

# Exhibit A

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# EXHIBIT A

## Project Information for PLN220360

**Application Name:** Fluhrer Gary Tr  
**Location:** 26317 Scenic Rd, Carmel  
**Applicable Plan:** Carmel LUP  
**Advisory Committee:** Carmel/Carmel Highlands Advisory Committee  
**Permit Type:** Combined Development Permit  
**Environmental Status:** Categorical Exemption  
**Zoning:** MDR/2-D(18)(CZ)

**Primary APN:** 009-442-019-000  
**Coastal Zone:** Yes  
**Final Action Deadline (884):** 9/5/2023  
**Land Use Designation:**

### Project Site Data:

<b>Lot Size:</b> 7496	<b>Coverage Allowed:</b> 35%
<b>Existing Structures (sf):</b> 425	<b>Coverage Proposed:</b> 35%
<b>Proposed Structures (sf):</b> 2925	<b>Height Allowed:</b> 18
<b>Total Sq. Ft.:</b> 3350	<b>Height Proposed:</b> 16.5
<b>Special Setbacks on Parcel:</b>	<b>FAR Allowed:</b> 45%
	<b>FAR Proposed:</b> 44.7%

### Resource Zones and Reports:

<b>Seismic Hazard Zone:</b>	<b>Soils Report #:</b>
<b>Erosion Hazard Zone:</b>	<b>Biological Report #:</b>
<b>Fire Hazard Zone:</b>	<b>Forest Management Rpt. #:</b> TBD
<b>Flood Hazard Zone:</b> X (unshaded)	<b>Geologic Report #:</b> TBD
<b>Archaeological Sensitivity:</b>	<b>Archaeological Report #:</b> TBD
<b>Visual Sensitivity:</b>	<b>Traffic Report #:</b>
	<b>Historic Report #:</b>

### Other Information:

<b>Water Source:</b> Public	<b>Grading (cubic yds.):</b> 260
<b>Water Purveyor:</b> CAL AM	<b>Sewage Disposal (method):</b> Public
<b>Fire District:</b> Cypress FPD	<b>Sewer District Name:</b> CAWD
<b>Tree Removal:</b> 0	

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