

**Summary for Electronic Document Submittal**

Lead agencies may include 15 copies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH# \_\_\_\_\_

Project Title:   Mata Enrique H & Connie M Trs  

Lead Agency:   County of Monterey Resource Management Agency-Planning  

Contact Name:   Son Pham-Gallardo, Associate Planner  

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Project Location:   4053 Costado Road, Pebble Beach     Monterey    
*City* *County*

**Project Description (Proposed actions, location, and/or consequences).**

Combined Development Permit consisting of: 1) Coastal Administrative Permit and Design Approval for the construction of a 3,428 two-story single family dwelling with a 780 square foot attached garage, a 772 square foot main level terrace, a 585 square foot lower level terrace, a 90 square foot covered porch, grading of approximately 487 cubic yards of cut and 181 cubic yards of fill; 2) Coastal Development Permit to allow development on slopes in excess of 30% and 3) Coastal Development Permit for the removal of 18 Monterey Pine trees and 4) Coastal Development Permit for development within 100' of Environmental Sensitive Habitat (ESHA- Rosa pinetorum and Monterey Pine forest).

**Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.**

Impacts to special status species and sensitive natural communities would be less than significant with mitigation, as stated in Section VI.4, Biological Resources. All recommendations provided by the Supplemental BRA and Tree Resource Assessment and Management Plan would be applied as conditions of approval in addition to compliance with these recommendations, Mitigation Measures Nos. 1 through 3 would be required to reduce impacts to special status species, sensitive natural communities, and trees at the project site to a less than significant level. Regarding cultural resources, potential impacts to archaeological resources would be reduced to a less than significant level by adherence to County and State regulations.

**If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.**

N/A

**Provide a list of responsible or trustee agencies for the project.**

N/A