

**CALIFORNIA STATE LANDS
COMMISSION**

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Established in 1938

GRACE KATO, Acting Executive Officer

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NOTICE OF EXEMPTION

File Ref: L7344; A4902

Item: 46

Title: Issuance of General Lease – Protective Structure Use – Lease 7344

Location: Sovereign land in the Pacific Ocean, adjacent to 3168 17 Mile Drive, near Pebble Beach and Cypress Point, Monterey County

Description: Authorize issuance of a General Lease – Protective Structure Use beginning December 18, 2025, for a term of 10 years, for the use of two existing concrete-grouted rock riprap revetments.

Name of Approving Public Agency: California State Lands Commission

Name of Proponent (Person or Agency): El Why Square, LLC, a Delaware limited liability company

Exempt Status:

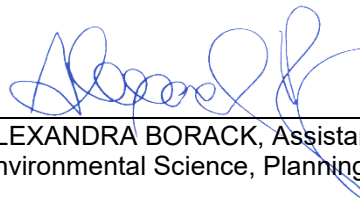
Categorical Exemption:

CLASS 1, EXISTING FACILITIES (Cal. Code Regs., tit. 2, § 2905, subd. (a)(2))

Reasons for exemption:

Issuance of a 10-year General Lease – Protective Structure Use for the above-mentioned structures will not cause a physical change in the environment and will not change existing activities in the area. There is no reasonable possibility that the activity will have a significant effect on the environment due to unusual circumstances. Therefore, the project will not have a significant effect on the environment and the above categorical exemption applies.

**DATE RECEIVED FOR FILING AND POSTING BY THE
GOVERNOR'S OFFICE OF PLANNING AND RESEARCH**



ALEXANDRA BORACK, Assistant Chief
Environmental Science, Planning, and Management Division

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