETERMINATION</u>	<u>REMARKS/REFERENCE TO CEQA GUIDELINES</u>
Sacramento Neighborhood Assistance Program (SNAP)	Exempt	Sec. 15101
Housing Opportunity Program for the Emergency (HOPE)	Exempt	Sec. 15101
Retrofit Grants for Handicapped Housing	Exempt	Sec. 15101
Painting/Beautification Program	Exempt	Sec. 15101
Relocation Assistance	Exempt	Sec. 15060
Home Ownership/Home Improvement (HOHI)	Exempt	Sec. 15060
Federal Section 312	Exempt	Sec. 15060
Community Development Rehabilitation Grant Program	Exempt	Sec. 15101
Scattered Residential Site Acquisition	Exempt	Sec. 15103
Fair Housing Program	Exempt	Sec. 15103
Grand Avenue Street Lighting Assessment District (A/D)	Assessment	
Del Paso Heights Street Improvements A/D #4B	Assessment	
Del Paso Heights Street Improvements A/D #5	Assessment	
Del Paso Heights Street Improvements A/D #6	Assessment	
Oak Grove Street Lighting A/D	Assessment	
Oak Park Complex Phase II	Exempt	Sec. 15061(e)
Sacramento Boulevard Street Widening	Assessment	

<u>ACTIVITY</u>	<u>PRELIMINARY DETERMINATION</u>	<u>REMARKS/REFERENCE TO CEQA GUIDELINES</u>
Oak Park Street Lighting A/D	Assessment	
Meadowview Service Center	Exempt	Sec. 15072
Woodbine Street Improvements A/D #1	Assessment	
Woodbine Street Improvements A/D #2	Assessment	
East Del Paso Heights Street Improvements A/D #1	Assessment	
Heckes and Trainor Street Lighting A/D	Assessment	



CITY OF SACRAMENTO

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DEPARTMENT OF ENGINEERING

915 I STREET SACRAMENTO, CALIFORNIA 95814
CITY HALL ROOM 207 TELEPHONE (916) 449-5281

R. H. PARKER
CITY ENGINEER

J. F. VAROZZA
ASSISTANT CITY ENGINEER

January 7, 1980

M E M O R A N D U M

TO: Lorraine Magana, City Clerk
FROM: R. H. Parker, City Engineer
SUBJECT: Item No. 11, Council Agenda for January 8, 1980

Please continue the subject item until January 15, 1980. We would like to present this item to the City Council at the same time that the Planning Department presents the City's Community Development Block Grant program, which will be January 8th.

R. H. PARKER
City Engineer

RHP/lc

FILED

By the City Council
Office of the City Clerk

Copy to
1-15-80
JAN 8 1980

THE UNIVERSITY OF CHICAGO
DIVISION OF THE PHYSICAL SCIENCES

PHYSICS DEPARTMENT

PHYSICS 551
STATISTICAL MECHANICS

PROBLEM SET 1

FALL 2013

PROBLEM 1. (20 points)

A system of N particles is described by the Hamiltonian

$$H = \sum_{i=1}^N \left(\frac{p_i^2}{2m} + \frac{1}{2} m \omega^2 r_i^2 \right) + \sum_{i < j}^N \frac{c}{|r_i - r_j|^\alpha}$$

where r_i and p_i are the position and momentum of the i -th particle, m is the mass, ω is the frequency of the harmonic potential, and c and α are constants. The particles are confined to a volume V . Assume that the system is in thermal equilibrium at temperature T . Calculate the average energy per particle $\langle \epsilon \rangle$ in the limit of high temperature $T \gg \hbar \omega$ and large volume $V \gg \lambda^3$, where $\lambda = h / \sqrt{2\pi m k_B T}$ is the thermal wavelength. Express your answer in terms of $k_B T$, ω , c , and α .



PROBLEM 2. (20 points)

PROBLEM 3. (20 points)

PROBLEM 4. (20 points)

PROBLEM 5. (20 points)