

**PUBLIC NOTICE
INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION
CITY OF SAN JOSE, CALIFORNIA**

Project Name: 425 South Winchester

File Nos.: SP19-065 and T19-042

Description: Special Use Permit and Tentative Map to allow the demolition of an existing gas station and allow the construction of a five-story mixed-use building consisting of retail/commercial, office, and residential uses. The ground level would contain approximately 8,000 square feet of retail/commercial space; additionally, approximately 5,000 square feet office space would be provided on the second floor. The proposed project also includes two levels of underground parking and three levels of residential uses totaling 27 residential units.

Location: 425 South Winchester, San José, CA **Assessor's Parcel No.:** 303-39-044 **Council District:** 1

Applicant Contact Information: Mark Tersini, KT Urban Acquisitions, LLC., 21710 Stevens Creek Boulevard Suite 200, Cupertino, California, 95014 USA, (408) 257-2100

The City has performed an environmental review of the project. The environmental review examines the nature and extent of any adverse effects on the environment that could occur if the project is approved and implemented. Based on the review, the City has prepared a Draft Mitigated Negative Declaration (MND) for this project. An MND is a statement by the City that the project will not have a significant effect on the environment because the project will include mitigation measures that will reduce identified project impacts to a less than significant level. The project site is present on a list pursuant to Section 65962.5 of the California Government Code.

The public is welcome to review and comment on the Draft MND. *The revised public comment period for this Draft MND begins on June 15, 2020 and ends on August 13, 2020.*

The Draft MND, Initial Study, and reference documents are available online at:

www.sanjoseca.gov/negativedeclarations.

In response to the COVID-19 outbreak and closure of City Hall and the library, hard copies of the MND area not available for review at these typical locations. Should you wish to review a hard copy, please contact by email at Maira.Blanco@sanjoseca.gov.

For additional information, please contact Maira Blanco at (408) 535-7837 or my email at Maira.Blanco@sanjoseca.gov.

Rosalynn Hughey, Director
Planning, Building and Code Enforcement

6/16/2020

Date

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Deputy

Circulation period: June 15, 2020 through August 13, 2020