

**PUBLIC NOTICE**  
**INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION**  
**CITY OF SAN JOSE, CALIFORNIA**

**Project Name:** 4962 Almaden Expressway Retail Project

**File No.:** H20-017

**Description:** Site Development permit to demolish the existing 4,470 square foot gas station building, six fuel pumps, and the canopy structure, and to remove three existing underground fuel storage tanks. The project would construct a new 7,800 square foot retail building and reconfigure the surrounding parking area. The new retail building would allow for two commercial spaces, and a patio area for tables, benches, and bike racks is proposed on the eastern side of the building. Nine trees are proposed to be removed, and they will be replaced by 19 new trees. Additionally, five street trees will be replaced along Cherry Avenue. The project includes the closure of the driveway on Cherry Avenue that currently accesses the site. The proposed retail building would be accessed from within the existing shopping center parking lot.

**Location:** The 0.6 project site is located at 4962 Almaden Expressway, on the northeast corner of the intersection of Almaden Expressway and Cherry Avenue, in the City of San José

**Assessor's Parcel No.:** 458-17-022

**Council District:** 9

**Applicant Contact Information:** Brereton Architects (Atten: Michael J. Castro); 909 Montgomery Street, Suite 260, San Francisco, CA 94133; (415)963-4626; [mcastro@brereton.com](mailto:mcastro@brereton.com)

The City has performed an environmental review of the project. The environmental review examines the nature and extent of any adverse effects on the environment that could occur if the project is approved and implemented. Based on the review, the City has prepared a Draft Mitigated Negative Declaration (MND) for this project. An MND is a statement by the City that the project will not have a significant effect on the environment because the project will include mitigation measures that will reduce identified project impacts to a less than significant level. The project site is not present on any list pursuant to Section 65962.5 of the California Government Code.

The public is welcome to review and comment on the Draft MND. The public comment period for this Draft MND begins on **Monday April 26, 2021 and ends on Monday May 17, 2021**. The Draft MND, Initial Study, and reference documents are available online at: [www.sanjoseca.gov/negativedeclarations](http://www.sanjoseca.gov/negativedeclarations)

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Chu Chang, Acting Director  
Planning, Building and Code Enforcement

04/20/2021  
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Date

  
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Deputy

**Circulation period: April 26, 2021 to May 17, 2021**