



John S. Bridges
Fenton & Keller
P.O. Box 791
Monterey, CA 93942
Re: 1170 Signal Hill Road

July 11, 2012

Dear John:

I have recently reviewed the letter from Paul Adamson (June 7, 2012, attached). I understand Mr. Adamson's letter was prepared in response to your request that he review my proposed mitigation program for demolition of the residence at 1170 Signal Hill Road, if mitigation was deemed necessary (Circa memo, April 7, 2011). I also understand that Mr. Adamson is a member of the Board of Directors for DOCOMOMO.

As you know, based on the extensive survey and property-comparison work we did in the area (Circa letter May 18, 2012), the physical integrity of the subject property, and all other matters discussed in my previous reports on this property, I do not consider the residence at 1170 Signal Hill to meet the criteria for consideration as an historic resource at the national, state, or local level. However, if the County nevertheless considers mitigation necessary as a result of the demolition of the residence, the mitigation measures I outlined in my April 7, 2011, letter would, in my opinion, adequately mitigate under CEQA by substantially reducing and lessening project impacts to a less-than-significant level.

While Mr. Adamson generally agrees with my mitigation proposal (e.g., documentation), he also suggests additional mitigation in the form of in-lieu funding in the amount of \$55,000. I don't consider this in lieu funding to be necessary in this case to mitigate demolition under CEQA but if Ms. Mehdipour and the County agree to it anyway then it could be implemented with the following condition:

Prior to actual demolition, the owner shall contribute \$55,000 to a fund to be established and administered by the County of Monterey, in consultation with the County Planning Department, to be used for the purpose of gathering survey data for and preparation of an historic context statement for residential modernism in the Del Monte Forest area.

If you have any questions or I may be of further assistance, please let me know.

Respectfully submitted,

A handwritten signature in black ink that reads "Sheila McElroy". The signature is written in a cursive style with a large, sweeping "S" at the beginning.

Sheila McElroy
Principal
Circa: Historic Property Development