



NOTICE OF INTENT TO ADOPT A
MITIGATED NEGATIVE DECLARATION

Project: Costa Mesa High School Stadium Expansion Project
Lead Agency: Newport-Mesa Unified School District
Review Period: March 31, 2025 to April 30, 2025 (30 days)

NOTICE IS HEREBY GIVEN that the Newport-Mesa School District (NMUSD or District) has prepared an Initial Study/Mitigated Negative Declaration (IS/MND) for the Costa Mesa High School Stadium Expansion Project (proposed project). Pursuant to Public Resources Code Section 21165 and the California Environmental Quality Act Guidelines (CEQA Guidelines) Section 15050, the NMUSD is the lead agency for the proposed project. The purpose of this notice is to (1) serve as a Notice of Intent (NOI) to adopt the IS/MND and (2) advise and solicit comments regarding the content of the IS/MND.

PROJECT LOCATION: The Costa Mesa High School (Costa Mesa HS) campus is located at 2650 Fairview Road in the City of Costa Mesa (**Assessor's Parcel Number [APN]** 141-342-46) in Orange County (project site). The Costa Mesa HS campus is bounded by Fairview Road to the west, Arlington Drive to the south, David Magnet School to the east, and the Jack R. Hammett Sports Complex to the north. Regional access to the campus is provided by State Route (SR)-55, approximately 0.5 mile to the south; SR-73, approximately 0.7 mile to the northeast, and Interstate (I)-405, about 0.9 mile to the north of the high school. The proposed project would be implemented on approximately 8 acres of the 49.45-acre Costa Mesa HS campus.

PROJECT DESCRIPTION: The District proposes to construct a new building, expand two existing buildings, install new permanent home and away bleachers, improve the existing track, improve the existing tennis courts, implement a new fire lane, and new landscaping (proposed project). The proposed project would occur in various areas throughout the Costa Mesa HS campus. Specifically, the project would be located on and adjacent to the existing Costa Mesa HS stadium and the existing tennis courts. The proposed project would not include changes to existing walkways or lighting.

The proposed project would allow for more seating for spectators for sports games and other school events. The proposed project would also enhance the usability of the tennis courts for athletes and spectators, add new athletic and school facilities for the staff and students, and enhance safety with the implementation of a new fire access lane. The proposed project would also include new baseball backstop netting to the baseball fields north of the stadium. The proposed project would not increase the existing student capacity at Costa Mesa HS and would accommodate existing athletic and school-supporting events and programs.

The construction of the proposed project would occur in one phase. Construction is anticipated to last approximately 12 months, beginning in summer 2025 and ending in summer 2026.

The District is the Lead Agency under CEQA and has the approval authority over the proposed project. Discretionary actions for the proposed project would include: (1) adoption of the Initial



Study/Mitigated Negative Declaration; (2) approval of the proposed project; and (3) adoption of the Mitigation Monitoring and Reporting Program.

ENVIRONMENTAL DETERMINATION: The NMUSD has prepared an Initial Study (IS) for the proposed project to determine the projects potential impact on the environment. NMUSD has determined that the proposed project may have a significant effect on the environment, but by implementing the identified mitigation measures, the proposed project's impacts could be reduced to less than significant levels. Possible impacts on Cultural Resources, Geology and Soils, and Tribal Cultural Resources were identified in the IS and will be mitigated to a less than significant level.

PUBLIC REVIEW AND COMMENT: The NMUSD invites you to comment on the IS/MND. The IS/MND will be available for a 30-day public review from March 31, 2025, through April 30, 2025. We ask that any person wishing to comment on the IS/MND provide written comments by the end of the public review period at 5:00 p.m., April 30, 2025.

Copies of the IS/MND are available for review at the following locations:

- Newport-Mesa Unified School District, 2985 Bear Street, Building E, Costa Mesa, CA 92626
- Costa Mesa High School, 2650 Fairview Road, Costa Mesa, CA 92626

The document can also be accessed online at:

- NMUSD website: <https://web.nmusd.us/departments/business-services/facilities/current-construction-projects>

You may send comments, in writing or by email, with the subject heading Costa Mesa High School Stadium Expansion Project to:

Mail: Erica DiCioccio, Facilities Planning Coordinator
Facilities Department, Planning and Design
Newport-Mesa Unified School District
2985 Bear Street, Building E
Costa Mesa, California 92626

Email: edicioccio@nmusd.us

If you require additional information, please contact Erica DiCioccio at (714) 424-8993.

Board Meeting: A board meeting has not yet been scheduled. A separate notice of board meeting will be circulated pursuant to all applicable public noticing requirements once a board meeting has been scheduled.

Date: March 31, 2025