



**FILED**

6/5/2025

SHELLY SCOTT  
MARIN COUNTY CLERK  
By O. Lobato, Deputy  
21 - 2025 - 084

**NOTICE OF DETERMINATION  
Marin County Environmental Coordination and Review**

TO:  Office of Planning and Research  
 County Clerk, County of Marin

FROM: Marin County Community Development Agency

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

**Project Title:** 150 Shoreline Affordable Housing Project; Addendum to the 2023 Housing & Safety Element Update to the Marin Countywide Plan Final Environmental Impact Report and Supplemental Environmental Review

**State Clearinghouse #:** 2021120123

**Contact Person:** Immanuel Bereket, Principal Planner

**Telephone Number:** (415) 473-6269

**Email Address:** [Immanuel.Bereket@MarinCounty.gov](mailto:Immanuel.Bereket@MarinCounty.gov)

**Assessor's Parcel:** 052-371-03

**Project ID:** P4722

**Project Location:** 150 Shoreline Highway, Mill Valley

**Project Description:** Pacific West Communities, Inc. (TPC) proposes to construct a new, affordable, multi-family apartment building on a vacant lot located at 150 Shoreline Highway, in the Manzanita area of unincorporated Mill Valley. The Project would include the construction of a five-story residential building with 31 units restricted to lower-income households, a manager's unit that would not be income-restricted, a manager's office, residential amenities, and eight on-site parking spaces.

This is to advise that the Marin County Planning Commission approved the above described project on **May 29, 2025**, and has made the following determinations regarding the above described project:

1. The project in its approved form will have a significant effect on the environment.
2. An Addendum Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.

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3. Mitigation measures were made a condition of the approval of the project.
4. A statement of Overriding Considerations was not adopted for this project.
5. Findings were made pursuant to the provisions of CEQA.

I certify that a copy of the previously adopted Environmental Impact Report, and record of project approval is on file and may be examined at:

Agency: Marin County Community Development Agency

Address: 3501 Civic Center Drive, #308  
San Rafael, CA 94903

Or online at: <https://www.marincounty.gov/departments/cda/planning/environmental-planning/current-ceqa-projects/marin-county-housing-and-safety-elements-environmental-impact-report>

By: 

Date: June 5, 2025

*The filing of this Notice of Determination starts a 30 day statute of limitations on court challenges to the approval under CEQA.*