NOTICE OF INTENT TO ADOPT
A MITIGATED NEGATIVE DECLARATION

Project Name: **Greenville Road Sewer Extension Project**

Project Proponent: County of Alameda, Community Development Agency
224 West Winton Avenue, Room 110
Hayward, California 94544

Notice is hereby given that the County of Alameda has prepared an Initial Study and Mitigated Negative Declaration (IS-MND) for the Greenville Road Sewer Extension ("the proposed project") and is requesting comments on the IS-MND. The IS-MND was prepared by the County of Alameda, which is the Lead Agency for the project, in accordance with the California Environmental Quality Act (CEQA) and CEQA Guidelines Section 15070 through 15075. The Mitigated Negative Declaration, which is a written statement finding that the proposed project will not have a significant effect upon the environment due to proposed mitigating measures, is proposed to be adopted pursuant to the CEQA Guidelines.

In accordance with CEQA Guidelines Section 15072, this Notice of Intent (NOI) is being sent to the California State Clearinghouse, Alameda County Clerk, responsible agencies, trustee agencies, and adjacent cities and counties, and is being made available to members of the public including individuals and organizations, to solicit comments on the analysis in the IS-MND.

Project Description: The proposed project includes two components: the extension of a sewer line along Greenville Road between Tesla Road and the Martinelli Center, and modifications to and/or re-use of the Martinelli Center. The proposed project would be located within paved rights-of-way, with no ground disturbance proposed in adjacent agricultural or natural areas. The alignment crosses one bridge over Arroyo Seco, an east-west intermittent stream. The proposed project also includes a sewer lateral connection from Greenville Road to the existing Martinelli Center buildings and a lift station at the Martinelli Center parcel.

While the County is considering several options for future uses at the Martinelli Center, the analysis in the Draft IS-MND is based on the most intensive use that could be feasible for the property. Changes to uses of the Martinelli Center could include: (1) the continuation of the event center functions, including weddings and other social events on weekends, and business and civic events during the week; and (2) conversion of the existing office space into a wine country visitor hub, including activities such as wine tastings and wine trolley tours leaving from the Martinelli Center.

Project Location: The project site is located in unincorporated Alameda County, comprising a segment of the Greenville Road right-of-way between Tesla Road and the Martinelli Center, the parcel containing the Martinelli Center (3585 Greenville Road; Assessor's Parcel Number 99A-1602-13-1, 8.56 acres in size), and an approximately 3-acre portion of the parcel to the north (Assessor's Parcel Number 99A-1602-5-3), both owned by the Alameda County Surplus Property Authority. Access to the project site is provided locally by Greenville Road and Tesla Road and regionally by Interstate 580. The South Bay Aqueduct, which orients in a north-south direction, is located adjacent to the Martinelli Center parcel to the west, and Arroyo Seco, which orients in an east-west direction, flows beneath Greenville Road south of the Martinelli Center. The project site is not listed on a hazardous materials database compiled pursuant to Government Code Section 65962.5.

Review and Comments: The IS-MND is available for public review and comment at the Alameda County Planning Department (address listed below) and the Livermore Public Library - Civic Center (1188 South Livermore Avenue, Livermore, California 94550).

The IS-MND is also available online at https://alamedacountyca.gov/cda/planning/ceqa-projects/index.htm#greenvillesewer.

The public comment period will commence October 28, 2026 and conclude on November 30, 2026, comments must be received on or by this date. When submitting a comment, please include the name and address of a contact person in your agency or organization. Please direct your comments to:

Jaimie Orfanos, Assistant Director
Alameda County Community Development Agency
Economic and Civic Development Department
224 West Winton Avenue, Room 110
Hayward, California 94544
(510) 670-6107; Jaimie.Orfanos@acgov.org

Public Hearings: Public meetings to consider approval of the proposed project and adoption of the IS-MND will be held before the Alameda County Planning Commission and the Alameda County Board of Supervisors. However, these hearings have not yet been scheduled. Interested parties should check agendas on the County's website to determine meeting time, date, and location. Planning Commission agendas are posted here https://www.acgov.org/cda/planning/agendas.htm and Board of Supervisors agendas are posted here https://bos.acgov.org/broadcast/ .

Environmental Determination: For the topic areas required to be analyzed by CEQA Guidelines Appendix G, the IS-MND concluded that the project would have no impacts or less than significant impacts with respect to Aesthetics, Agriculture and Forestry Resources, Air Quality, Energy, Greenhouse Gas Emissions, Hazards and Hazardous Materials, Hydrology and Water Quality, Land Use and Planning, Mineral Resources, Noise, Population and Housing, Public Services, Recreation, Transportation, Tribal Cultural Resources, Utilities and Service Systems, and Wildfire. The issue areas of Biological Resources, Cultural Resources, Geology and Soils, and Mandatory Findings of Significance were found to have less than significant environmental impacts with mitigation measures incorporated. As such, the County of Alameda has determined that an IS-MND is the appropriate CEQA assessment.