

**Notice of Completion & Environmental Document Transmittal**

Mail to: State Clearinghouse, P.O. Box 3044, Sacramento, CA 95812-3044 (916) 445-0613  
 For Hand Delivery/Street Address: 1400 Tenth Street, Sacramento, CA 95814

SCH #

**Project Title:** City of Carmel-by-the-Sea 6th Cycle Housing Element Update (2023-2031) and Safety Element Update

Lead Agency: City of Carmel-by-the-Sea

Contact Person: Marnie Waffle

Mailing Address: PO Box CC

Phone: 831-620-2057

City: Carmel-by-the-Sea

Zip: 93921

County: Monterey

**Project Location:** County: Monterey City/Nearest Community: Carmel-by-the-Sea

Cross Streets: Housing Sites are Located Throughout the City of Carmel-by-the-Sea. Zip Code: 93923

Longitude/Latitude (degrees, minutes and seconds): \_\_\_\_\_ ° \_\_\_\_\_ ' \_\_\_\_\_ " N / \_\_\_\_\_ ° \_\_\_\_\_ ' \_\_\_\_\_ " W Total Acres: \_\_\_\_\_

Assessor's Parcel No.: Multiple

Section: \_\_\_\_\_

Twp.: \_\_\_\_\_

Range: \_\_\_\_\_

Base: \_\_\_\_\_

Within 2 Miles: State Hwy #: 1, 101, 68

Waterways: Carmel River

Airports: \_\_\_\_\_

Railways: \_\_\_\_\_

Schools: Carmel USD

**Document Type:**

CEQA:  NOP

Draft EIR

NEPA:  NOI

Other:  Joint Document

Early Cons

Supplement/Subsequent EIR

EA

Final Document

Neg Dec

(Prior SCH No.) \_\_\_\_\_

Draft EIS

Other: \_\_\_\_\_

Mit Neg Dec

Other: \_\_\_\_\_

FONSI

**Local Action Type:**

General Plan Update

Specific Plan

Rezone

Annexation

General Plan Amendment

Master Plan

Prezone

Redevelopment

General Plan Element

Planned Unit Development

Use Permit

Coastal Permit

Community Plan

Site Plan

Land Division (Subdivision, etc.)

Other: \_\_\_\_\_

**Development Type:**

Residential: Units 410 Acres \_\_\_\_\_

Office: Sq.ft. \_\_\_\_\_

Acres \_\_\_\_\_

Employees \_\_\_\_\_

Transportation: Type \_\_\_\_\_

Commercial: Sq.ft. \_\_\_\_\_

Acres \_\_\_\_\_

Employees \_\_\_\_\_

Mining: Mineral \_\_\_\_\_

Industrial: Sq.ft. \_\_\_\_\_

Acres \_\_\_\_\_

Employees \_\_\_\_\_

Power: Type \_\_\_\_\_

MW \_\_\_\_\_

Educational: \_\_\_\_\_

Waste Treatment: Type \_\_\_\_\_

MGD \_\_\_\_\_

Recreational: \_\_\_\_\_

Hazardous Waste: Type \_\_\_\_\_

Water Facilities: Type \_\_\_\_\_

MGD \_\_\_\_\_

Other: \_\_\_\_\_

**Project Issues Discussed in Document:**

Aesthetic/Visual

Fiscal

Recreation/Parks

Vegetation

Agricultural Land

Flood Plain/Flooding

Schools/Universities

Water Quality

Air Quality

Forest Land/Fire Hazard

Septic Systems

Water Supply/Groundwater

Archeological/Historical

Geologic/Seismic

Sewer Capacity

Wetland/Riparian

Biological Resources

Minerals

Soil Erosion/Compaction/Grading

Growth Inducement

Coastal Zone

Noise

Solid Waste

Land Use

Drainage/Absorption

Population/Housing Balance

Toxic/Hazardous

Cumulative Effects

Economic/Jobs

Public Services/Facilities

Traffic/Circulation

Other: \_\_\_\_\_

**Present Land Use/Zoning/General Plan Designation:**

Various

**Project Description:** *(please use a separate page if necessary)*

The project includes the update to the City's 6th Cycle Housing Element Update (2023-2031) Housing and Community Development (HCD) Revised Draft (dated January 24, 2024) ("Housing Element Update") and the update to the City's Safety Element. The adoption of these two elements would be an amendment to the City's General Plan/Coastal Land Use Program (General Plan). It is not expected that the updates to the City's Safety Element result in any physical changes. The Housing Element Update includes 410 housing units, which is approximately 17 percent more than the RHNA of 349 units. The City does not anticipate that future housing projects proposed on sites with existing commercial/office uses would also result in expanded building square footage for such uses.

Note: The State Clearinghouse will assign identification numbers for all new projects. If a SCH number already exists for a project (e.g. Notice of Preparation or previous draft document) please fill in.

## Reviewing Agencies Checklist

Lead Agencies may recommend State Clearinghouse distribution by marking agencies below with an "X".  
If you have already sent your document to the agency please denote that with an "S".

- |   |   |
|---|---|
| <input checked="" type="checkbox"/> Air Resources Board                         | <input checked="" type="checkbox"/> Office of Historic Preservation                 |
| <input type="checkbox"/> Boating & Waterways, Department of                     | <input type="checkbox"/> Office of Public School Construction                       |
| <input checked="" type="checkbox"/> California Emergency Management Agency      | <input type="checkbox"/> Parks & Recreation, Department of                          |
| <input checked="" type="checkbox"/> California Highway Patrol                   | <input type="checkbox"/> Pesticide Regulation, Department of                        |
| <input checked="" type="checkbox"/> Caltrans District #5                        | <input checked="" type="checkbox"/> Public Utilities Commission                     |
| <input type="checkbox"/> Caltrans Division of Aeronautics                       | <input checked="" type="checkbox"/> Regional WQCB #3                                |
| <input type="checkbox"/> Caltrans Planning                                      | <input type="checkbox"/> Resources Agency   |
| <input type="checkbox"/> Central Valley Flood Protection Board                  | <input checked="" type="checkbox"/> Resources Recycling and Recovery, Department of |
| <input type="checkbox"/> Coachella Valley Mtns. Conservancy                     | <input type="checkbox"/> S.F. Bay Conservation & Development Comm.                  |
| <input checked="" type="checkbox"/> Coastal Commission                          | <input type="checkbox"/> San Gabriel & Lower L.A. Rivers & Mtns. Conservancy        |
| <input type="checkbox"/> Colorado River Board                                   | <input type="checkbox"/> San Joaquin River Conservancy                              |
| <input checked="" type="checkbox"/> Conservation, Department of                 | <input type="checkbox"/> Santa Monica Mtns. Conservancy                             |
| <input type="checkbox"/> Corrections, Department of                             | <input checked="" type="checkbox"/> State Lands Commission                          |
| <input type="checkbox"/> Delta Protection Commission                            | <input type="checkbox"/> SWRCB: Clean Water Grants                                  |
| <input type="checkbox"/> Education, Department of                               | <input type="checkbox"/> SWRCB: Water Quality                                       |
| <input type="checkbox"/> Energy Commission                                      | <input type="checkbox"/> SWRCB: Water Rights  |
| <input checked="" type="checkbox"/> Fish & Game Region #4                       | <input type="checkbox"/> Tahoe Regional Planning Agency                             |
| <input type="checkbox"/> Food & Agriculture, Department of                      | <input checked="" type="checkbox"/> Toxic Substances Control, Department of         |
| <input checked="" type="checkbox"/> Forestry and Fire Protection, Department of | <input checked="" type="checkbox"/> Water Resources, Department of                  |
| <input type="checkbox"/> General Services, Department of                        |   |
| <input type="checkbox"/> Health Services, Department of                         | <input checked="" type="checkbox"/> Other: <u>California Geologic Survey (DOC)</u>  |
| <input checked="" type="checkbox"/> Housing & Community Development             | <input type="checkbox"/> Other: _____   |
| <input checked="" type="checkbox"/> Native American Heritage Commission         |   |

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### Local Public Review Period (to be filled in by lead agency)

Starting Date February 23, 2024 Ending Date March 25, 2024

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### Lead Agency (Complete if applicable):

Consulting Firm: <u>EMC Planning Group Inc.</u>	Applicant: <u>City of Carmel-by-the-Sea</u>
Address: <u>601 Abrego Street</u>	Address: <u>City Hall, PO Box CC</u>
City/State/Zip: <u>Monterey</u>	City/State/Zip: <u>Carmel-by-the-Sea, CA 93921</u>
Contact: <u>Teri Wissler Adam, Senior Principal</u>	Phone: <u>831-620-2057</u>
Phone: <u>831-649-1799 ext. 203</u>	

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Signature of Lead Agency Representative: *Teri Wissler Adam* Date: 2/20/23

Authority cited: Section 21083, Public Resources Code. Reference: Section 21161, Public Resources Code.