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Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies 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: Montoya Residence

Lead Agency: County of Santa Clara Department of Planning and Development

Contact Name: Robert Cain, Senior Planner

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Project Location: 4688 Pacheco Pass Highway, Gilroy (*City*) Santa Clara (*County*)

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

The project is a Building Site Approval application to construct an approximately 1,782-square-foot, single-story, single-family residence with an attached garage, 386-square-foot front porch, 148-square-foot front porch, and 207-square-foot rear deck. Associated improvements include a new onsite wastewater treatment system (OWTS), water tanks, a wharf hydrant, and minor improvements to the existing driveway. While not part of the project, the eventual permitting for this project will also legalize an existing chain-link fence along Pacheco Pass Highway. Existing development that will remain includes a well, barn, shed, and fencing. An existing metal carport will be removed. Total grading quantities for the proposed development include 143 cubic yards of cut and 63 cubic yards of fill, with a maximum cut depth of 2 feet. No trees are proposed for removal.

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

The parcel has suitable habitat for western burrowing owls, and structures and trees which are suitable for nesting raptors, other nesting migratory birds, and roosting bats. The follwoing mitigation measures have been included to reduce or avoid impacts to these species:
BIO-MIT 1: Conduct Pre-construction Survey for Western Burrowing Owls.
BIO-MIT 2: Avoidance of Western Burrowing Owls During Breeding Season.
BIO-MIT 3: Avoidance of Western Burrowing Owls During Non-Breeding Season.
BIO-MIT 4: Construction Monitoring for Western Burrowing Owls.
BIO-MIT 5: Passive Relocation of Western Burrowing Owls.
BIO-MIT 6: Avoidance of Nesting Raptors and Other Nesting Migratory Birds.
BIO-MIT 7: Avoidance of Roosting Bats.

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

The larger area may include cultural resources, including those related to Native Americans. Caltrans conducted a study of the full project area in 1991 (#32512) and found no cultural resources on this site.

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

Caltrans
Santa Clara Valley Habitat Agency