

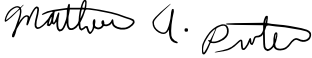


COMMUNITY DEVELOPMENT PLANNING DIVISION

PUBLIC NOTICE OF AVAILABILITY MITIGATED NEGATIVE DECLARATION

Document Type: Mitigated Negative Declaration		Date: September 3, 2020
Project Title: 201 El Camino Real and 612 Cambridge Avenue		
Project Location (Specific): El Camino Real near Cambridge Avenue in Menlo Park, California		
Project Location (City): Menlo Park		Project Location (County): San Mateo
<p>Description of Project: The project site consists of adjacent properties located at 201 El Camino Real, 612 Cambridge Avenue and a portion of Alto Lane. The property located at 201 El Camino Real is located in the El Camino Real/Downtown Specific Plan (Specific Plan) area and is zoned within the Specific Plan as ECR-SW (El Camino Real South West). The property located at 612 Cambridge Avenue is not located in the Specific Plan area; it is located in the R-3 (Apartment District) zoning district.</p> <p>The proposed project would demolish an existing one-story commercial building, and a four-unit, one-story residential building, and construct a new, approximately 25,283-square-foot, three-story, 38-foot tall, mixed-use development over two levels of subterranean parking on 201 El Camino Real and two detached townhouses on 612 Cambridge Avenue. The mixed-use building would include 12 residential units (totaling approximately 17,951 square feet, including allocated common area), two of which would be below market rate (BMR) units. The two detached townhouses would total approximately 3,564 square feet and would be market rate. The ground level of the mixed-use building would be developed with approximately 7,331 square feet of space dedicated to accommodating a mix of restaurant and retail uses and a small residential lobby. A total of 59 parking spaces, including mechanical lift parking, would be provided in the two-level subterranean parking garage, accessible from Cambridge Avenue, which would satisfy the City's parking requirement.</p> <p>To accommodate the project, the applicant is requesting abandonment of Alto Lane, the public right-of-way that currently serves as an alley that separates the two parcels comprising 201 El Camino Real and which dead ends into the property to the north, 239-251 El Camino Real. The parcels would be merged so that the proposed improvements would not cross any property lines.</p>		
Lead Agency: City of Menlo Park		Lead Agency Contact Person: Matt Pruter Telephone No.: (650) 330-6703 Email: mapruter@menlopark.org
ADDRESSES WHERE DOCUMENT MAY BE OBTAINED & REVIEWED		
<i>Obtained and Reviewed:</i> City of Menlo Park Planning Division 701 Laurel Street Menlo Park, California mapruter@menlopark.org		<i>Reviewed:</i> https://menlopark.org/1383/201-El-Camino-Real

Public Review Period:	Begins: Thursday, September 3, 2020 Ends: Friday, October 2, 2020 at 5:30 p.m.
------------------------------	---

<p>Public Hearing (Planning Commission) Date & Time: Monday, October 5, 2020 at 7:00 p.m. Location: By GoToWebinar or Zoom</p>	
<p>Anyone interested in this matter is invited to comment on the document by written response or by personal appearance at the public hearing. Information regarding availability of the document and the public hearing(s) may be obtained from the Planning Division at (650) 330-6702.</p>	
	
<p>Matt Pruter, Associate Planner</p>	<p>September 3, 2020</p>