NOTICE OF INTENT TO ADOPT
AN INITIAL STUDY/MITIGATED NEGATIVE DECLARATION

This is to advise that pursuant to Title 14 of the California Code of Regulations (CCR), §§ 15070 and 15071, the City of Emeryville (City), acting as Lead Agency, has prepared this Initial Study/Negative Declaration (IS/MND) for the project described below.

Project Name: ATPL-5106(010) 40th Street Transit and Multi-Modal Enhancements Project

Project Location: The proposed project is in the cities of Emeryville and Oakland in California, on Shellmound Street and 40th Street between Christie Avenue and Adeline Street. The proposed project is situated within Sections 15, 16, 21, 22, and 23 of Township 1 South, Range 4 West in the USGS Quadrangle Oakland West. Construction would occur in 2 phases. Phase 1 would include improvements to 40th Street and Shellmound Street between Adeline Street and the IKEA Entrance intersection. Phase 2 would include enhancements along Shellmound Street from the IKEA Entrance intersection to Christie Avenue.

Lead Agency Name and Address:

City of Emeryville
1333 Park Avenue
Emeryville, CA 94608

As mandated by Title 14 CCR § 15105(b), the minimum public review period for this document is 30 days. Prior to project approval, the City will consider all written comments regarding this proposed IS/MND that are received during the public review period; due to the holidays, the City is providing 45 days from the date of filing this document with the State Clearinghouse.

The proposed IS/MND is available for public review during regular business hours at the following locations:

- The front desk of Emeryville City Hall, at 1333 Park Avenue, Emeryville, CA 94608.
- In addition, the IS/MND is available for public review on City of Emeryville Public Works website (https://www.emeryville.org/40thStreetCEQA)

Project Description: The project would enhance existing infrastructure on 40th Street (Adeline Street to IKEA Entrance) and Shellmound Street (IKEA Entrance to Christie Avenue) through the construction of 1.4 miles of two-way separated Class IV bikeway, transit-only lanes, transit islands, pedestrian enhancements, a transit hub with complete street intersection improvements, and closing the unsignalized intersections of Hubbard Street and Haven Street on the north side of 40th Street, partial southbound closures at the unsignalized intersections of Holden Street and Watts Street on the north side of 40th Street per the Emeryville City Council Resolution 23-105, 23-106, 23-107, and 23-108 (July 18, 2023).

Project features would consist of realigning the existing lanes, removing and replacing medians, rehabilitating the pavement surface, restriping, installing green stormwater infrastructure improvements, upgrading street lighting, and reconstructing pedestrian infrastructure to accommodate a two-way separated Class IV bikeway, new sidewalk, and concrete bus pads.

40th Street (Adeline Street to IKEA Entrance) improvements would include:

- Lane realignment to accommodate two-way separated Class IV bikeway on the north edge of the roadway.
- Thin grind and asphalt concrete overlay.
- Asphalt concrete conforms adjacent to new concrete work.
- Full depth pavement reconstruction in areas of new islands for bikeway separation.
- Removal of existing roadway improvements as needed.
- Construction of sidewalk on Hubbard Street.
- Multi-use pathway connection between Hubbard Street and Halleck Street up to 4.5 feet in height.
- Addition of concrete bus pads at bus stops.

Shellmound Street (IKEA Entrance to Christie Avenue) improvements would include:

- Lane realignment to accommodate two-way separated Class IV bikeway on the west edge of the roadway.
- Thin grind and asphalt concrete overlay.
- Asphalt concrete conforms adjacent to new concrete work.
- Roadway improvements, including excavation to a maximum depth of one foot below existing grade.
- Addition of one concrete bus pad at one bus stop.

Statement of Findings: In accordance with the requirements of the California Environmental Quality Act (CEQA), an IS/MND has been prepared for this project. The City has reviewed the project and, on the basis of the whole record before it, has determined that there is no substantial evidence that the Project, with mitigation measures as identified in the Initial Study, will have a significant effect on the environment. The City prepared and hereby proposes to adopt an Initial Study/Mitigated Negative Declaration for this project.

Review: A 45-day public review period for the IS/MND will commence on November 24, 2025, and will end on January 7, 2026 for interested parties and public agencies to submit written comments on the document.

Written comments may be emailed or submitted to:

Ryan O'Connell
Senior Civil Engineer
City of Emeryville
1333 Park Avenue
Emeryville, CA 94608
email: roconnell@emeryville.org

Signature of Lead Agency Representative



Ryan O'Connell
Senior Civil Engineer
City of Emeryville
Dated: November 21, 2025