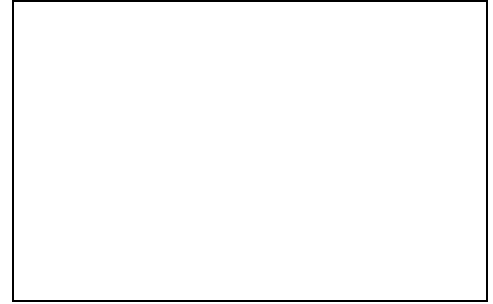


County of Monterey
State of California

MITIGATED NEGATIVE DECLARATION



Project Title:	Yeung Gabriel M Tr
File Number:	PLN210268
Owner:	Yeung Gabriel M Tr
Project Location:	62 Yankee Point Drive, Carmel
Primary APN:	243-152-005-000
Project Planner:	Fionna Jensen
Permit Type:	Combined Development Permit
Project Description:	Combined Development Permit consisting of: 1) Coastal Administrative Permit and Design Approval to allow alterations to an existing 2,153 square foot single family dwelling, demolition of a 292 square foot garage; and construction of a 772 square foot detached garage, construction of a 633 square foot detached writing studio, installation of a 685 square foot ground-mounted solar system, and associated site improvements; and 2) Coastal Development Permit to allow development within 750 feet of known archaeological resources.

THIS PROPOSED PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT AS IT HAS BEEN FOUND:

- a) That said project will not have the potential to significantly degrade the quality of the environment.
- b) That said project will have no significant impact on long-term environmental goals.
- c) That said project will have no significant cumulative effect upon the environment.
- d) That said project will not cause substantial adverse effects on human beings, either directly or indirectly.

Decision Making Body:	Zoning Administrator
Responsible Agency:	County of Monterey
Review Period Begins:	July 24, 2024
Review Period Ends:	August 23, 2024

Further information, including a copy of the application and Initial Study are available at the Monterey County Housing & Community Development, 1441 Schilling Place South, 2nd Floor, Salinas, CA 93901/(831) 755-5025