



TO: LEGAL DEPARTMENT  
CO: TOWN CRIER

FROM: YVONNE DUPONT  
CITY OF LOS ALTOS  
COMMUNITY  
DEVELOPMENT DEPT.

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DATE: January 5, 2022  
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## NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

### PROJECT TITLE:

4350 El Camino Real Residential Development

### PROJECT LOCATION:

The project site is located at 4350 El Camino Real, Los Altos, California 94022, within the County of Santa Clara (APN: 015-10-500).

### PROJECT DESCRIPTION:

The project proposes to demolish the existing gasoline service station buildings, pump islands, asphalt paving and landscaping, remove the underground fuel and oil storage tanks, and construct a new five-story residential building with two below-ground parking levels. The new building would contain 47 residential units, including 10 one-bedroom, 32 two-bedroom, and five three-bedroom units. Seven units would be below market rate (affordable) units. The proposed height of the building is 56 feet, with an additional six feet, four inches to the tops of the mechanical equipment screens and stair tower. The project includes a courtyard area with seating areas and raised planters on the ground floor of the building, which would provide approximately 12,359 square feet of common open space for project residents. Vehicle access to and from the proposed parking garage is provided via a single driveway on El Camino Real.

### PUBLIC COMMENT PERIOD:

From **Wednesday, January 12, 2022 at 8:00 am** to **Saturday, February 12, 2022 at 5:00 pm** the public and all affected agencies are hereby invited to review the Mitigated Negative Declaration and Initial Study and submit written comments. Comments on the City's adoption of the Mitigated Negative Declaration and Initial Study must be submitted in writing to the Planning Division at the address below prior to the close of the public comment period or via email to: [planning@losaltosca.gov](mailto:planning@losaltosca.gov) at 4:00 PM. A copy is also available at the Los Altos Library at 13 S. San Antonio Road, Los Altos, CA 94022.

### PUBLIC HEARING DATES:

The Los Altos Planning Commission will consider the Initial Study and Mitigated Negative Declaration as part of their review of the project's development application at a virtual public hearing on **Thursday, March 17, 2022 at 7:00 pm**. The link to access the virtual hearing will be posted on the City's website. The Commission will then forward their recommendation and comments to the City Council for consideration at their next available meeting.

**NOTICE OF INTENT TO ADOPT  
A MITIGATED NEGATIVE DECLARATION**

4350 El Camino Real Residential Development  
January 12, 2022

**DOCUMENT AVAILABILITY:**

Copies of the Mitigated Negative Declaration and Initial Study are available for review at the Community Development Department located at City Hall and at the Main Library at the Civic Center during normal business hours. If requested, a hard copy will be mailed to you. The digital document of the Mitigated Negative Declaration and Initial Study and the appendices are available for review at the following web page: <https://tinyurl.com/2p8kxarc> or <https://www.losaltosca.gov/communitydevelopment/page/4350-el-camino-real-19-d-01-19-01-and-19-sd-01>

**DECLARATION:**

Based on the Initial Study dated December 2021, the staff has determined that:

- ✓ The project site does NOT appear on any of the lists enumerated under Section 65962.5 of the Government Code including, but not limited to lists of hazardous waste facilities, land designated as hazardous waste property, and hazardous waste disposal sites, and the information in the Hazardous Waste and Substances Statement required under subdivision (f) of that section.
- ✓ Although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because revisions in the project have been made by, or agreed to by, the project proponent. A MITIGATED NEGATIVE DECLARATION will be adopted.

**LEAD AGENCY:**

City of Los Altos  
Community Development Department  
One North San Antonio Road  
Los Altos, California 94022

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