



**City of
Santa Clara**
The Center of What's Possible

NOTICE

NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION
Distribution Date: 5/7/2026

As authorized by the City of Santa Clara as a Lead Agency, the City hereby provides a **20-day public review period** for a Mitigated Negative Declaration (MND) prepared pursuant to the California Environmental Quality Act (CEQA).

Project title: 3521 and 3591 Homestead Road
Files: PLN24-00633
Location: 3521 and 3591 Homestead Road, Santa Clara, CA 95051
Applicant: Pulte Group
Owner: SBH Homestead Props LLC
Request: Architectural Review for a proposed 147-unit residential mixed-use project consisting of 90 four-story stacked townhomes, 57 three-story townhome condominiums, and a 4,991 square-foot commercial building.

CEQA DETERMINATION

A Draft Initial Study and Mitigated Negative Declaration was completed in accordance with CEQA, and is available for review on the City's website at www.santaclaraca.gov/CEQA and at the Central Park Library at 2635 Homestead Road. Based upon the Initial Study, **the project will not have a significant effect on the environment** because there is either no impact or mitigation measures have been incorporated into the project through design changes or through conditions of approval that will reduce potential impacts to a less-than-significant level. *Additionally, the project would not be located on a site which is included on a list of hazardous materials sites compiled pursuant to Government Code Section 65962.5.*

PUBLIC COMMENT PERIOD

Comments may be filed with the City in response to the preparation of the MND, within the 20-day review period between **Friday, May 8, 2026 and Thursday, May 28, 2026**, pursuant to Section 15073 of the CEQA Guidelines. Responses received in writing on or before the date of review or verbally at the time of the review of this project will be considered along with the proposed MND. If you wish to respond, please send your comments no later than 5:00 PM on **Thursday, May 28, 2026** to:

Lead Agency: City of Santa Clara, Community Development Department, Planning Division
Contact: Meha Patel, Associate Planner **Email:** mpatel@santaclaraca.gov
1500 Warburton Avenue, Santa Clara, CA 95050
Phone: 408-615-2450

Sheldon S Ah Sing

Digitally signed by Sheldon Ah Sing
Date: 2026.04.30 13:09:43 -07'00'

Date: 4/30/26

Sheldon S. Ah Sing, Development Review Officer for
Afshan Hamid
Director of Community Development, City of Santa Clara