

MONTEREY COUNTY

HOUSING AND COMMUNITY DEVELOPMENT – PLANNING
1441 SCHILLING PL SOUTH 2ND FLOOR, SALINAS, CA 93901
(831) 755-5025 FAX: (831) 757-9516



NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION MONTEREY COUNTY PLANNING COMMISSION

NOTICE IS HEREBY GIVEN that Monterey County Housing and Community Development – Planning has prepared a draft Mitigated Negative Declaration, pursuant to the requirements of CEQA, for a Lot Line Adjustment, Use Permit, Administrative Permit, and Design Approval (Knoop Michael & Michelle, File Number PLN200047) at 100 and 120 Country Club Heights, Carmel Valley (Assessor's Parcel Numbers 187-021-040-000 and 187-021-041-000) (see description below).

The Mitigated Negative Declaration and Initial Study, as well as referenced documents, are available for review at Monterey County Housing and Community Development – Planning, 1441 Schilling Place South, 2nd Floor, Salinas, California 93901. The Mitigated Negative Declaration and Initial Study are also available for review in an electronic format by following the instructions at the following link: <http://www.co.monterey.ca.us/government/departments-i-z/resource-management-agency-rma-/planning/resources-documents/environmental-documents/pending>.

The Planning Commission will consider this proposal on May 12, 2021. Written comments on this Mitigated Negative Declaration will be accepted from April 9, 2021 to May 10, 2021

Project Description: Construction of a 3,515 square foot single family dwelling with a 1,115 square foot detached garage and guest suite, retaining walls and patios; ground mounted PV system, new driveway, fire turnaround, underground power & water utilities, underground propane tank and septic system. Grading for construction of the residence will consist of approximately 6,170 cubic yards (CY) of cut and 6,170 CY of fill. Grading for the driveway improvements will consist of approximately 9,750 CY of cut and 2,950 CY of fill. The excess 6,800 CY of fill would be exported.

We welcome your comments during the 30-day public review period. You may submit your comments in hard copy to the name and address above. The Agency also accepts comments via e-mail or facsimile but requests that you follow these instructions to ensure that the Agency has received your comments. To submit your comments by e-mail, please send a complete document including all attachments to:

CEQAcomments@co.monterey.ca.us

An e-mailed document should contain the name of the person or entity submitting the comments and contact information such as phone number, mailing address and/or e-mail address and include any and all attachments referenced in the e-mail. To ensure a complete and accurate record, we request that you also provide a follow-up hard copy to the name and address listed above. If you do not wish to send a follow-up hard copy, then please send a second e-mail requesting confirmation of receipt of comments with enough information to confirm that the entire document was received. If you do not receive e-mail confirmation of receipt of comments, then please submit a hard copy of your comments to ensure inclusion in the environmental record or contact the Agency to ensure the Agency has received your comments.

Facsimile (fax) copies will be accepted with a cover page describing the extent (e.g. number of pages) being transmitted. A faxed document must contain a signature and all attachments referenced therein. Faxed document should be sent to the contact noted above at (831) 757-9516. To ensure a complete and accurate record, we request that you also provide a follow-up hard copy to the name and address listed above. If you do not wish to send a follow-up hard copy, then please contact the Agency to confirm that the entire document was received.

For reviewing agencies: Housing and Community Development – Planning requests that you review the enclosed materials and provide any appropriate comments related to your agency's area of responsibility. The space below may be used to indicate that your agency has no comments or to state brief comments. In compliance with Section 15097 of the CEQA Guidelines, please provide a draft mitigation monitoring or reporting program for mitigation measures proposed by your agency. This program should include specific performance objectives for mitigation measures identified (CEQA Section 21081.6(c)). Also inform this Agency if a fee needs to be collected in order to fund the mitigation monitoring or reporting by your agency and how that language should be incorporated into the mitigation measure.

All written comments on the Initial Study should be addressed to:

County of Monterey
Housing and Community Development
Attn: Erik Lundquist, Chief of HCD-Planning
1441 Schilling Pl South 2nd Floor
Salinas, CA 93901

Re: KNOOP; File Number PLN200047

From: Agency Name: _____

Contact Person: _____

Phone Number: _____

- No Comments provided
- Comments noted below
- Comments provided in separate letter

COMMENTS: _____

DISTRIBUTION

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2. County Clerk's Office
3. Association of Monterey Bay Area Governments
4. Monterey Bay Air Resources District
5. California Department of Fish & Wildlife, Monterey Field Office Environmental Review, Marine Region
6. Regional Water Quality Control Board
7. Monterey County Regional Fire Protection District
8. Monterey County Public Works Facilities and Parks
9. Monterey County HCD-Environmental Services
10. Monterey County Environmental Health Bureau
11. Michael & Michelle Knoop, Owner
12. Jay Auburn C/O Studio Schicketanz, Agent
13. The Open Monterey Project
14. LandWatch Monterey County
15. Property Owners & Occupants within 300 feet (**Notice of Intent only**)

Distribution by e-mail only (Notice of Intent only):

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