

County Government Center



August 18, 2026

Public Hearing on the Draft
Environmental Impact Report





Agenda

- Introduction/Objectives
- Project Description
- CEQA Process and Timeline
- EIR Analysis and Conclusions
- Alternatives
- How to Submit Comments
- Schedule and Next Steps
- Comments on the Draft EIR





Introduction

- County Staff
 - SPI
 - Permit Sonoma
- Environmental Consultants:
 - Rincon Consultants
 - Nossaman LLP (Outside Counsel)





Objectives

- Design and construct new County Administration Center to use County resources more efficiently;
- Provide housing opportunities for County employees and residents of varying income levels, with an emphasis on affordable housing for low and very low-income households;
- Provide housing consistent with Program 4C of the Housing Element;
- Provide Housing near jobs, transit, services, schools, and community serving retail and/or commercial establishments;
- Provide access to public transportation and SMART from County Administration Center;
- Implement goals, objectives, and policies of the Sonoma County General Plan focused on growth in established Urban Service Areas; and
- Modernize and improve workplace accessibility, seismic safety, and efficiency





Project Description

- Replace portions of the County Administration Center with a modern office building, Emergency Coordination Center (ECC) facility, and housing.
- Build a 250,000 sq ft office building with a new Board of Supervisors chamber, serving up to 1,200 employees.
- Add only 18 net new employees compared with today.
- Construct a flexible, single-story ECC for daily use and disaster response.
- Includes covered parking with a solar microgrid.
- Programmatically provide for up to 1,500 residential units on 14.6 acres.



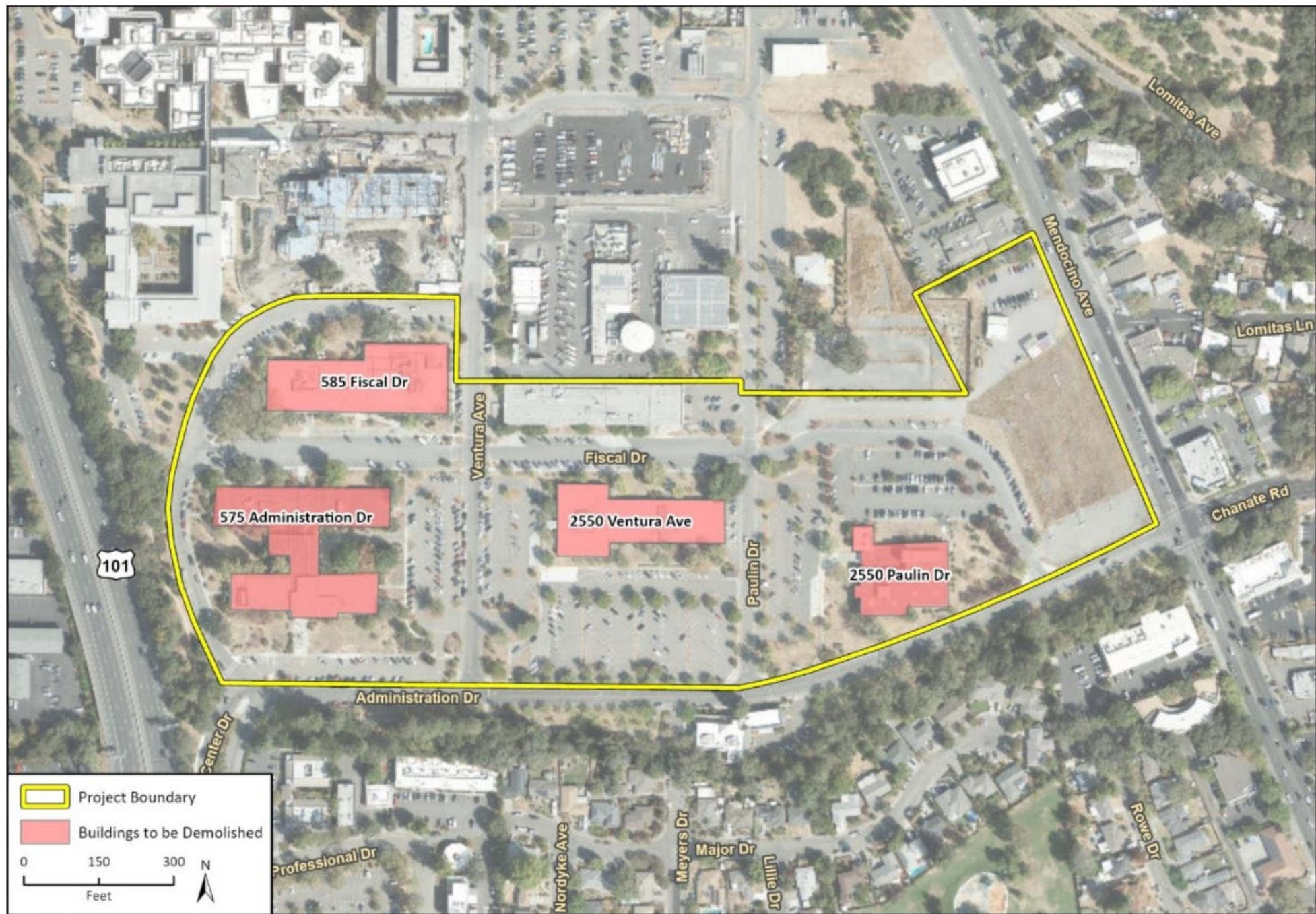


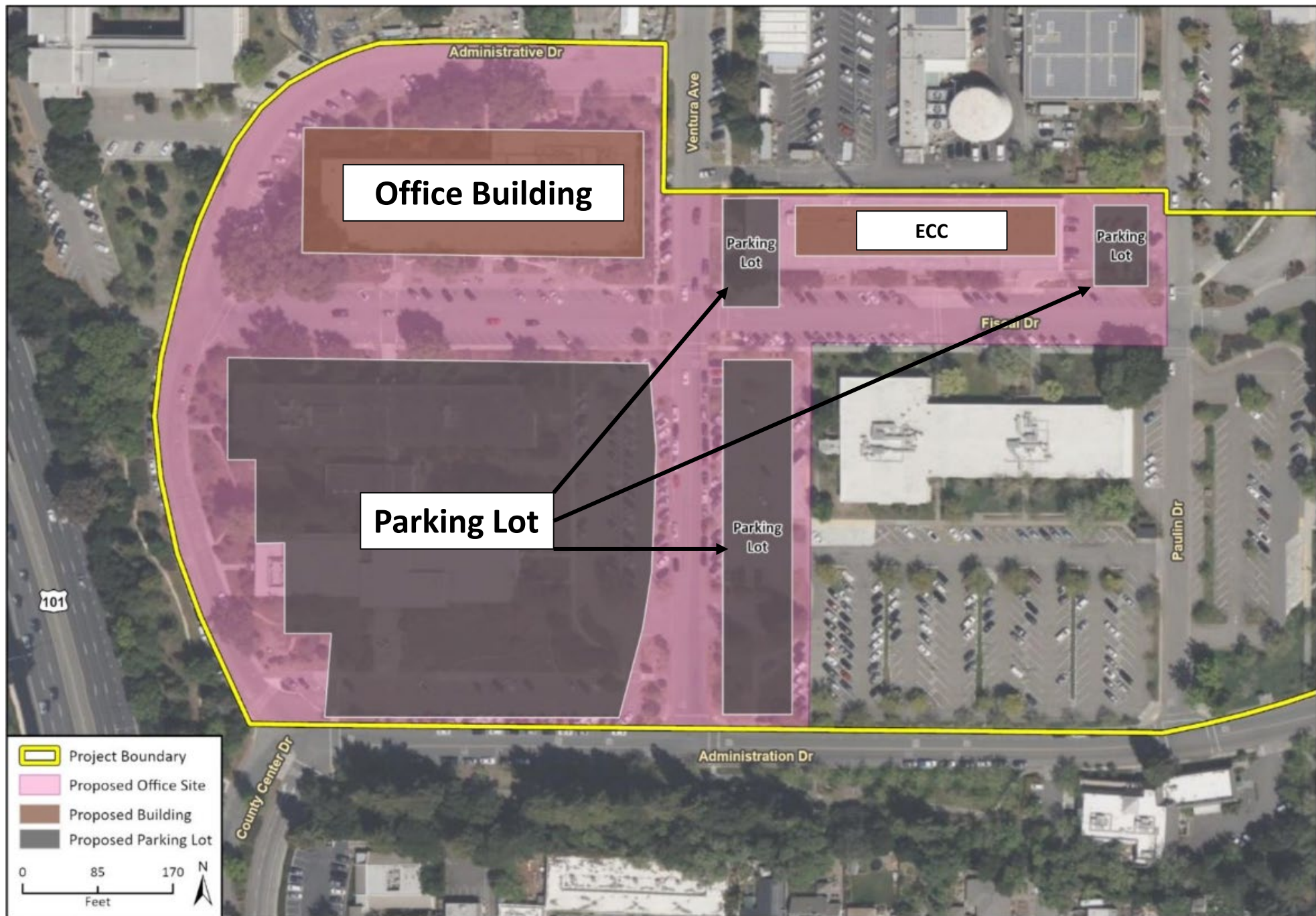
CEQA Analysis in EIR

- The Project is divided into different components that receive different levels of review in the Draft EIR.
- Housing Component receives “programmatic level” analysis because it is conceptual.
 - Up to 1,500 residential units, with 70% affordable.
 - Subject to future project level environmental review
- Government Center Component receives detailed “project level” analysis because it is fully defined.
 - Replace portions of the County Administration Center to include one office building, a single-story structure to house the Emergency Coordination Center (ECC), covered surface parking with a solar microgrid.









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Site Plan georeferenced from New County Campus Options - One Building, CGC Presentation, pg. 8.

23-12003-075

Fig 3-8 Proposed Office Site

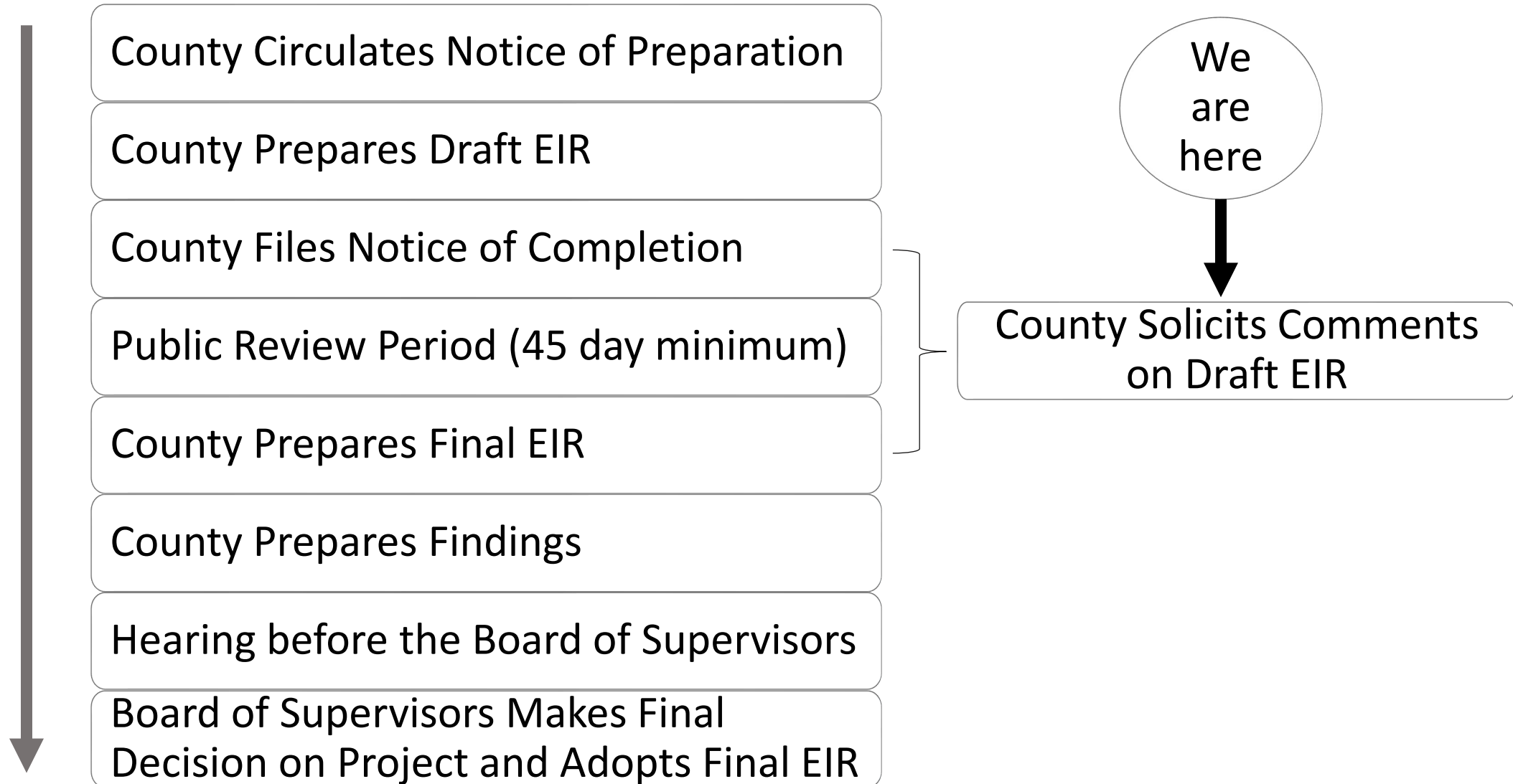


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21-11603 EPS
Fig 2-5 Proposed Residential Site



CEQA Process and Timeline





EIR Analysis and Conclusions

- **Aesthetics**
- Agriculture/Forestry
- Air Quality
- Biological Resources
- **Cultural Resources**
- Energy
- Geology/Soils
- Greenhouse Gas
- Emissions
- Hazards/Hazardous Materials
- Hydrology/Water Quality
- Land Use/Planning
- Mineral Resources
- Noise
- Population/Housing
- Public Services
- Recreation
- Transportation
- Tribal Cultural Resources
- Utilities/Service Systems
- Wildfire



Alternatives

Four Alternatives Analyzed

- No Project Alternative
- 200 Unit Buildout
- 650 Unit Buildout
- Retention of Admin Building





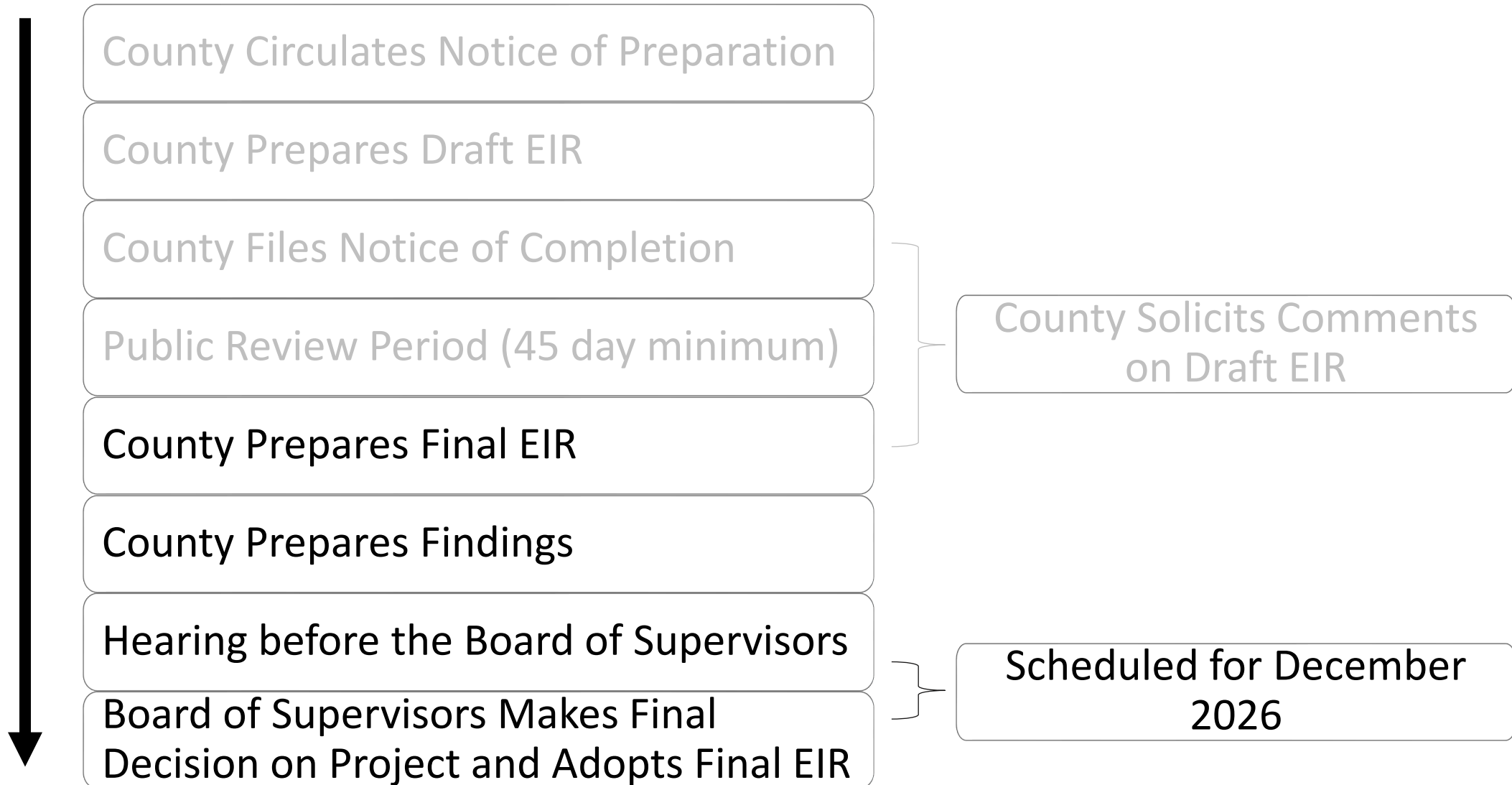
How to Submit Comments

- Comments to be submitted by 5 p.m. on August 28, 2026
- Submit comments via email or regular mail
- Email: Robert.Aguero@sonomacounty.gov
- Regular Mail:
 - Permit Sonoma
 - Attn: Robert Aguero
 - 2550 Ventura Avenue
 - Santa Rosa, California 95403





Schedule and Next Steps



Comments on the Draft EIR

