

## 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: Moss Landing Commercial Park

Lead Agency: County of Monterey Housing and Community Development (HCD)

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Project Location: 7697 Highway 1, Moss Landing Monterey  
(unincorporated North County)  
*City* *County*

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

General Development Plan and an after the fact Coastal Development Permit allowing the establishment of commercial cannabis activities within existing buildings.

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

Utilities & Service Systems: The subject property contains 7 existing septic tanks with a total maximum capacity to serve 346 onsite employees. Although the project's resulting employee population would be within this threshold (273), Septic System 2 is currently over capacity by 20 employees and Septic System 3 is currently over capacity by 33 employees. Therefore, a mitigation measure recommended to require the owner/applicant to submit an Employee & Wastewater Operation Plan for review and approval. The plan would identify assignment of employees, per building, to restrooms within 200 feet and based on the assigned employees, the plan would demonstrate how the respective septic systems would not be overloaded. Upon implementation of this mitigation measure, potential impacts to utilities and service systems would be reduced to a less than significant level. Impacts to Water, Stormwater Drainage, Electric and Natural Gas, and Telecommunications would be less than significant or no impact, without implementation of mitigation measures.

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

None

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

California Coastal Commission (CCC)