

MONTEREY COUNTY

HOUSING AND COMMUNITY DEVELOPMENT

Erik V. Lundquist, AICP, Director

HOUSING, PLANNING, BUILDING, ENGINEERING, ENVIRONMENTAL SERVICES

1441 Schilling Place, South 2nd Floor
Salinas, California 93901-4527



(831)755-5025
www.co.monterey.ca.us

MEMORANDUM

Date: November 16, 2022

To: Interested Parties and Agencies

From: Mary Israel, Supervising Planner, ext. 5183

Subject: PLN100338 Signal Hill LLC

cc: Planning Project File

Please find the Final EIR for the Signal Hill LLC project in Pebble Beach through the following hyperlinks to the County HCD website. The Final EIR provides responses to the comments received on the Draft EIR which was circulated between August and October of 2018. The Final EIR consists of the Draft EIR together with the response to comments as one document. The Final EIR also added one Appendix to the Appendices. A hyperlink to the Appendices is provided, below.

The Final EIR is available on the County website at
<https://www.co.monterey.ca.us/home/showpublisheddocument/117619/638036931819789579>

The Appendices are available on the County website at
<https://www.co.monterey.ca.us/home/showpublisheddocument/117621/638036931838227288>

Should you have any questions, please feel free to contact me at israelm@co.monterey.ca.us.

MONTEREY COUNTY

HOUSING AND COMMUNITY DEVELOPMENT

Erik V. Lundquist, AICP, Director



HOUSING, PLANNING, BUILDING, ENGINEERING, ENVIRONMENTAL SERVICES

1441 Schilling Place, South 2nd Floor
Salinas, California 93901-4527

(831)755-5025
www.co.monterey.ca.us

NOTICE OF COMPLETION

FINAL ENVIRONMENTAL IMPACT REPORT (FEIR)

PROJECT TITLE: SIGNAL HILL LLC
(PLN100338; SCH#2015021054)

PROJECT LOCATION: 1170 SIGNAL HILL ROAD, PEBBLE BEACH, CALIFORNIA

Notice is hereby given that the County of Monterey is providing the Final Environmental Impact Report (FEIR) on the Signal Hill LLC Project (PLN100338, SCH#2015021054) in accordance with the California Environmental Quality Act.

PROJECT DESCRIPTION:

The proposed project is a request consisting of demolition of a 4,124 square foot single family residence and the construction of a new three level 11,933 square foot single family residence including an attached three-car garage, a 986 square foot entry court, 106 square feet of uncovered terraces, approximately 2,600 square feet of covered terraces, new driveway, and approximately 2,040 cubic yards of grading (1,210 cubic yards cut/830 cubic yards fill) and restoration of approximately 1.67 acre of native dune habitat; The project includes development on a ridgeline, on slopes exceeding 30 percent, within 100 feet of environmentally sensitive habitat area and within 750 feet of a known archeological resources, removal of two Monterey cypress trees and demolition of a listed historic resource.

LEAD AGENCY: COUNTY OF MONTEREY HOUSING AND COMMUNITY DEVELOPMENT

ADDRESSES WHERE A COPY OF THE FINAL EIR IS AVAILABLE FOR REVIEW:

County of Monterey HCD
Permit Center
1441 Schilling Place, 2nd Floor
Salinas, CA 93901
(831) 755-5025

Harrison Memorial Library
Corner of Ocean Ave and
Lincoln Street
Carmel-By-The-Sea, CA 93923
(831) 624-4629

Public hearings will be held, subsequent to the public review period, at a time and place to be specified by legal advertisement in a local newspaper of general circulation. If you would like to be notified of the hearings or would like additional information please contact:

Mary Israel, Supervising Planner
Monterey County Housing and Community Development
Planning Department
1441 Schilling Place, 2nd Floor
Salinas, CA 93901

Phone: (831) 755-5183
E-mail: israelm@co.monterey.ca.us

The Final EIR is available for purchase from Monterey County HCD - Planning at the above address.

The documents are also available on the County website at
<https://www.co.monterey.ca.us/government/departments-a-h/housing-community-development/planning-services/library-current-major-projects/signal-hill-llc-mehdipour>