



NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

Pursuant to Section 21092 and 21092.3 of the Public Resources Code and CEQA Guidelines Section 15072, as amended to date, this notice is to advise you that the City of Palo Alto has prepared an Initial Study on the following project to evaluate the environmental impacts of the project identified below. The Initial Study concludes that the project described below would not have a significant effect on the environment, and therefore, the City proposes to adopt a Mitigated Negative Declaration (MND). The purpose of this notice is to inform the public of the City's intent to adopt a MND for the project, and to provide an opportunity for public comments on the draft MND/Initial Study.

**TO: AGENCIES,
ORGANIZATION, +
INTERESTED PARTIES**

The City of Palo Alto requests comments and concerns from agencies, organizations and interested parties regarding the environmental issues associated with construction and operation of the proposed project.

PROJECT TITLE

3001 El Camino Real Affordable Housing Project

PROJECT APPLICANT

Charities Housing
1400 Parkmoor Avenue, Suite 190
San Jose, California 95126

PROJECT LOCATION

3001 and 3017 El Camino Real
Assessor Parcel Number 132-37-055
Palo Alto, CA 94306 (Santa Clara County)

PROJECT DESCRIPTION

The proposed project is a request for approval of a Major Architectural Review application to allow demolition of two existing vacant retail buildings and to construct a 129 Unit, 100% affordable, five-story, multi-family residential development utilizing allowances and concessions provided in accordance with State Density Bonus Regulations. The units would be deed restricted to serve tenants meeting 30%-50% of area median income. The project would be located on a 49,864 square-foot parcel. The proposed project would include 103 parking spaces and 152 bicycle parking spaces.

Pursuant to Section 15087(c)(6) of the CEQA Guidelines, the site is on a hazardous waste list enumerated under Section 65962.5 of the Government Code.

PUBLIC REVIEW PERIOD This NOI and the Draft Initial Study and Mitigated Negative Declaration are available for public review and comment pursuant to Section 21092 and 21092.3 of the Public Resources Code and CEQA Guidelines Section 15072. The comment period begins on Monday, February 13, 2023 and ends on **Wednesday, March 15, 2023**. This NOI and the Draft Initial Study and Mitigated Negative Declaration may be reviewed at the City of Palo Alto Development Center located at 285 Hamilton Avenue in Palo Alto (open 8:30am-4:30pm, closed for lunch 12:30pm-1:30pm) or online at <https://www.cityofpaloalto.org/News-Articles/Planning-and-Development-Services/30013017-El-Camino-Real>.

PUBLIC HEARING The City of Palo Alto Architectural Review Board is anticipated to consider the project as part of its regularly scheduled meeting on March 2, 2023. The meeting will start at 8:30 AM and will be held at the City of Palo Alto Council Chambers, located in City Hall at 250 Hamilton Avenue, and hybrid via Zoom. The meeting agenda will be posted to the City’s Architectural Review Board’s website. Interested parties should check the Architectural Review Board agenda on the City’s website to confirm the meeting time, date, Zoom link, and location: <https://www.cityofpaloalto.org/Departments/Planning-Development-Services/Architectural-Review-Board-ARB/Current-ARB-Agendas- Minutes>

COMMENTS Please send comments by mail or email, before 5:00 PM on March 15, 2023 to:

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 Palo Alto, CA 94301
 Phone: (650) 329-2116
 Email: claire.raybould@cityofpaloalto.org

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| <p><i>Signature (Public Agency)</i></p> | <p><i>Title</i></p> | <p><i>Date</i></p> |