



**NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION FOR THE CRESPI POND
VEGETATION MANAGEMENT PROJECT (Project)**

Located at Point Piños Lighthouse Reservation, Pacific Grove, Monterey County

Public Review Period: November 3, 2025 – December 2, 2025 (30 Days)

NOTICE IS HEREBY GIVEN that the City of Pacific Grove (City) has completed an Initial Study and Mitigated Negative Declaration (IS/MND) for the proposed project located in the Coastal Zone in accordance with the California Environmental Quality Act (CEQA). The Project site located at Point Piños adjacent to Ocean View Boulevard, within the Point Piños Lighthouse Reservation between the 16th and 17th holes of the municipal golf course, in the Coastal Zone as defined in the City's Local Coastal Program (LCP), located approximately four miles northwest of State Route 1 (SR 1) and approximately one mile north of State Route (SR 68), in Pacific Grove (Assessor's Parcel Number 007-011-006-000). The proposed Project consists of removing emergent vegetation to enhance wildlife habitat at Crespi Pond. Alteration of wetlands is generally prohibited by the City Land Use Plan (LUP). However, §2.2.4 of the City LUP provides an exception for maintenance of Crespi Pond (city of Pacific Grove, 2020). Emergent vegetation would be removed around the pond's perimeter and within a central portion of the pond to maintain approximately 70 percent open water habitat and 30 percent emergent vegetation. Approximately 0.55 acre (43 percent) of emergent vegetation in the pond is proposed for removal and would consist primarily of California tule (*Schoenoplectus californicus*) with a lesser component of narrow-leaved cattail (*Typha angustifolia*).

As required by the LCP's Implementation Plan (IP), the application includes a Biological Resources Report. The conclusions and recommendations of this report have been included as conditions of approval as appropriate.

The proposed project is not on a list compiled pursuant to Government Code Section 65962.5.

In accordance with Section 15072(a) of the CEQA Guidelines, the Public Notice officially notifies the general public, public agencies, and landowners that a 30-day public review period will begin on Monday November 3, 2025. Comments on the IS/MND should focus on environmental issues and must be received by Tuesday December 2, 2025 by 5:00pm. Please submit email comments to dgho@cityofpacificgrove.org and written comments by mail to the following location:

City of Pacific Grove -Public Works Department
Attention: Daniel Gho, Public Works Director/Deputy City Manager
300 Forest Avenue | Pacific Grove, CA 93950

Email or written comments received by Tuesday December 2, 2025, will be considered before the MND is approved for adoption by the City's Planning Commission. A public meeting of the Planning Commission will be held following public notification of the hearing on the City's website. Regularly scheduled Planning Commission meetings take place on the second Thursday of each month.

A copy of the Draft Initial Study/Mitigated Negative Declaration is available for review at the Community Development Department at the address above and online at the following link:

https://www.cityofpacificgrove.org/our-city/departments/community-development/programs_projects/ceqa.php

Daniel Gho; Public Works Director/Deputy City Manager