

TOWN OF CORTE MADERA

GENERAL PLAN UPDATE DRAFT ENVIRONMENTAL IMPACT REPORT

VOLUME I
SCH# 2005062023

2008
A P R I L



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**DRAFT ENVIRONMENTAL IMPACT REPORT
VOLUME I**

FOR THE

TOWN OF CORTE MADERA GENERAL PLAN

State Clearinghouse No 2005062023

Prepared for:

TOWN OF CORTE MADERA
300 Tamalpais Drive
Corte Madera, CA 94925-1418

Prepared by:

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APRIL 2008



NOTICE OF AVAILABILITY

THE TOWN OF CORTE MADERA GENERAL PLAN DRAFT ENVIRONMENTAL IMPACT REPORT

APRIL 14, 2008

- LEAD AGENCY:** Town of Corte Madera
- PROJECT TITLE:** The Town of Corte Madera General Plan
- PROJECT LOCATION:** The Town of Corte Madera Planning Area consists of approximately 2,500 acres, or four square miles, plus 400 acres of additional lands outside the Town limits which encompass open space lands within Marin County and waters of the San Francisco Bay. Corte Madera is located in Marin County, approximately nine miles north of San Francisco, with its eastern border on the San Francisco Bay and its western edge bordered by unincorporated Marin County lands. Mount Tamalpais lies immediately west, and adjacent to Corte Madera are the Cities of Larkspur to the north and Mill Valley to the south and the Town of Tiburon to the southeast. Highway 101 bisects the Town.
- PROJECT DESCRIPTION:** The General Plan Update comprises newly proposed goals, policies, and implementation actions which will be used to shape future preservation, enhancement, and development-related decisions. The General Plan Update will allow the community to establish its long-term vision for the future over the next ten to twenty years. Implementation of the policies would be used by the Town to guide decision-making toward attainment of the goals in the Plan. The General Plan includes elements required by state law: Land Use, Circulation, Noise, Open Space, Conservation, and Safety, and may include other topics such as sustainability and community design.
- SIGNIFICANT ENVIRONMENTAL EFFECTS:** The Town has prepared a Draft Environmental Impact Report (EIR) to address the specific environmental effects of implementing the General Plan. The Draft EIR consists of a focused analysis of the following environmental issue areas that may be impacted by the project:
- Land Use
 - Population, Housing, and Employment
 - Biological Resources
 - Cultural and Paleontological

- Hazards/Risk of Upset
- Transportation and Circulation
- Noise
- Air Quality
- Geology and Soils

- Hydrology and Water Quality

Resources

- Visual Resources and Aesthetics
- Public Services
- Cumulative Impacts
- Growth Inducing Impacts
- Significant Irreversible Environmental Changes

Listed hazardous waste sites, hazardous materials users and other associated hazardous material sites (including sites identified under Section 65962.5 of the Government Code) are known to be present in the Town of Corte Madera General Plan Planning Area and are identified in Section 4.3 (Hazards/Risk of Upset) of the Draft EIR.

PUBLIC REVIEW PERIOD/STATUS: A **60-day public review period** will be provided to receive written comments on the adequacy of the Draft EIR. The comment period will start on **April 14, 2008** and end on **June 13, 2008**. Written comments should be sent to the following address:

Robert J. Pendoley
 Director of Planning, Assistant Town Manager
 Town of Corte Madera
 Community Development Agency
 300 Tamalpais Drive
 Corte Madera, CA 94925

PUBLIC MEETING: A public meeting to receive comments on the adequacy of the Draft EIR will be held on **June 10, 2008** and **June 24, 2008 at 7:30 p.m. at Corte Madera Town Hall 300 Tamalpais Drive, Corte Madera, CA 94925** before the Corte Madera Planning Commission.

AVAILABILITY OF THE DRAFT EIR: Copies of the Draft EIR are available for review at the following locations:

Town of Corte Madera
 Community Development Agency
 300 Tamalpais Drive
 Corte Madera, CA 94925
 Phone: (415) 927-5064

Corte Madera Branch of the Marin County Library
 707 Meadowsweet Drive
 Corte Madera, CA 94925
 Phone: (415) 924-4844

The Draft EIR may also be reviewed on the Town's web site (<http://www.ci.corte-madera.ca.us>) on **April 14, 2008**. Referenced material used in the preparation of the Draft EIR may be reviewed upon request to the Town.

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