



NOTICE
INITIAL STUDY FOR THE PACIFIC GROVE
MONARCH BUTTERFLY SANCTUARY SANITARY IMPROVEMENTS PROJECT

NOTICE IS HEREBY GIVEN that the City of Pacific Grove (City) is preparing an Initial Study to assess the potential project impacts on the environment, pursuant to the requirements of the California Environmental Quality Act (CEQA), for the project described below. Although not required by CEQA for an Initial Study, the City is soliciting public input for consideration during Initial Study preparation. There will be another opportunity to provide input when the CEQA document is distributed for public review in late 2017. Additionally, the City will discuss the project at the upcoming Beautification & Natural Resources Commission (BNRC) meeting on August 15, 2017.

Project Name: Pacific Grove Monarch Butterfly Sanctuary (PGMBS) Sanitary Improvements Project

Project Location: The project site is located at 250 Grove Acre Avenue, south of Lighthouse Avenue, in the northwest area of Pacific Grove. The site is outside the Coastal Zone.

Project Description: The City is proposing the PGMBS Sanitary Improvements Project (project), which includes installing a new prefabricated restroom facility on the upper portion of the 3-acre PGMBS. The project is needed to provide a sanitary restroom facility that is compliant with the American Disabilities Act (ADA) and connected to the City's wastewater collection system for the approximately 1,000 visitors per day. The project would replace the non-ADA compliant portable toilet that is brought to the site seasonally between October and April.

The new restroom facility would include one unisex, ADA-compliant bathroom with one toilet and one sink, connecting to existing water and wastewater (sewer) lines, as well as a utility/storage closet. The prefabricated structure would be up to 12 feet x 12 feet wide and 12 feet high. It would be situated on the existing 144-sf disturbed landing area, where there is currently a fenced enclosure that was used to conceal the portable toilet. For the last two years, the portable toilet has been located on the lower portion of the PGMBS site, adjacent to Grove Acre Avenue, where it can be more easily installed, maintained, and removed each season.

The new restroom facility would be open to the public daily, between 8:00 am and 4:00 pm. There would be no external or nighttime lighting as this is a day use facility, and the restroom would be locked at night. The City would open, close, and maintain the restroom daily.

The project site includes a Conservation Easement (CE), which the City conveyed to the California Department of Fish and Wildlife (CDFW) in 1992, stipulating there shall be no new building on the property unless such structure replaces a pre-existing structure of similar size, bulk and height. In 2015, CDFW determined the CE allows for the proposed restroom building to be considered a replacement for Brokaw Hall, which was removed for public safety in 2011. The proposed restroom facility would be smaller in size, bulk and height than Brokaw Hall.

Public Input Due September 15: The City is soliciting public input regarding environmental concerns associated with installing the replacement restroom facility at the PGMBS. Please submit your comments in writing to Laurel O'Halloran at lohalloran@cityofpacificgrove.org or City Pacific Grove Community & Economic Development Department, 300 Forest Avenue, 2nd Floor, Pacific Grove, CA 94806.

BNRC Meeting August 15: The City will discuss the project at the next regulatory scheduled Beautification & Natural Resources Commission (BNRC) meeting on August 15, 2017. The meeting is held at City Council Chambers, 300 Forest Avenue, Pacific Grove, CA 93950 at 4:00 pm.

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