



**NOTICE OF AVAILABILITY OF THE  
MITIGATED NEGATIVE DECLARATION and  
NOTICE OF PUBLIC HEARING  
CITY OF MENLO PARK PLANNING COMMISSION**

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Menlo Park, California is scheduled to review the following item:

**Pre-Zoning, Rezoning, General Plan Amendment, Tentative Map, Use Permit, Architectural Control, and Environmental Review/Leland Stanford Junior University/2111-2121 Sand Hill Road:**

1. Pre-zoning of parcels presently located in unincorporated San Mateo County, and to be annexed into the City of Menlo Park, to the R-1-S (Single Family Suburban Residential District) and C-1-C (Administrative, Professional and Research District, Restrictive) zoning districts;
2. Rezoning of parcels currently located in the R-1-S zoning district to the C-1-C zoning district;
3. General plan amendment to establish Low Density Residential and Professional and Administrative Offices land use designations for the parcels to be pre-zoned, and to change the land use designation for the parcels to be rezoned from Low Density Residential to Professional and Administrative Offices;
4. Tentative map to merge three parcels and subdivide into two parcels, one parcel containing an existing residence to remain, the other containing an existing office building to remain;
5. Use permit and architectural control to construct a new two-story office building, approximately 39,800 square feet in size, in the C-1-C (Administrative, Professional and Research, Restrictive) zoning district on the same parcel as the existing office building to remain. Also a use permit request to allow excavation within the required rear setback;
6. Heritage tree removal permits for the removal of approximately six (6) heritage trees associated with the proposed project;
7. Below Market Rate (BMR) Housing Agreement for compliance with the City's Below Market Rate Housing Program.

The MND prepared for the project identifies less than significant environmental effects in the following categories: Aesthetics, Greenhouse Gas Emissions, Land Use and Planning, Population and Housing, Public Services, Recreation, Transportation, and Utilities and Service Systems. The MND identifies less than significant environmental effects with mitigations incorporated in the following categories: Air Quality, Biological Resources, Cultural Resources, Geology and Soils, Hazards and Hazardous Materials, Hydrology and Water Quality, and Noise and Vibration. The MND identifies no effects in the following categories: Agricultural and Forestry Resources, and Mineral Resources.

The California Environmental Quality Act (CEQA) requires this notice to disclose whether any listed hazardous waste sites are present at the location. The project location does not contain a hazardous waste site included in a list prepared under Section 65962.5 of the Government Code. The Hazards and Hazardous Materials section of the MND discusses this topic in more detail.

Copies of the MND will be on file for review at the City Library and Community Development Department, located at the Civic Center, 701 Laurel Street, Menlo Park, CA 94025, as well as on the City's website at <http://www.menlopark.org/1174/2131-Sand-Hill-Road>, as of Monday, April 3, 2017. The review period for the MND has been set from Monday, April 3, 2017 through Monday, April 24, 2017. Written comments should be submitted to Tom Smith at the Community Development Department (701 Laurel Street, Menlo Park) no later than 5:30 p.m., Monday, April 24, 2017.

NOTICE IS HEREBY FURTHER GIVEN that the Planning Commission will hold a public hearing on this item in the Council Chambers of the City of Menlo Park, located at 701 Laurel Street, Menlo Park, California, on Monday, May 8, 2017 at 7:00 p.m. or as near as possible thereafter, at which time and place interested persons may appear and be heard thereon. If you challenge this item in court, you may be limited to raising

only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City of Menlo Park during the public review period for the MND or at, or prior to, the public hearing.

*The Planning Commission is scheduled to make a recommendation to the City Council, which is tentatively scheduled to review the project on June 6, 2017. The City Council will be the final decision-making body on the proposed project. Separate notice will be given for the confirmed City Council public hearing.*

Documents related to these items may be inspected by the public on weekdays between the hours of 7:30 a.m. and 5:30 p.m. Monday through Thursday and 8:00 a.m. to 5:00 p.m. on Friday, with alternate Fridays closed, at the Community Development Department, 701 Laurel Street, Menlo Park.

Please call Tom Smith, Associate Planner, if there are any questions or comments on this item, at 650-330-6730 or by e-mail at [tasmith@menlopark.org](mailto:tasmith@menlopark.org). Up-to-date information on the project can be found on the project webpage: <http://www.menlopark.org/1174/2131-Sand-Hill-Road>. To receive future email bulletins from the City, please subscribe to the project page.

*Si usted necesita más información sobre este proyecto, por favor llame al 650-330-6702, y pregunte por un asistente que hable español.*

DATED: March 24, 2017 Tom Smith, Associate Planner  
PUBLISHED: March 31, 2017

If there are any questions, please call the Planning Division at (650) 330-6702.

## CITY OF MENLO PARK

2111-2121 Sand Hill Road  
Pre-Zoning, Rezoning, and General Plan Amendment

