

Addendum
to the
Initial Study/Mitigated Negative Declaration
for the
**Mountain View High School
Expansion Project**
(SCH# 2011092006)

Mountain View-Los Altos Union High School District

April 2, 2026

SECTION 1.0 INTRODUCTION, PURPOSE & CONCLUSION

The California Environmental Quality Act (CEQA) recognizes that between the date an environmental document is completed and the date the project is fully implemented, one or more of the following changes may occur: 1) the project may change; 2) the environmental setting in which the project is located may change; 3) laws, regulations, or policies may change in ways that impact the environment; and/or 4) previously unknown information can arise. Before proceeding with a project, CEQA requires the Lead Agency to evaluate these changes to determine whether or not they affect the conclusion in the environmental document.

A Notice of Determination was filed on January 8, 2019, following approval of the Mountain View High School Facilities Expansion project by the Mountain View-Los Altos High School District (the District) Board. The project was the subject of an Initial Study/Mitigated Negative Declaration (IS/MND) that was adopted by the District on January 7, 2019 (SCH# 2011092006). The IS/MND analyzed improving and expanding the Mountain View High School campus (campus), including constructing a new two-story 55,000 square-foot classroom building, a one-story 7,648 square-foot engineering building, an approximately 43,700 square-foot student services building, and an approximately 10,350 square-foot auxiliary gymnasium building, as well as repurposing the existing cafeteria into a Performing Arts classroom, modernizing Packard Hall, altering and repurposing of the existing small gym, installing artificial turf at existing fields, and converting spaces that are were originally proposed to be relocated to student services building to future library use. The project anticipated 410 additional students above existing enrollment numbers at Mountain View High School, increasing student enrollment at Mountain View High School from 1,969 students to 2,379 students. The project included the planting of 37 new trees on campus. The campus is located at 3535 Truman Avenue in Mountain View.

In February 2019, the District completed an Addendum to the IS/MND for the removal of one tree (a coast live oak tree [*Quercus agrifolia*] measuring 31 inches in diameter and 45 feet in height). The District proposed the replacement of the coast live oak with two, 24-inch box trees. In December 2021, the District completed an additional Addendum to the IS/MND for the removal of four trees (ornamental cherry trees [*Prunus spp.*] ranging from 10 to 12 inches in diameter). The trees were in significant decline, two of which were nearly dead, as determined by an Arborist Report. The District proposed the replacement of the trees with four new trees. Table 1-1 below summarizes the trees onsite.

The District, which is in the process of implementing the approved 2019 campus expansion, is now proposing the removal of 11 additional trees that were not accounted for in the 2019 IS/MND, which assumed that no trees would be removed as part of the project. Three of the trees for removal are considered heritage trees according to the City of Mountain View regulations (Chapter 32, Article 2). One tree is located north of the gymnasium, one tree is located south of the gymnasium and nine trees are located west of the gymnasium. The trees would be removed to accommodate an improved seating area, including mechanical equipment and utility work, as part of the gymnasium modernization, the scope of which has been fine-tuned since the initial approval of the 2019 IS/MND. Additionally, two trees adjacent to the gymnasium will be retained as part of the project, one north of the gymnasium and one south of the gymnasium. The tree for retention north of the gymnasium is considered a heritage tree by the City of Mountain View.

The purpose of this Addendum is to evaluate the environmental impacts of the following changes to the approved project:

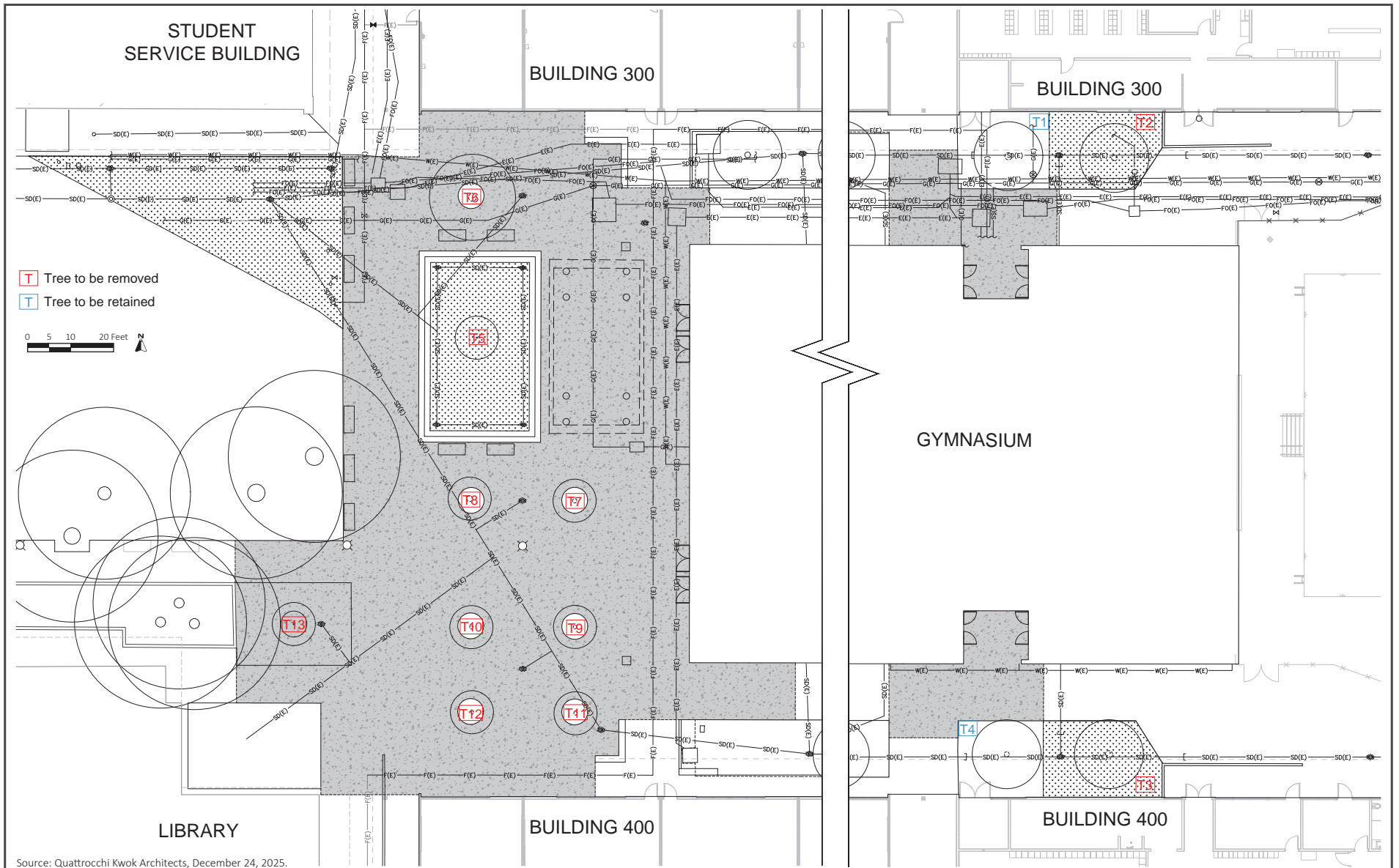
Compared to the approved project, which would not result in the removal of any existing onsite trees on the Mountain View High School campus, the revised project would remove an additional 11 trees (one north of the gymnasium, one south of the gymnasium and nine west of the gymnasium) and retain two trees (one north of the gymnasium and one south of the gymnasium) within the immediate vicinity of the gymnasium, as shown in Figure 1, to accommodate an improved seating area, including mechanical equipment and utility work, as part of the gymnasium modernization, the scope of which has been fine-tuned since the initial approval of the 2019 IS/MND. Of the 11 trees to be removed, three are considered Heritage trees according to the City of Mountain View regulations. This analysis analyzes the revised project description with an overall impact of removing 11 trees from the campus, in addition to the five trees already approved for removal within the February 2019 Addendum and December 2021 Addendum to the IS/MND. The project proposes to plant 14 replacement trees on campus.

The CEQA Guidelines §15162 state that when an EIR has been certified or Negative Declaration adopted for a project, no subsequent EIR shall be prepared for that project unless the Lead Agency determines, on the basis of substantial evidence in light of the whole record, one or more of the following:

1. Substantial changes are proposed in the project which will require major revisions of the previous EIR or Negative Declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects;
2. Substantial changes occur with respect to the circumstances under which the project is undertaken which will require major revisions of the previous EIR or Negative Declaration due to the involvement of new significant environmental effects or a substantial increase in the severity of previously identified significant effects; or
3. New information of substantial importance, which was not known and could not have been known with the exercise of reasonable diligence at the time the previous EIR was certified as complete or the Negative Declaration was adopted, shows any of the following:
 - a. The project will have one or more significant effects not discussed in the previous EIR or Negative Declaration;
 - b. Significant effects previously examined will be substantially more severe than shown in the previous EIR;
 - c. Mitigation measures or alternatives previously found not to be feasible would in fact be feasible and would substantially reduce one or more significant effects of the project, but the project proponents decline to adopt the mitigation measure or alternative; or
 - d. Mitigation measures or alternatives which are considerably different from those analyzed in the previous EIR would substantially reduce one or more significant effects on the environment, but the project proponents decline to adopt the mitigation measure or alternative.

CEQA Guideline §15164 states that the Lead Agency or a responsible agency shall prepare an Addendum to a previously adopted Negative Declaration if only minor technical changes or

additions are necessary, but none of the conditions described in §15162 (see above) calling for preparation of a subsequent Negative Declaration have occurred.



Source: Quattrocchi Kwok Architects, December 24, 2025.

SITE PLAN AND LOCATION OF TREES TO BE REMOVED OR RETAINED

FIGURE 1

Analysis

Aesthetics

The trees proposed for removal are not considered a scenic resource for the surrounding area because they are not highly visible outside of the Mountain View High School campus. As described in greater detail below in the Biological resources discussion, the project would remove 11 trees and plant 14 replacement trees within the general vicinity of the gymnasium on campus. Additionally, the original project description of the Mountain View High School Expansion Project included the planting of 37 new trees on-site, the February 2019 Addendum included the planting of two trees to replace one tree removed, and the December 2021 Addendum included the planting of four trees to replace four trees removed. Therefore, the revised project would result in a net increase of trees on-site, which ultimately will be a visual improvement from existing conditions analyzed in the IS/MND.

Biological Resources

The City of Mountain View tree regulations protect all trees designated as Heritage trees (Chapter 32, Article 2). A Heritage tree is defined as any one of the following:

- A tree which has a trunk with a circumference of 48 inches or more measured at 54 inches above natural grade;
- A multi-branched tree which has major branches below 54 inches above the natural grade with a circumference of 48 inches measured just below the first major trunk fork.
- Any *Quercus* (oak), *Sequoia* (redwood), or *Cedrus* (cedar) tree with a circumference of 12 inches or more when measured at 54 inches above natural grade;
- A tree or grove of trees designated by resolution of the City Council to be of special historical value or of significant community benefit.

An Arborist Report completed December 2025 assessed the condition and species of the 13 trees within the improvement area, 11 of which are proposed for removal (see Appendix A). The findings of this report are summarized in the table below.

Table 1-1: Tree Identification and Removal/Retention Status					
Identification Number	Species	Circumference (inches)	Location	Heritage Tree?	Remove?
T1	Liquidamber (<i>Liquidamber stryaciflua</i>)	56	Directly adjacent to north side of existing gym	Yes	No
T2	Liquidamber (<i>Liquidamber stryaciflua</i>)	50	Directly adjacent to north side of existing gym	Yes	Yes
T3	Liquidamber (<i>Liquidamber stryaciflua</i>)	69	Directly adjacent to the south	Yes	Yes

			side of the existing gym		
T4	Liquidamber (<i>Liquidamber stryaciflua</i>)	41	Directly adjacent to the south side of the existing gym	No	No
T5	Japanese maple (<i>Acer palmatum</i>)	19	In a raised planter bed west of the gym entrance	No	Yes
T6	London plane (<i>Platanus X hispanica</i>)	53	West of the gym entrance, at the northwest corner of the project limits	Yes	Yes
T7	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard	No	Yes
T8	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard	No	Yes
T9	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard	No	Yes
T10	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard	No	Yes
T11	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard, at the southwest limits of the project area	No	Yes
T12	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard, at the	No	Yes

			southwest limits of the project area		
T13	London plane (<i>Platanus X hispanica</i>)	Between 31 – 47	West of the gym entrance in a courtyard		Yes

Of the 11 trees to be removed, three trees have circumferences greater than 48 inches, and are therefore considered Heritage trees according to Chapter 32, Article 2 of the City of Mountain View’s Municipal Code. However, the removal of the three Heritage trees would not result in a significant impact, as the trees are of common species (one London plane and two Liquidamber) and replacement trees will be planted. The removal of the 11 trees would not result in a significant impact due to loss of trees, as the District will plant 14 replacement trees as part of the Gymnasium Modernization project, in addition to the 37 trees planted under the IS/MND, the two trees planted to replace the one tree removed as part of the February 2019 Addendum, and the four trees planted to replace the four trees removed as part of the December 2021 Addendum. These trees more than adequately serve as replacement trees for the three heritage trees and eight non-Heritage trees proposed for removal under this Addendum. With approval of this Addendum, the District will have proposed the removal of 16 trees, four of which are Heritage trees, and committed to planting 57 replacement trees.

As described in the 2019 IS/MND, there are no sensitive habitats on or adjacent to the project site, and special-status plant and animal species are not expected to occur on the project site. The trees themselves are not special status plant species. The trees could be removed during the nesting season (which occurs February 1st – August 31st, inclusive) and therefore, the modified project would be required to comply with Mitigation Measure MM BIO-1, from the approved 2019 IS/MND, which requires pre-construction nesting surveys by a qualified biologist to ensure the project complies with federal and state laws protecting nesting birds, which would minimize the impact of tree removal and construction on nesting birds to a less than significant level. Additionally, the modified project would be required to implement the tree protection measures outlined in Mitigation Measure MM BIO-2 from the approved 2019 IS/MND for the two trees that were surveyed and intended to remain.

Conclusion

Based on information contained in the Arborist Report prepared for the trees, the findings of the Initial Study/Mitigated Negative Declaration prepared for the project, and knowledge of the project area, the District has concluded that the proposed change to the project (i.e., removal of an additional 11 trees) would not result in new significant environmental effects or substantially increase the severity of previously identified significant effects. The conclusions in the Initial Study and adopted Mitigated Negative Declaration would not change. For these reasons, a supplemental or subsequent Initial Study and Mitigated Negative Declaration is not required and this Addendum to the Mitigated Negative Declaration adopted for the Mountain View High School Expansion Project (SCH# 2011092006) has been prepared.

This Addendum will not be circulated for public review, but will be attached to the Mitigated Negative Declaration adopted for the Mountain View High School Expansion Project, pursuant to CEQA Guidelines §15164(c).

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Signed by:

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4/24/2026