# NOTICE OF FINDING OF NO SIGNFICANT IMPACT AND

# NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

## Date of Notice: June 5, 2024

Name of Responsible Entity [RE] County of Orange, OC Housing & Community Development

Address (e.g., Street No. or P.O. Box) 1501 E. St. Andrew Place, 1st Floor

City, State, Zip Code Santa Ana, CA 92705

Telephone Number (714) 480-2991

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

# REQUEST FOR RELEASE OF FUNDS

On or about June 25, 2024, the County of Orange, OC Housing & Community Development (OCHCD),will submit a request to the U.S. Department of Housing and Urban Development (HUD)Office of Public and Indian Housing for the release of 17 Orange County Housing Authority (OCHA) Project Based Housing Choice Vouchers (PBVs) as authorized under Title I of the Housing Opportunity through Modernization Act of 2016 (HOTMA), as amended, for the purpose of undertaking a project known as Placentia Baker Street (Development)*.*

The Development is comprised of five currently vacant parcels (four lots) and is located at 300, 307, 312, 314, and 323 Baker Street, including a street dedication located between 307 W. Baker Street and 312 Baker Street, in the City of Placentia. The site would be developed as affordable housing for families and individuals exiting homelessness earning between 15% to 60% of the area mean income (AMI). The community would feature a 5-story building with 68 apartments, onsite and satellite parking for a total of 94 parking spaces distributed between podium and surface parking areas. The units would be divided into 28 one-bedroom units, 20 two-bedroom units, 19 three-bedroom units, and 1 two-bedroom manager’s unit. Onsite amenities include a courtyard with play areas, office spaces for property management, resident services, a centrally located laundry room, and a Skydeck and community restroom on the fifth floor.

The Developer, Mercy Housing California, has requested 17 OCHA PBVs under the County of Orange 2023 Supportive Housing Notice of Funding Availability for the Development. In addition, the proposed Development would provide 17 Mental Health Services Act units, which would be serviced by the Orange County Health Care Agency (HCA.

# FINDING OF NO SIGNIFICANT IMPACT

### The County of Orange, Housing & Community Development has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR). The ERR will be made available to the public for review either electronically or by the U.S. mail. Please submit your request by U.S. mail to OC Housing & Community Development Attn: Suzanne Harder, 1501 E. St. Andrew Place, 1st Floor, Santa Ana, CA 92705 or by email to [suzanne.harder@occr.ocgov.com](mailto:suzanne.harder@occr.ocgov.com). The ERR can be accessed online at the following website: <https://www.ochcd.org/resources/environmentals>

### PUBLIC COMMENTS

Notice is hereby further given to provide the public an 18-day review period beginning June 5, 2024, to June 24, 2024.Any individual, group, or agency may submit written comments on the ERR to the OC Housing & Community Development Attn: Suzanne Harder, 1501 E. St. Andrew Place, 1st Floor, Santa Ana, CA 92705.All comments received by June 24, 2024,will be considered by the County of Orangeprior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

# ENVIRONMENTAL CERTIFICATION

The County of Orangecertifies to HUDthat Julia Bidwellinhercapacity as Director of OC Housing & Community Developmentconsents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD’sapproval of the certification satisfies its responsibilities under NEPA and related laws and authorities and allows the County of Orangeto use Program funds.

# OBJECTIONS TO RELEASE OF FUNDS

## HUD will accept objections to its release of funds and the County of Orange certification for a period of fifteen days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of the County of Orange; (b) the County of Orange has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR part 58; (c) the grant recipient or other participants in the development process have committed funds, incurred costs or undertaken activities not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to the HUD Los Angeles Office of Public Housing at HUD, Los Angeles Area Field Office, Suite 4054, Los Angeles CA 90012. Potential objectors should contact HUD or HUD Los Angeles Office of Public Housing via email at [HUDLOSANGELESOPH@hud.gov](mailto:HUDLOSANGELESOPH@hud.gov) to verify the actual last day of the objection period.

## Julia Bidwell, Director

OC Housing & Community Development