

SECTION 401 WATER QUALITY CERTIFICATION PUBLIC NOTICE

The Central Coast Water Board is currently reviewing a Clean Water Act section 401 Water Quality Certification application for the project described below. We encourage public comments on the proposed project and will take comments into consideration when taking action on the application. You may submit written comments on this project to:

Central Coast Regional Water Quality Control Board

895 Aerovista Place, Suite 101

San Luis Obispo, CA 93401

Attention: 401 Coordinator

OR

centralcoast@waterboards.ca.gov

Attention: 401 Coordinator

Project Applicant: The Sobel Company – Bradley A. Sobel

Applicant's Agent: EMC Planning Group – Janet Walther

Project Name: Sala Road Project

Receiving Water: Unnamed drainage ditch connected to Espinosa Lake

City/County: Salinas / Monterey County

Public Notice: June 10, 2026 – July 1, 2026

Project Description:

The purpose of the proposed project is construct a total of 94,660 square feet of mixed commercial space including four retail buildings, three quick serve restaurants, and a motel.

The proposed project activities include:

- Constructing a new highway-oriented commercial development;
- Improving two on-site storm water detention ponds, implementing frontage improvements on adjoining Harrison Road, and installing off-site water supply and wastewater conveyance lines in Harrison Road; and
- Executing realignment to be consistent with the same calculated flow and slope of existing improvements installed in 2015.

Proposed mitigation activities include:

- Permittee-responsible re-establishment of 0.41 acres / 1200 linear feet of stream channel habitat.