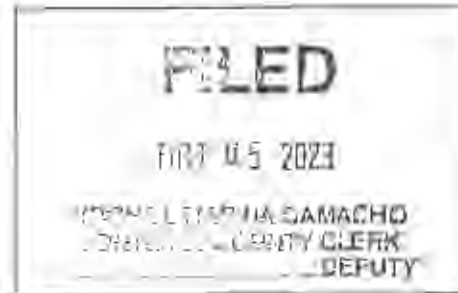


City of Pacific Grove
 County of Monterey
 State of California
**MITIGATED NEGATIVE
 DECLARATION**



Project Title:	420 La Calle Corte Residential Project
File Number:	22-0158
Owner:	John Charles Hodge and Stacey Keare, Trustees of The Hodge/Keare Family Trust dated November 8, 2001, as amended and restated
Project Location:	420 La Calle Corte, City of Pacific Grove, County of Monterey
Primary APN:	007-072-024-000
Project Manager/Planner:	Dara Sanders, Contract Senior Planner and Garrett McCown, Assistant Planner
Permit Type:	Coastal Development Permit, Architectural Permit, Variance, and Trec Permit with Development.
Project Description:	The proposed Project would consist of a new primary residence adjacent to an existing tea house. The proposed project would also include the relocation and restoration of the tea house and the construction of a garage in the footprint of the existing carport. The existing boardwalk that extends from La Calle Corte to the site would be replaced and provide access to the proposed residence. Development of the proposed project would adhere with previously approved setbacks within the Asilomar Dunes environmentally sensitive habitat area.

THIS PROPOSED PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT AS IT HAS BEEN FOUND:

- a) That said project will not have the potential to significantly degrade the quality of the environment.
- b) That said project will have no significant impact on long-term environmental goals.
- c) That said project will have no significant cumulative effect upon the environment.
- d) That said project will not cause substantial adverse effects on human beings, either directly or indirectly.

Decision Making Body:	City of Pacific Grove Planning Commission
Lead Agency:	City of Pacific Grove Community Development Department
Review Period Begins:	October 5, 2023
Review Period Ends:	November 3, 2023

Further information, including a copy of the Initial Study, is available at the City of Pacific Grove Community Development Department, 300 Forest Avenue, 2nd Floor, Pacific Grove, CA 93950, (831) 648-3183.