

Exhibit A

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EXHIBIT A

Project Information for PLN180523-AMD1

Application Name: Isabella 2 Llc
Location: 26308 Isabella Ave, Carmel
Applicable Plan: Carmel LUP
Advisory Committee: Carmel/Carmel Highlands Advisory Committee
Permit Type: Permit Amendment
Environmental Status: Previous Environmental Review
Zoning: MDR/2-D(18)(CZ)

Primary APN: 009-451-015-000
Coastal Zone: Yes
Final Action Deadline (884): 3/12/2023
Land Use Designation: Residential - Medium Density

Project Site Data:

Lot Size: 3595
Existing Structures (sf): 0
Proposed Structures (sf): 1837
Total Sq. Ft.: 1837

Coverage Allowed: 35
Coverage Proposed: 33.8
Height Allowed: 18
Height Proposed: 18
FAR Allowed: 45
FAR Proposed: 51

Special Setbacks on Parcel: N

Resource Zones and Reports:

Seismic Hazard Zone: UNDETERMINED
Erosion Hazard Zone: Moderate
Fire Hazard Zone: None
Flood Hazard Zone: X (unshaded)
Archaeological Sensitivity: high
Visual Sensitivity: None

Soils Report #: LIB180440
Biological Report #: LIB180396
Forest Management Rpt. #: LIB180395
Geologic Report #: LIB180397
Archaeological Report #: LIB180439, LIB190047, LIB190293
Traffic Report #:
Historic Report #:

Other Information:

Water Source: Cal-AM
Water Purveyor: California American Water Co.
Fire District: Cypress FPD
Tree Removal: 4

Grading (cubic yds.): 114
Sewage Disposal (method): Sewer
Sewer District Name: CAWD

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