

Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: TBD

2019039076

Project Title: 1700-1730 Embarcadero Road Auto Dealership Project

Lead Agency: City of Palo Alto

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Project Location: 1700 and 1730 Embarcadero Road, City of Palo Alto, County of Santa Clara

City

County

Project Description (Proposed actions, location, and/or consequences).

The proposed project would involve demolition of two existing commercial buildings and the construction of a new automotive sales and dealership building for use by both Mercedes Benz and Audi car companies as well as associated surface parking and landscaping. In addition, a separate 2,155 square foot carwash building would be constructed at the rear of the project site and would be shared by both auto dealerships. The proposed project would occur in two phases. Phase One would involve demolition of the existing 10,000-square foot single-story, vacant restaurant building and associated surface parking, and the construction of a Mercedes Benz dealership including showroom, customer support, offices, a service and parts center, three detail bays, and vehicle storage and parking areas. Phase Two of the proposed project would involve moving the existing Audi dealership from its current location at 1730 Embarcadero Road to the new building at 1700 Embarcadero Road (completed in Phase One) and partial demolition of the existing Audi dealership service center. The existing Audi showroom at the northeast portion of the project site would remain and all other structures and surface parking at 1730 Embarcadero would be demolished. In addition, Phase Two of the proposed project would involve the construction of a new Audi dealership with customer support, offices, a service and parts center, two detail bays, a photo booth and associated vehicle storage and parking. The new Audi dealership would be constructed to form one building with the new Mercedes Benz dealership. The project also includes the rezoning of the 1730 Embarcadero parcel from PC to CS(D)(AD) and the inclusion of the (AD) overlay to the 1700 Embarcadero parcel.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Mitigation Measure BIO-1 is required to reduce light spillover at the adjacent Baylands Nature Preserve. Trees designated for removal, and trees adjacent to the site might contain nesting birds that could be affected by project construction. Mitigation measure BIO-2 would require construction outside the breeding season, and required surveys if constructed during season. The project could potentially impact intact cultural resources, human remains, or tribal cultural resources, therefore mitigation measures CR-1, CR-2, and TCR-1 require appropriate response procedures if such resources are found. Mitigation Measures GEO-1 would reduce potential impacts related to geology and soil hazards, including unstable soils. Mitigation Measure N-1 is required to operational noise associated with the proposed car wash. Mitigation measures TRA-1 and TRA-2 are required to develop intersection improvements to reduce impacts at the Embarcadero Road/East Bayshore Road intersection.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

Traffic/circulation, noise, impacts to adjacent Baylands Nature Preserve

Provide a list of the responsible or trustee agencies for the project.

The City of Palo Alto is the lead agency with responsibility for approving the proposed project. No responsible or trustee agencies.