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*Environmental Scientists*

*Planners*

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## M E M O R A N D U M

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**Date:** October 28, 2020

**To:** David Stoldt, General Manager, Monterey Peninsula Water Management District

**Project:** Potential Acquisition of Monterey Water System and District Boundary Adjustment Project

**From:** Megan Jones, Project Manager, Rincon Consultants, Inc.

**E-mail:** mjones@rinconconsultants.com

**cc:** David Laredo, General Counsel, Monterey Peninsula Water Management District

**Re:** Errata to the Final Environmental Impact Report for the proposed Potential Acquisition of Monterey Water System and District Boundary Adjustment Project

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This errata document is intended to be amended to the Final Environmental Impact Report (EIR) for the proposed Potential Acquisition of Monterey Water System and District Boundary Adjustment Project. Based on comments received from the District Director representing the voter division that includes the City of Pacific Grove after close of the public comment period, the following are minor text changes made to the cumulative project list in the Final EIR. Changes in text are signified by strikeouts (~~strikeouts~~) where text is removed and by underlined font (underlined font) where text is added.

It should be noted that this list is not intended as an exhaustive accounting of every development project in the region, but rather a compilation of the most relevant past, present, and reasonably foreseeable projects. However, to be responsive to the comment received, the following text is hereby added to Table 3-1, *Cumulative Project List*, p. 3-8 of the Final EIR:

Cumulative Project	Description	Project Status
<b>City of Pacific Grove</b>		
Monterey-Pacific Grove Area of Special Biological Significance (ASBS) Stormwater Management Project	The project includes diverting stormwater from the Greenwood Park and Congress Storm Drain Watersheds to the David Avenue Reservoir site, provide treatment, and deliver recycled water to irrigation sites throughout the city. Facilities include a 15-million-gallon storage reservoir and 8,800 lineal feet of recycled water distribution pipeline. The primary purpose of the project is to improve stormwater quality prior to being discharged into the ASBS, in accordance with State Water Resources Control Board standards. A secondary project purpose is to provide stormwater as a source of non-potable recycled water supply for local irrigation.	Construction ongoing
<u>American Tin Cannery Hotel and Commercial Project</u>	<u>The project would replace an existing 165,000 square feet of "factory outlet" and related uses with a new hotel and commercial uses. The hotel and commercial uses would provide 225 guest rooms in two primary guest wings (Family/Group Wing and Executive Wing) with a restaurant and lounge areas, meeting and gathering spaces, spa and fitness center and approximately 20,000 square feet of street retail uses along the Ocean View Boulevard and Eardley Avenue frontages. No specific businesses or end users of the retail space have been identified. The project would provide subterranean and surface parking lots to park 304 vehicles.</u>	<u>Environmental review</u>
<u>520 Lighthouse Avenue</u>	<u>The project includes demolition of an existing 3,472 square foot building and build a new 37,056 square foot mixed-use three-story structure. The project consists of 10 residential units on the upper floors, commercial uses on the ground floor, and an underground garage with 20 parking spaces.</u>	<u>Construction ongoing</u>
<u>Hotel Durrell Project</u>	<u>The proposed project is located on the southerly side of Central Avenue between Grand and Fountain Avenues. The project includes demolition of an existing 17,500 square foot building and 26 space asphalt parking lot, and construction of a 120-room hotel with subsurface and off-site parking.</u>	<u>Approved</u>

Addition of the three projects to the cumulative project list would not alter the analysis or impact conclusions contained in the Final EIR, increase the severity of an impact, nor require new or altered mitigation. As such, the revisions do not qualify as substantial new information that deprive the public of a meaningful opportunity to comment. These revisions do not warrant recirculation of the Draft EIR pursuant to *CEQA Guidelines* Section 15088.5.