

**Please Start Here, Instructions in Cell  
A2, Table in A3:B15**

**Form Fields**

Site Inventory Forms must be submitted to HCD for a housing element or amendment adopted on or after January 1, 2021. The following form is to be used for satisfying this requirement. To submit the form, complete the Excel spreadsheet and submit to HCD at [sitesinventory@hcd.ca.gov](mailto:sitesinventory@hcd.ca.gov). Please send the Excel workbook, not a scanned or PDF copy of the tables.

<b>General Information</b>	
Jurisdiction Name	MONTEREY COUNTY
Housing Element Cycle	6th
<b>Contact Information</b>	
First Name	Melanie
Last Name	Beretti
Title	Acting Chief of Planning
Email	<a href="mailto:berettiM@co.monterey.ca.us">berettiM@co.monterey.ca.us</a>
Phone	(831) 755-5285
<b>Mailing Address</b>	
Street Address	<u>855 E Laurel Dr C</u>
City	Salinas
Zip Code	93905



Jurisdiction Name	Section Address	5 Digit ZIP Code	Assessor Parcel Number	Consolidated Status	General Plan Designation (Current)	Zoning Designation (Current)	Minimum Density Allowed (Units/Acre)	Maximum Density Allowed (Units/Acre)	Parcel Size (Acres)	Existing Use/Vacancy	Restructure	Publicly Owned	Status	Definition of Last Two Planning Cycles	Lower Income Capacity	Moderate Income Capacity	Above Moderate Income Capacity	Total Capacity	Option 1	Option 2	Option 3
	HWY 156 & CASTROVILLE BLV	93940	133-073-007-000	E	High Density Residential	High Density Residential	0	20	1.617829	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	HWY 156 & CASTROVILLE BLV	93940	133-073-008-000	E	High Density Residential	High Density Residential	0	20	1.322866	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	PINE CANYON RD	93930	221-122-037-000	F	High Density Residential	Low-High Density Res	0	20	6.661564	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	48	319	367			
	ROYAL DR	93930	222-122-038-000	F	High Density Residential	Low-High Density Res	0	20	6.019122	NA	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	ROYAL DR	93930	221-122-025-000	F	High Density Residential	Low-High Density Res	0	20	3.647487	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	PINE CANYON RD	93930	221-155-013-000	F	High Density Residential	Low-High Density Res	0	20	0.985433	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	PINE CANYON RD	93930	221-181-017-000	F	High Density Residential	Low-High Density Res	0	20	20.602972	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	557th PINE CANYON RD	93930	420-063-044-000	F	High Density Residential	Low-High Density Res	0	20	124.507072	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	PINE CANYON RD	93930	420-063-045-000	F	High Density Residential	Low-High Density Res	0	20	127.804463	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	PINE CANYON RD	93930	420-063-046-000	F	High Density Residential	Low-High Density Res	0	20	16.323242	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	PINE CANYON RD	93930	420-063-054-000	F	High Density Residential	Low-High Density Res	0	20	96.036845	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
	855 EAST LAUREL DR	93930	420-063-055-000	F	High Density Residential	Low-High Density Res	0	20	9.963276	Vacant	YES - Potential	NO - Privately Owned	Pending Project	Not Used in Prior Housing Element	0	0	0	0			
		93906	009-853-043-000	G	Public/Open/Public/Open	Public/Open/Public/Open	0	20	86.538672	Non-Vacant	YES - Potential	YES - County Owned	Pending Project	Not Used in Prior Housing Element	264	0	0	264			

Table B: Candidate Sites Identified to be Rezoned to Accommodate Shortfall Housing Need, Table Starts in Cell A2

Jurisdiction Name	Site Address/Intersection	5 Digit ZIP Code	Assessor Parcel Number	Very Low Income	Low Income	Moderate-Income	Above Moderate-Income	Type of Shortfall	Parcel Size (Acres)	Current General Plan Designation	Current Zoning	Proposed General Plan Designation	Proposed Zoning	Minimum Density Allowed	Maximum Density Allowed	Total Capacity	Vacant/Nonvacant	Description of Existing Uses	Options Information1	Options Information2	Options Information3
	Russell RD	N/A	113-161-018-00	44	44	58	582		85.310273	Farmland	F40	High Density R	HDR 20	0	20	728	Non-Vacant	Non-Vacant Farmland			
	55 RUSSELL RD	93906	113-161-019-00	22	14	9	22		10.678745	Farmland	F40	High Density R	HDR 20	0	20	27	Non-Vacant	Mosly Vacant farmland with 1 Res. Units			
	93 RUSSELL RD	93906	113-161-020-00	15	10	6	14		8.228686	Residential - Medium Density	MDR5	High Density R	HDR 20	0	20	10	Non-Vacant	2 Res. Units			
	368 SAN JUAN GRADE RD	93906	211-012-034-00	12	8	5	2		12.244757	Public/Quasi-Public	HDR/B-6	High Density R	HDR 20	0	20	67	Non-Vacant	Church			
	442 BORONDA RD	93907	261-101-006-00	0	0	3	12		4.40407	Residential - Medium Density	MDR/4-A-UR	High Density R	HDR 20	0	20	15	Non-Vacant	1 Res. Unit			
	BORONDA RD	N/A	156-161-002-00	1	1	1	13		1.541613	Residential - Medium Density	MDR/4-A-UR	High Density R	HDR 20	0	20	16	Non-Vacant	Residential Land			
	EL CAMINO REAL N	N/A	125-501-029-00	31	20	14	3		4.246234	Residential - Low Density S	LDR/2-S	High Density R	HDR 20	0	20	31	Vacant	Vacant			
	1060 N EL CAMINO REAL	93907	125-171-029-00	30	20	13	3		4.093144	Public/Quasi-Public	RDR/5	High Density R	HDR 20	0	20	68	Vacant	Vacant			
	EL CAMINO REAL N	N/A	125-171-047-00	44	29	20	5		7.013458	Commercial	LC	High Density R	HDR 20	0	20	98	Non-Vacant	Shopping Centers			
	10298 TEMPLADERO ST #A7	95012	030-141-029-00	13	9	6	11		1.80315	Mixed Use (Certified Castro)	LC	High Density R	HDR 20	0	20	29	Vacant	Vacant			
	10380 MERRITT	95012	030-141-029-00	5	4	2	11		0.73455	Mixed Use (Certified Castro)	LC	High Density R	HDR 20	0	20	45	Vacant	Vacant			
	10698 TEMPLADERO ST	95012	030-155-005-00	6	4	2	11		0.787409	Mixed Use (Certified Castro)	LC	High Density R	HDR 20	0	20	13	Non-Vacant	CCP (MU-C) land			
	POOLE ST	N/A	030-171-001-00	11	8	5	11		1.537079	Mixed Use (Certified Castro)	LC	High Density R	HDR 20	0	20	25	Non-Vacant	CCP (MU-C) land with garage			
	UNION ST	N/A	030-171-015-00	17	11	8	2		2.350676	Mixed Use (Certified Castro)	LC	High Density R	HDR 20	0	20	38	Vacant	Vacant			
	24945 VALLEY WAY	93923	009-061-003-00	0	13	0	39		3.229	Residential - Medium Density	MDR/2-D(CZ)	High Density R	HDR 20	0	20	52	Non-Vacant	Hospital			
	3705 RIO RD	93923	009-562-015-00	5	0	0	29		1.492655	Commercial	LC-D-S-RAZ	High Density R	HDR 20	0	20	34	Vacant	Vacant			
	RIO RD	N/A	009-562-016-00	0	0	0	0		0.857384	Commercial	LC-D-S-RAZ	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	RIO RD	N/A	009-562-002-00	0	0	0	0		1.192026	Commercial	LC-D-S-RAZ	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	26340 VAL VERDE DR	93923	015-021-026-00	11	7	5	0		2.670336	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	23	Non-Vacant	1 Res. Unit			
	26380 VAL VERDE DR	93923	015-021-025-00	11	7	5	0		2.67047	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	23	Non-Vacant	1 Res. Unit			
	CARMEL VALLEY RD	N/A	015-021-015-00	2	0	2	20		5.33256	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	24	Non-Vacant	Residential Land			
	CARMEL VALLEY RD	N/A	015-021-021-00	3	0	2	20		1.325134	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	25	Non-Vacant	Residential Land			
	26500 VAL VERDE DR	#N/A	015-021-020-00	0	0	0	0		1.365551	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	0	Non-Vacant	#N/A			
	RIO RD	N/A	015-015-049-00	0	0	0	0		0.126235	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	0	Non-Vacant	#N/A			
	CARMEL VALLEY RD	N/A	015-021-004-00	3	0	2	20		6.250331	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	25	Non-Vacant	Residential Land			
	DORRIS DR	N/A	169-235-009-00	3	2	1	2		0.119425	Planned Commercial	LC-D-S	High Density R	HDR 20	0	20	8	Vacant	Vacant			
	DORRIS DR	N/A	169-235-010-00	0	0	0	0		0.121036	Planned Commercial	LC-D-S	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	DORRIS DR	N/A	169-235-011-00	0	0	0	0		0.122309	Planned Commercial	LC-D-S	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	DORRIS DR	N/A	169-235-012-00	0	0	0	0		0.116482	Planned Commercial	LC-D-S	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	18900 PORTOLA DR	93908	161-011-074-00	9	9	12	116		31.528868	Mixed Use	F40	High Density R	HDR 20	0	20	146	Non-Vacant	Agricultural			
	LINCOLN ST	N/A	145-151-001-00	3	3	5	46		5.660951	Public/Quasi-Public	POP	High Density R	HDR 20	0	20	57	Non-Vacant	POP Land			
	JEFFERSON ST	N/A	145-161-085-00	1	1	1	19		1.172452	Residential - High Density S	HDR/10	High Density R	HDR 20	0	20	2	Non-Vacant	Residential Land			
	WASHINGTON ST	N/A	145-161-086-00	1	1	1	11		1.356151	Residential - High Density S	HDR/10	High Density R	HDR 20	0	20	14	Vacant	Vacant			
	GRANT ST	N/A	145-161-087-00	2	2	3	28		3.428066	Residential - High Density S	HDR/10	High Density R	HDR 20	0	20	35	Vacant	Vacant			
	GRANT ST	N/A	145-161-088-00	1	1	1	7		0.986034	Residential - High Density S	HDR/10	High Density R	HDR 20	0	20	10	Vacant	Vacant			
	11248 MORG COJO ST	95012	030-191-025-00	25	17	11	0		6.333211	Mixed Use (Certified Castro)	HDR/11	High Density R	HDR 20	0	20	53	Non-Vacant	1 Res. Units			
	BUNKER HILL DR	N/A	031-101-016-00	20	20	28	63		13.042073	School/University/Fort Or N	POP-D-S	High Density R	HDR 20	0	20	151	Vacant	Vacant			
	SAN BENITO ST	N/A	231-024-005-00	1	1	1	13		0.233857	Residential - High Density S	HDR/5	High Density R	HDR 20	0	20	16	Vacant	Vacant			
	SAN BENITO ST	N/A	231-024-011-00	0	0	0	0		0.264484	Residential - High Density S	HDR/5	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	SAN BENITO ST	N/A	231-024-010-00	0	0	0	0		0.266881	Residential - High Density S	HDR/7	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	SAN BENITO ST	N/A	231-024-006-00	0	0	0	0		0.254609	Residential - High Density S	HDR/8	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	SAN BENITO ST	N/A	231-024-007-00	0	0	0	0		0.273151	Residential - High Density S	HDR/9	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	53385 SAN BENITO ST	93954	231-024-001-00	0	0	0	0		0.283763	Residential - High Density S	HDR/10	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	SAN BENITO ST	N/A	231-038-014-00	0	0	0	5		0.143443	Residential - Low Density S	LDR/1	High Density R	HDR 20	0	20	5	Vacant	Vacant			
	53654 SAN BENITO ST	93954	231-038-012-00	0	0	0	0		0.131107	Residential - Low Density S	LDR/2	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	53674 SAN BENITO ST	93954	231-038-010-00	0	0	0	0		0.135931	Residential - Low Density S	LDR/3	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	SAN BENITO ST	N/A	231-038-013-00	1	1	0	11		0.139119	Residential - Low Density S	LDR/1	High Density R	HDR 20	0	20	3	Vacant	Vacant			
	SAN BENITO ST	N/A	231-038-011-00	0	0	0	0		0.131858	Residential - Low Density S	LDR/2	High Density R	HDR 20	0	20	0	Vacant	Vacant			
	CARMEL RANCHO RD	N/A	015-012-072-00	29	19	13	3		3.933732	Planned Commercial/Public	HC-D-S-RAZ	High Density R	HDR 20	0	20	63	Non-Vacant	Miscellaneous			
	27853 BERWICK DR	93923	169-231-002-00	6	4	3	7		0.240701	Commercial	HC-D-S-RAZ	High Density R	HDR 20	0	20	20	Non-Vacant	Office			
	BERWICK DR	N/A	169-231-003-00	0	0	0	0		0.242699	Commercial	HC-D-S-RAZ	High Density R	HDR 20	0	20	0	Non-Vacant	Commercial Land			
	27875 BERWICK DR	93923	169-231-004-00	0	0	0	0		0.245212	Commercial	HC-D-S-RAZ	High Density R	HDR 20	0	20	0	Non-Vacant	Commercial			
	27885 BERWICK DR	93923	169-231-005-00	0	0	0	0		0.240239	Commercial	HC-D-S-RAZ	High Density R	HDR 20	0	20	0	Non-Vacant	Commercial Land			
	BERWICK DR	N/A	169-231-006-00	0	0	0	0		0.248663	Commercial	HC-D-S-RAZ	High Density R	HDR 20	0	20	0	Non-Vacant	Commercial			
	CARMEL VALLEY RD	N/A	015-021-003-00	29	19	12	29		6.214314	Residential - Low Density S	LDR/1-D-S-RAZ	High Density R	HDR 20	0	20	89	Non-Vacant	2 Res. Units			
	8065 CARMEL VALLEY RD	93923	169-031-018-00	27	19	7	0		4.791403	Public/Quasi-Public	POP-D-S-RAZ	High Density R	HDR 20	0	20	53	Non-Vacant	Church			
	3951 OAK RD	93907	125-174-055-00	4	3	1	1		0.525839	Residential - Low Density S	LDR/1	High Density R	HDR 20	0	20	3	Vacant	Vacant			
	AGUAJITO RD	N/A	008-151-002-00	137	90	56	146		26.781438	Residential - Rural Density S	RDR/5-1-UR-D-S	High Density R	HDR 20	0	20	429	Vacant	Vacant			
	COJO ST	N/A	030-191-001-00	5	3	1	11		0.623142	Mixed Use (Certified Castro)	RDR/5-1-UR-D-S	High Density R	HDR 20	0	20	10	Vacant	Vacant			
	HALL CR	N/A	221-155-021-00	2	2	2	21		2.63216	Residential - High Density S	HDR/8-UR	High Density R	HDR 20	0	20	27	Vacant	Vacant			
	14745 PESCADERO RD	93923	009-111-006-00	4	4	5	10		1.571495	Residential - Medium Density	MDR/2-D(CZ)	High Density R	HDR 20	0	20	23	Non-Vacant	1 Res. Unit			
	EL CAMINO REAL N	N/A	127-012-039-00	44	29	18	45		14.519503	Commercial											

