

STATEMENT OF OVERRIDING CONSIDERATIONS

The City Council of the City of Mountain View adopts and makes the following Statement of Overriding Considerations regarding the significant, unavoidable impacts of the Mountain View Public Safety Building (“project”) and the anticipated benefits of the proposed project.

GENERAL

CEQA requires decision-makers to balance the economic, legal, social, technological, or other benefits of a proposed project against its unavoidable impacts when determining whether to approve the project. If the specific benefits of a project outweigh the unavoidable adverse environmental effects, those effects may be considered acceptable, and the agency must state the specific reasons to support the action in a “statement of overriding considerations” supported by substantial evidence in the record (CEQA Guidelines Section 15903, Statement of Overriding Considerations). Pursuant to CEQA Guidelines Section 15093, the City Council must adopt a Statement of Overriding Considerations for the significant and unavoidable impacts of the proposed project in connection with approval of the proposed project. The City Council finds that, even with mitigation, implementation of the project carries with it significant and unavoidable environmental effects, as identified in the EIR and summarized below.

Approval of the proposed project would result in the following significant and unavoidable impact:

Impact CUL-1: The proposed project would remove the historical resource on the project site that is eligible for listing in the California Register under Criterion 3 as a significant example of the work of master architect Goodwin Steinberg.

OVERRIDING CONSIDERATIONS

The City Council has carefully considered the proposed project’s significant and unavoidable project impact in reaching its decision to approve the project. Even with mitigation, the City Council recognizes that implementation of the proposed project could carry with it unavoidable adverse environmental effects, as identified in the Draft and Final Environmental Impact Report (collectively, the “EIR”).

The City Council specifically finds that, to the extent that the identified significant adverse impact for the proposed project have not been reduced to acceptable levels through feasible mitigation or alternatives, there are specific economic, legal, social, technological, or other benefits that outweigh the project’s significant unavoidable impact and support approval of the proposed project. Any one of these benefits, as set forth below, is sufficient to justify approval of the proposed project. The substantial evidence supporting the various benefits is in the record as a whole.

The following statements identify the reasons why, in the City’s judgment, specific benefits of the proposed project outweigh the possibility of the significant and unavoidable effect. The City finds that each of the proposed project benefits discussed below is a separate and independent basis for these findings. The reasons set forth below are based on the EIR and other information in the administrative record.

EXHIBIT D
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Economic Benefits

1. The project would provide critical services for local shops, businesses, and services.

Social Benefits

2. The project would provide critical services for local households and visitors.
3. The project would provide facilities that enhance the functionality and efficiency of police and fire department operations.

Technological Benefits

4. The project would construct a modern, state-of-the art Public Safety Building.

Environmental Benefits

5. The project would enhance site access and circulation, providing secure public pedestrian access points and maintaining connectivity to major transportation routes.
6. The project would reuse the project site in a central location.
7. The project would be designed as an all-electric building and would not utilize any natural gas.