

**ADDENDUM TO THE ALMADEN GOLF AND COUNTRY CLUB CLUBHOUSE  
MITIGATED NEGATIVE DECLARATION (RESOLUTION NO. 14-029)**

Pursuant to Section 15164 of the CEQA Guidelines, the City of San Jose has determined that the project described below is pursuant to or in furtherance of the Almaden Golf and Country Club Clubhouse Mitigated Negative Declaration (MND) described below and does not involve new significant effects beyond those analyzed in the MND. Therefore, the City of San Jose can take action on the project as being within the scope of the approved MND.

**PROJECT DESCRIPTION AND LOCATION**

**File No. CPA13-072-02:** Conditional Use Permit Amendment to amend a previously approved permit (File No. CP13-072) to allow for the renovation and expansion of the existing pool house building, construction of a new approximately 1,087 square foot building, construction of retaining walls greater than two feet, reconfiguration of the outdoor recreational area and removal of 10 non-ordinance sized trees on an approximately 89.76 gross acre site.

**Location:** The southwest corner of Hampton Drive and Hillcrest Drive, at 6663 Hampton Drive in San José. **Council District:** 10. **Assessor's Parcel Numbers:** 581-13-025.

The environmental impacts of this project were addressed by a MND entitled, "Almaden Golf and Country Club Clubhouse," (File No. CP13-072) and findings were adopted by Planning Commission Resolution No. 14-029 on May 7, 2014. Specifically, the following impacts were reviewed and found to be adequately considered by the MND:

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| <input checked="" type="checkbox"/> Aesthetics               | <input checked="" type="checkbox"/> Agriculture and Forest Resources | <input checked="" type="checkbox"/> Air Quality                        |
| <input checked="" type="checkbox"/> Biological Resources     | <input checked="" type="checkbox"/> Cultural Resources               | <input checked="" type="checkbox"/> Geology and Soils                  |
| <input checked="" type="checkbox"/> Greenhouse Gas Emissions | <input checked="" type="checkbox"/> Hazards and Hazardous Materials  | <input checked="" type="checkbox"/> Hydrology and Water Quality        |
| <input checked="" type="checkbox"/> Land Use and Planning    | <input checked="" type="checkbox"/> Mineral Resources                | <input checked="" type="checkbox"/> Noise                              |
| <input checked="" type="checkbox"/> Population and Housing   | <input checked="" type="checkbox"/> Public Services                  | <input checked="" type="checkbox"/> Recreation                         |
| <input checked="" type="checkbox"/> Transportation/Traffic   | <input checked="" type="checkbox"/> Utilities and Service Systems    | <input checked="" type="checkbox"/> Mandatory Findings of Significance |

**ANALYSIS**

The Almaden Golf and Country Club Clubhouse MND analyzed the renovation and expansion of the existing clubhouse, reconfiguration of the existing parking lot, and a remodel of the existing pool house on the project site. The City of San José may take action on the proposed project as being within the scope of the Almaden Golf and Country Club Clubhouse MND by determining that the MND adequately addresses the environmental effects of the proposed project and that the project would not result in significant environmental effects that are not already identified.

The project includes the renovation and expansion of the existing pool house building and reconfiguration of the outdoor recreational area. This proposal will result in minor alterations to this existing facility would not result in any new environmental impacts that are not already identified in the previous MND. A Noise Technical Memorandum and Lighting Technical Memorandum were prepared that analyze the proposed project. The Noise Technical Memorandum concluded that the proposed project would be compatible with the City's General Plan noise policies and land use compatibility table and that it would not exceed the City's 55 dBA residential standard. Additionally the project would not result in a significant increase over ambient noise levels and the noise-related impacts for operations are expected to be less than significant. The Lighting Technical Memorandum

found that the project would meet the requirements of City Council Policy 4-3 Outdoor Lighting on Private Developments, and discussed lighting pollution, light trespass, and glare.

The project will not substantially alter the magnitude of any significant environmental impact previously identified in the Almaden Golf and Country Club Clubhouse MND. For this reason, a subsequent EIR or negative declaration is not required, and an addendum has been prepared for the proposed project. This addendum will not be circulated for public review, but will be attached to the Almaden Golf and Country Club Clubhouse MND, pursuant to CEQA Guidelines §15164(c).

Krinjal Mathur  
Environmental Project Manager

Rosalynn Hughey, Interim Director  
Planning, Building and Code Enforcement

8/8/17  
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Date

  
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Deputy

Attachments:

- Noise Technical Memorandum, Michael Baker International, dated June 15, 2017
- Lighting Technical Memorandum, Michael Baker International, dated June 15, 2017