**NOTICE OF INTENT/AVAILABILITY**

**MITIGATED NEGATIVE DECLARATION**

**PUBLIC HEARING NOTICE**

NOTICE IS HEREBY GIVEN that the City of Point Arena has a Draft Mitigated Negative Declaration (MND), which is being distributed for public review, pursuant to the California Public Resources Code and the California Environmental Quality Act Guidelines (CEQA Guidelines). The ISMND will concern the following item:

NOTICE IS HEREBY GIVEN that the Point Arena City Council will conduct a public hearing at City Hall, 451 School Street, Point Arena, CA, and via Zoom on Tuesday, May 28, 2024, at 6:00 p.m., or as soon thereafter as possible, on the following item:

CASE#: CDP 2021-04, LLA 2021-02, UP 2024-1

OWNER/APPLICANT: 610 Properties, LLC, PO Box 669, Point Arena, CA 95468

AGENT: Jeffrey Hansen, 610 Properties, LLC, PO Box 669, Point Arena, CA 95468

**REQUEST: The applicant requests a Lot Line Adjustment to transfer 0.145 acres/6,316.2 SF from Parcel B (APN 027-122-21) to Parcel A (027-122-20), and a Coastal Development Permit and Use Permit to: 1) reestablish and rehabilitate a restaurant and residential use and construct a 280 SF trellis on Parcel A; 2) reestablish and rehabilitate lodging, restaurant, and residential use on Parcel B, 3) demolish existing 3,880 SF structure on Parcel B; 4) construct five (5) detached lodging units of 160 SF each on Parcel B and; 6) other associated site work as demonstrated on the project plans.**

LOCATION: 135 and 165 Main Street, Point Arena, CA

APNs 027-122-20 and -21

MND REVIEW PERIOD: April 22, 2024 to May 28, 2024

DOCUMENT LOCATION: City Hall & City’s Website

PUBLIC HEARING DATE: May 28, 2024

The MND for the above project is available for public review on the City’s website. A hardcopy can be reviewed at City Hall. City Hall is open Monday through Friday, from 9:00AM and 5:00PM. City Hall is located at 451 School Street, Point Arena, California 95468. All interested persons are invited to provide written comments during the public review period. The public comment period runs from the date this notice is published until May 28, 2024 to allow sufficient time for submission of comments by mail. Written comments should be delivered to the City, **no later than 5:00PM on May 28, 2024** via email to planning@pointarena.ca.gov or via mail to City Planner, 451 School Street, Point Arena, Ca. 95468.

The Point Arena City Council is soliciting your input about this project. All interested parties are invited to attend and be heard at this time. If you challenge the above matter(s) 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 Clerk at, or prior to, the public hearing. All documents are available for review in the City Clerk’s Office. Should you desire to request notification of the City Council’s decision, you may do so in writing by providing a self-addressed stamped envelope to the City Clerk.

For further information, contact the City of Point Arena:

Mailing Address: PO Box 67, Point Arena, CA 95468
City Hall Location: 451 School Street, Point Arena, CA 95468
Telephone: 707 882-2122
Website: https://pointarena.ca.gov

City Clerk
Publication Date: April 26, 2024

POSTING/MAILINGON OR BEFORE: April 26, 2024

PUBLICATION DATE: April 26, 2024

STATE OF CALIFORNIA )

 ) ss.

COUNTY OF MENDOCINO )

I declare, under penalty of perjury, that I am employed by the City of Point Arena; and that I caused this notice to be posted in the City Hall Notice Case on or before April 22, 2024.