



SAN LUIS OBISPO COUNTY

## DEPARTMENT OF PLANNING AND BUILDING

### THIS IS A NEW PROJECT REFERRAL

DATE: 12/9/2011

TO: \_\_\_\_\_

FROM: Kerry Brown, Coastal Team

**PROJECT DESCRIPTION:** DRC2011-00041 RIGHETTI- Minor use permit to remove existing water tank and replace with (2) new water tanks. 1.25 acre site located off Hwy 41 West near Morro Bay. APN: 073-084-013.

Return this letter with your comments attached no later than: 14 days from receipt of this referral. CACs please respond within 60 days. Thank you.

#### PART 1 - IS THE ATTACHED INFORMATION ADEQUATE TO COMPLETE YOUR REVIEW?

- YES (Please go on to PART II.)  
 NO (Call me ASAP to discuss what else you need. We have only 10 days in which we must obtain comments from outside agencies.)

#### PART II - ARE THERE SIGNIFICANT CONCERNS, PROBLEMS OR IMPACTS IN YOUR AREA OF REVIEW?

- YES (Please describe impacts, along with recommended mitigation measures to reduce the impacts to less-than-significant levels, and attach to this letter)  
 NO (Please go on to PART III)

#### PART III - INDICATE YOUR RECOMMENDATION FOR FINAL ACTION.

Please attach any conditions of approval you recommend to be incorporated into the project's approval, or state reasons for recommending denial.

IF YOU HAVE "NO COMMENT," PLEASE SO INDICATE, OR CALL.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_  
Name

\_\_\_\_\_  
Phone

# GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Bu

### APPLICATION TYPE - CHECK ALL THAT APPLY

- Emergency Permit
- Tree Permit
- Plot Plan
- Zoning Clearance
- Site Plan
- Minor Use Permit
- Variance
- Other
- Conditional Use Permit/Development Plan
- Surface Mining/Reclamation Plan
- Curb, Gutter & Sidewalk Waiver
- Modification to approved land use permit

### APPLICANT INFORMATION

Check box for contact person assigned to this project

Landowner Name Clarice E. Righetti Trust Daytime Phone 805-995-3780  
 Mailing Address PO Box 1124 Morro Bay, CA Zip Code 93442  
 Email Address: \_\_\_\_\_

Applicant Name City of Morro Bay Daytime Phone 805-772-6261  
 Mailing Address 595 Harbor Street Morro Bay CA Zip Code 93442  
 Email Address: \_\_\_\_\_

Agent Name Cannon; Todd Smith Daytime Phone 805-544-7407  
 Mailing Address 1050 Southwood Dr. San Luis Obispo CA Zip Code 93401  
 Email Address: \_\_\_\_\_

### PROPERTY INFORMATION

Total Size of Site: 1.25 acre Lease Area Assessor Parcel Number(s): 073-084-013  
 Legal Description: See Attached and Plans  
 Address of the project (if known): \_\_\_\_\_  
 Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: \_\_\_\_\_

Describe current uses, existing structures, and other improvements and vegetation on the property:  
Water Storage facility with one water storage tank.

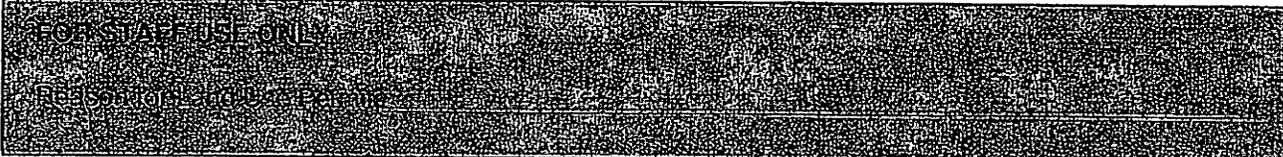
### PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): Remove existing water tank and replace with two (2) new water storage tanks (see attached project description)

### LEGAL DECLARATION

I, the owner of record of this property, have completed this form accurately and declare that all statements here are true. I do hereby grant official representatives of the county authorization to inspect the subject property.

Property owner signature Paul Madonna, trustee Date OCT. 13, 2011



# LAND USE PERMIT APPLICATION

San Luis Obispo County Department of Planning and Building

File No \_\_\_\_\_

Type of project:  Commercial  Industrial  Residential  Recreational  Other

Describe any modifications/adjustments from ordinance needed and the reason for the request (if applicable): \_\_\_\_\_

Describe existing and future access to the proposed project site: \_\_\_\_\_

Surrounding parcel ownership: Do you own adjacent property?  Yes  No  
If yes, what is the acreage of all property you own that surrounds the project site? \_\_\_\_\_

Surrounding land use: What are the uses of the land surrounding your property (when applicable, please specify all agricultural uses):

North: Ag Zone open space  
East: Rec Zone

South: Hwy 41  
West: Residential (City of Morro Bay)

### For all projects, answer the following:

Square footage and percentage of the total site (approximately) that will be used for the following:

Buildings: 9,000 sq. feet \_\_\_\_\_ %  
Paving: 7,156 sq. feet \_\_\_\_\_ %

Landscaping: 1,027 sq. feet \_\_\_\_\_ %  
Other (specify) \_\_\_\_\_

Total area of all paving and structures: 16,992  sq. feet  acres  
Total area of grading or removal of ground cover: \_\_\_\_\_  sq. feet  acres

Number of parking spaces proposed: 0 Height of tallest structure: 24 feet

Number of trees to be removed: 0 Type: NA

Setbacks: Front 10' Right NA Left NA Back NA

Proposed water source:  On-site well  Shared well  Other N/A: Unmanned water tanks proposed  
 Community System - List the agency or company responsible for provision: \_\_\_\_\_  
Do you have a valid will-serve letter?  Yes  No (If yes, please submit copy)

Proposed sewage disposal:  Individual on-site system  Other N/A: Unmanned water tanks proposed  
 Community System - List the agency or company responsible for sewage disposal: \_\_\_\_\_  
Do you have a valid will-serve letter?  Yes  No (If yes, please submit copy)

Fire Agency: List the agency responsible for fire protection: Cal Fire

### For commercial/industrial projects answer the following: NA

Total outdoor use area: \_\_\_\_\_  sq. feet  acres

Total floor area of all structures including upper stories: \_\_\_\_\_ sq. feet

### For residential projects, answer the following: NA

Number of residential units: \_\_\_\_\_ Number of bedrooms per unit: \_\_\_\_\_

Total floor area of all structures including upper stories, but not garages and carports: \_\_\_\_\_

Total of area of the lot(s) minus building footprint and parking spaces: \_\_\_\_\_

# ENVIRONMENTAL DESCRIPTION FORM

San Luis Obispo County Department of Planning and Building

File No \_\_\_\_\_

The California Environmental Quality Act (CEQA) requires all state and local agencies to consider and mitigate environmental impacts for their own actions and when permitting private projects. The Act also requires that an environmental impact report (EIR) be prepared for all actions that may significantly affect the quality of the environment. The information you provide on this form will help the Department of Planning and Building determine whether or not your project will significantly affect the quality of the environment.

To ensure that your environmental review is completed as quickly as possible, please remember to:

- Answer **ALL** of the questions as accurately and completely as possible.
- Include any additional information or explanations where you believe it would be helpful or where required. Include additional pages if needed.
- If you are requesting a land division or a re-zoning, be sure to include complete information about future development that may result from the proposed land division or rezoning.
- Include references to any reports or studies you are aware of that might be relevant to the questions asked or the answers you provide.

Should a determination be made that the information is inaccurate or insufficient, you will be required to submit additional information upon request.

## Physical Site Characteristic Information

Your site plan will also need to show the information requested here:

- Describe the topography of the site:  
Level to gently rolling, 0-10% slopes: \_\_\_\_\_ acres  
Moderate slopes of 10-30%: 1.25 acres  
Steep slopes over 30%: \_\_\_\_\_ acres
- Are there any springs, streams, lakes or marshes on or near the site?  Yes  No  
If yes, please describe: \_\_\_\_\_
- Are there any flooding problems on the site or in the surrounding area?  Yes  No  
If yes, please describe: \_\_\_\_\_
- Has a drainage plan been prepared?  Yes  No (drainage in grading plan)  
If yes, please include with application.
- Has there been any grading or earthwork on the project site?  Yes  No  
If yes, please explain: \_\_\_\_\_
- Has a grading plan been prepared?  Yes  No  
If yes, please include with application.
- Are there any sewer ponds/waste disposal sites on/adjacent to the project?  Yes  No
- Is a railroad or highway within 300 feet of your project site?  Yes  No
- Can the proposed project be seen from surrounding public roads?  Yes  No  
If yes, please list: \_\_\_\_\_

**Water Supply Information**    **NA**

1. What type of water supply is proposed?  
 Individual well     Shared well     Community water system
2. What is the proposed use of the water?  
 Residential     Agricultural - Explain \_\_\_\_\_  
 Commercial/Office - Explain \_\_\_\_\_  
 Industrial - Explain \_\_\_\_\_
3. What is the expected daily water demand associated with the project? \_\_\_\_\_
4. How many service connections will be required? \_\_\_\_\_
5. Do operable water facilities exist on the site?  
 Yes     No    If yes, please describe: \_\_\_\_\_
6. Has there been a sustained yield test on proposed or existing wells?  
 Yes     No    If yes, please attach.
7. Does water meet the Health Agency's quality requirements?  
Bacteriological?     Yes     No  
Chemical?     Yes     No  
Physical     Yes     No  
Water analysis report submitted?     Yes     No
8. Please check if any of the following have been completed on the subject property and/or submitted to County Environmental Health.  
 Well Driller's Letter     Water Quality Analysis     OK or     Problems  
 Will Serve Letter     Pump Test \_\_\_\_\_ Hours \_\_\_\_\_ G.P.M.  
 Surrounding Well Logs     Hydrologic Study     Other \_\_\_\_\_

**Please attach any letters or documents to verify that water is available for the proposed project.**

**Sewage Disposal Information**    **NA**

**If an on-site (individual) subsurface sewage disposal system will be used:**

1. Has an engineered percolation test been accomplished?  
 Yes     No    If yes, please attach a copy.
2. What is the distance from proposed leach field to any neighboring water wells? \_\_\_\_\_ feet
3. Will subsurface drainage result in the possibility of effluent reappearing in surface water or on adjacent lands, due to steep slopes, impervious soil layers or other existing conditions?  
 Yes     No
4. Has a piezometer test been completed?  
 Yes     No
5. Will a Waste Discharge Permit from the Regional Water Quality Control Board be required?  
 Yes     No (a waste discharge permit is typically needed when you exceed 2,500 gallons per day)

**If a community sewage disposal system is to be used:**

1. Is this project to be connected to an existing sewer line?     Yes     No  
Distance to nearest sewer line: \_\_\_\_\_    Location of connection: \_\_\_\_\_
2. What is the amount of proposed flow? \_\_\_\_\_ G.P.D.
3. Does the existing collection treatment and disposal system have adequate additional capacity to accept the proposed flow?     Yes     No

**Solid Waste Information** NA

1. What type of solid waste will be generated by the project?  
 Domestic    Industrial    Agricultural    Other, please explain? \_\_\_\_\_
2. Name of Solid Waste Disposal Company: \_\_\_\_\_
3. Where is the waste disposal storage in relation to buildings? \_\_\_\_\_
4. Does your project design include an area for collecting recyclable materials and/or composting materials?    Yes    No

**Community Service Information** NA

1. Name of School District: \_\_\_\_\_
2. Location of nearest police station: \_\_\_\_\_
3. Location of nearest fire station: \_\_\_\_\_
4. Location of nearest public transit stop: \_\_\_\_\_
5. Are services (grocery/other shopping) within walking distance of the project?    Yes    No  
If yes, what is the distance? \_\_\_\_\_ feet/miles

**Historic and Archeological Information**

1. Please describe the historic use of the property:  
Grazing land, Water Storage facility
2. Are you aware of the presence of any historic, cultural or archaeological materials on the project site or in the vicinity?    Yes    No  
If yes, please describe: \_\_\_\_\_
3. Has an archaeological surface survey been done for the project site?    Yes    No  
If yes, please include two copies of the report with the application.

**Commercial/Industrial Project Information** NA

*Only complete this section if you are proposing a commercial or industrial project or zoning change.*

1. Days of Operation: \_\_\_\_\_ Hours of Operation: \_\_\_\_\_
2. How many people will this project employ? \_\_\_\_\_
3. Will employees work in shifts?    Yes    No  
If yes, please identify the shift times and number of employees for each shift \_\_\_\_\_
4. Will this project produce any emissions (i.e., gasses, smoke, dust, odors, fumes, vapors)?  
 Yes    No   If yes, please explain: \_\_\_\_\_
5. Will this project increase the noise level in the immediate vicinity?    Yes    No  
If yes, please explain: \_\_\_\_\_  
(If loud equipment is proposed, please submit manufacturers estimate on noise output.)
6. What type of industrial waste materials will result from the project? Explain in detail: \_\_\_\_\_
7. Will hazardous products be used or stored on-site?    Yes    No  
If yes, please describe in detail: \_\_\_\_\_
8. Has a traffic study been prepared?    Yes    No   If yes, please attach a copy.

9. Please estimate the number of employees, customers and other project-related traffic trips to or from the project: Between 7:00 - 9:00 a.m. \_\_\_\_\_ Between 4:00 to 6:00 p.m. \_\_\_\_\_
10. Are you proposing any special measures (carpooling, public transit, telecommuting) to reduce automobile trips by employees  Yes  No  
If yes, please specify what you are proposing: \_\_\_\_\_
11. Are you aware of any potentially problematic roadway conditions that may exist or result from the proposed project, such as poor sight distance at access points, connecting with the public road?  
 Yes  No If yes, please describe: \_\_\_\_\_

**Agricultural Information**

Only complete this section if your site is: 1) Within the Agricultural land use category, or 2) currently in agricultural production.

1. Is the site currently in Agricultural Preserve (Williamson Act)?  Yes  No
2. If yes, is the site currently under land conservation contract?  Yes  No
3. If your land is currently vacant or in agricultural production, are there any restrictions on the crop productivity of the land? That is, are there any reasons (i.e., poor soil, steep slopes) the land cannot support a profitable agricultural crop? Please explain in detail: poor soil and steeper slopes

**Special Project Information**

1. Describe any amenities included in the project, such as park areas, open spaces, common recreation facilities, etc.(these also need to be shown on your site plan): \_\_\_\_\_
2. Will the development occur in phases?  Yes  No  
If yes describe: \_\_\_\_\_
3. Do you have any plans for future additions, expansion or further activity related to or connected with this proposal?  Yes  No If yes, explain: \_\_\_\_\_
4. Are there any proposed or existing deed restrictions?  Yes  No  
If yes, please describe: \_\_\_\_\_

**Energy Conservation Information**

1. Describe any special energy conservation measures or building materials that will be incorporated into your project \*: NA

\*The county's Building Energy Efficient Structures (BEES) program can reduce your construction permit fees. Your building must exceed the California State Energy Standards (Title 24) in order to qualify for this program. If you are interested in more information, please contact the Building Services Division of the Department of Planning and Building at (805) 781-5600.

**Environmental Information**

1. List any mitigation measures that you propose to lessen the impacts associated with your project:  
Recessing the water tanks to diminish the tank height as viewed from adjacent properties and locations. Use fill to further hide tank from view to the south. Paint the berm to match existing. Paint tank to be non-reflective and inconspicuous.

2. Are you aware of any unique, rare or endangered species (vegetation or wildlife) associated with the project site?  Yes  No  
If yes, please list: \_\_\_\_\_
3. Are you aware of any previous environmental determinations for all or portions of this property?  Yes  No  
If yes, please describe and provide "ED" number(s): \_\_\_\_\_

**Other Related Permits**

1. List all permits, licenses or government approvals that will be required for your project (federal, state and local): County Building Permit

(If you are unsure if additional permits are required from other agencies, please ask a member of the Planning Department staff currently assigned in either Current Planning or the Environmental Division.)



**Cannon**

## ***PROJECT DESCRIPTION***

---

### ***Minor Use Permit***

### ***Nutmeg Water Tank Site***

***Applicant: City of Morro Bay      APN: 073-084-013***

The property owner/easement owner, through Cannon Associates, its representative, is requesting approval of a Minor Use Permit for the property located at Nutmeg Road, City of Morro Bay just outside the city limits. The City of Morro Bay is requesting to remove the existing water storage tank and replacing it with two new similar water storage tanks. The property is approximately 200 acres and is currently vacant land. The City owns an easement of approximately 57,000 square feet or just over one acre where the existing water storage tank is located. The property is zoned Agriculture (AG).

The surrounding land use designations are: AG to the North, R-1 to the West (City of Morro Bay jurisdiction), Hwy 41 to the south, Rec to the East. The proposed project is a replacement to an existing water storage tank and is compatible with the surrounding land uses. It will not create any noise, odor, traffic or obstruct the views of adjacent property owners. Sufficient water storage is, of course, necessary for the public health, welfare and general safety of the citizens of the City of Morro Bay and San Luis Obispo County.

The tanks are visible from Highway 41 and Highway 1 though not in an imposing way. The tanks sit adjacent to extensive hillside housing and associate with the housing so that the use is compatible and the view impact less than significant. Visual simulations of the proposed completed project are included with this application.

Some site grading is required to set the tanks and to assist in mitigating view impacts. There will be about 5,690 cubic yards of cut and 630 cubic yards of fill for the project. The tanks will be set slightly below existing grade and some fill will create a berm to reduce the viewable portion of the tanks to the general public. The south elevation will sink about one-third of the water tank so that only about seventeen feet of tank is viewable above the proposed grade from highway 41. The portion of exposed tank as viewed from Highway 41 would be about the height of a pitched roof on a single story home. Keep in mind Highway 41 is over one half mile to the south. The view simulations included show that the tanks will not be imposing to drivers on Highway 41. In fact, in the proper context the tanks will be well outside any range of view for anyone driving a vehicle and away from most accompanying passenger views from Highway 41.

The view from Highway One is also about one half mile but more screened or blended by the many hillside homes adjacent to the tanks. Additionally the community and neighbors are accustomed to having a water tank at the location already and this expansion will be of little additional impact from the existing. It would be like a couple of hillside homes adding a room addition and kitchen expansion. The houses get somewhat bigger but having been there for



some time and being surrounded by many other structures, most people would not find the change significant even though there are some changes made that are noticeable once known.

Each tank is 24 feet tall and approximately 80 feet in diameter. The total area of the water tanks is about 9,000 square feet. Planting and landscaping includes approximately 1,000 square feet of planting. The new fill and berm area will be planted to match existing.

In the end, the need for essential services is paramount and adequate back up water supply is critical and should be supported. The proposed use will be consistent with the County General Plan and Municipal Code. However, the City of Morro Bay is making efforts to be sure that the proposed water tanks go through the proper planning process and are approved with the appropriate findings.

**EXHIBIT "A"**

**NUTMEG WATER TANK LEASE SITE**  
Legal Description

All that portion of Lot 19 of the Subdivisions of Rancho Moro Y Cayucos, in the County of San Luis Obispo, State of California, as shown on that Map recorded September 22<sup>nd</sup>, 1875 and filed in Book A at Page 160 of Maps, in the office of the Recorder for Said County, more particularly described as follows:

**Commencing** at the Northwestern corner of said Lot 19, thence along the westerly line of said Lot 19, S 00° 40' 00" W 1,579.60' to the southeasterly corner of Lot 28 of said Rancho Moro Y Cayucos, also being the Northeasterly corner of Morro Del Mar Subdivision No. 2, as shown on that Map recorded October 11<sup>th</sup>, 1926 and filed in Book 3 at Page 81 of Maps, in the office of the Recorder for said County, also being the **True Point of Beginning**;

Thence continuing along the West Line of said Lot 19, North 00° 40' 00" East 183.00 feet;

Thence, leaving the westerly line of said Lot 19, South 89° 20' 00" East 214.00 feet;

Thence, South 00° 40' 00" West 267.00 feet;

Thence, North 89° 20' 00" West 214.00 feet to an intersection with the West Line of said Lot 19;

Thence, along the West Line of said Lot 19, North 00° 40' 00" East, 84.00 feet, to the **True Point of Beginning**;

The herein above described Water Tank Lease Site contains an area of 57,138 square feet, 1.3117 acres, more or less.

End Description

Prepared by: \_\_\_\_\_  
Lester E. Carter Jr., PLS 6148  
My License Expires: 31 March, 2012

Date: \_\_\_\_\_

**BASIS OF BEARINGS**

THE BASIS FOR THIS SURVEY IS THE WESTERLY LINE OF LOT 19 AS SHOWN ON THAT MAP FILED IN BOOK 3 AT PAGE 81 OF MAPS, SAN LUIS OBISPO COUNTY, SAID LINE BEARING S00°40'00"W.

POINT OF COMMENCEMENT  
NORTHWEST CORNER LOT 19

RANCHO MORO Y CAYUCOS  
A MB 160

PORTION LOT 19

PORTION LOT 28

BASIS OF BEARINGS  
S00°40'00"W 1579.60'

S89°20'00"E 214.00'

LEASE SITE AREA=  
57,138 SQUARE FEET  
(1.31 ACRES)

POINT OF BEGINNING

N00°40'00"E  
84.00'

N89°20'00"W 214.00'

267.00'  
S00°40'00"W

MORRO DEL MAR  
SUBDIVISION NO. 2  
3 MB 81

BLOCK 26  
2  
3  
4

NUTMEG AVE  
(FORMERLY FOURTEENTH ST.)

1  
2  
3  
4  
5  
BLOCK 29

**LEGEND**

--- LEASE SITE BOUNDARY



1 INCH = 80 FEET

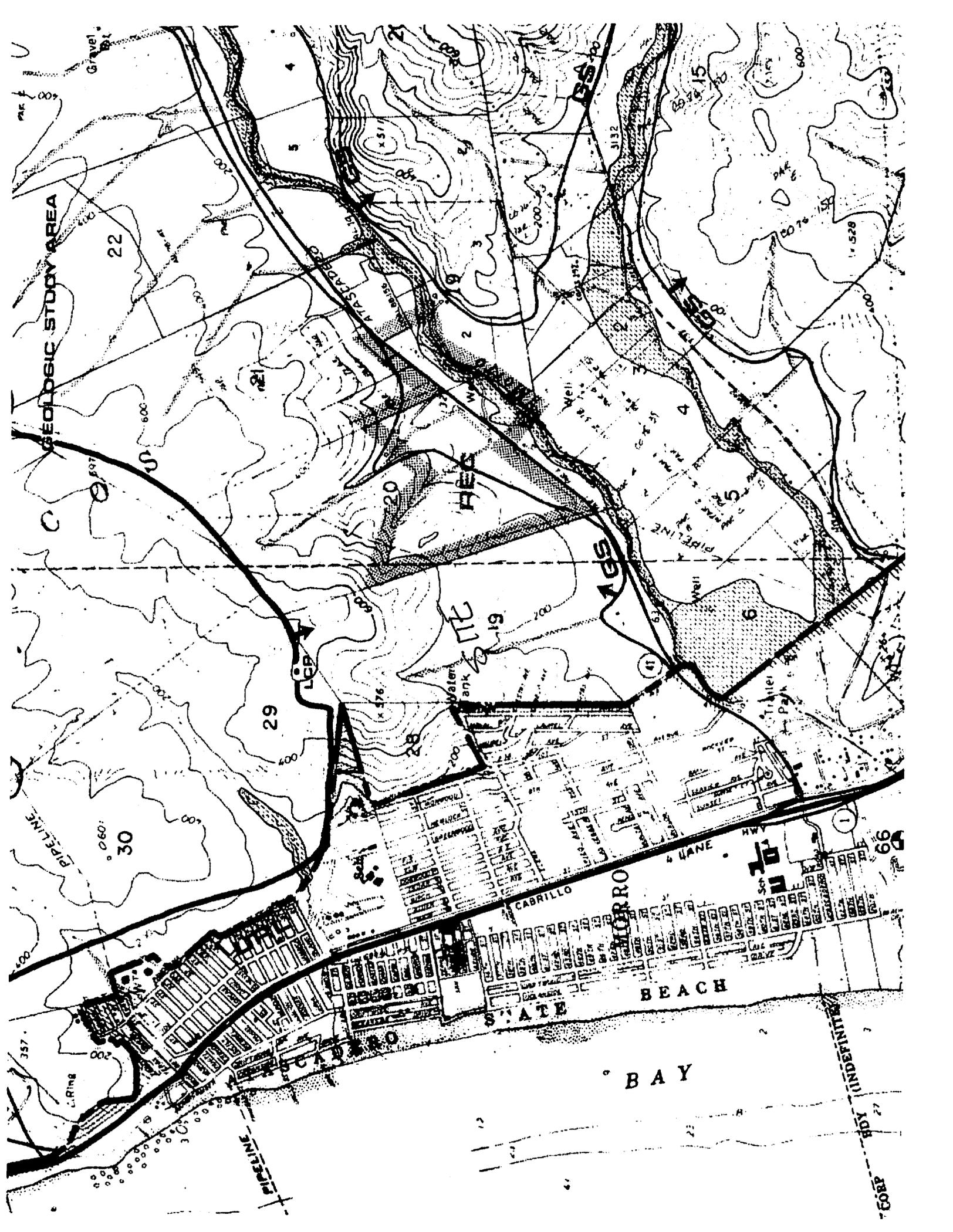
F:\pro\2007\070201\Survey\Design\Construction Drawings\SU070201EX0001.dwg 8-05-11 10:59:14 AM anthony



**EXHIBIT "B"**  
NUTMEG WATER TANK LEASE SITE  
COUNTY OF SAN LUIS OBISPO, CALIFORNIA

DRAWN BY MRH	CHECKED BY LEC	SCALE 1" = 80'	DATE 08/05/2011
-----------------	-------------------	-------------------	--------------------





GEOLOGIC STUDY AREA

HEX

AGS

119

29

22

30

CABRILLO

MORRO

BEACH

BAY

UNDEFINITE

COEF



URL: [www.merriam.com](http://www.merriam.com)

0.5 km  
1 km  
0.5 km

5100 Longitude: 120.848957

1111

# Parcel Summary Report For Parcel # 073-084-013

## San Luis Obispo County Department of Planning and Building

County Government Center San Luis Obispo, California 93408 Telephone: (805) 781-5600

### People Information

**Role** **Name and Address**

OWN RIGHETTI CLARICE E  
PO BOX 1124 MORRO BAY CA 93443-1124  
OWN RIGHETTI CLARICE

### Address Information

**Status** **Address**  
P 00887 ATASCADERO RD REST

### Lot Information:

<u>Tract / Township</u>	<u>Block / Range</u>	<u>Section</u>	<u>Community:</u>	<u>Plan/Area:</u>	<u>Lot 1:</u>	<u>Lot 2:</u>	<u>Lot 3:</u>	<u>Lot:</u>	<u>Flags:</u>	<u>Misc</u>
073084	013	0001	Estero Rural	Estero	FH	SRV	SRA	N	VP	E990196S / E010052L ,
RHOMORCY	0000	0019	Estero Rural	Estero	AG	LCP	GS	Y	VP	P86042903 / E922680

### Parcel Information

**Status** **Description**  
Active RHO MORO CAY LT 19

### Notes

### Tax Districts

SAN LUIS COASTAL UNIFIED SCHOOL  
SAN LUIS OBISPO JT(27,40) COMM. COLLEGE  
CAYUCOS-MORRO CEMETERY  
NO. 02 ROAD-CO/SUPVR  
AREA NO. 21 COUNTY SERVICE



# Parcel Summary Report For Parcel # 073-084-013

12/8/2011  
5:10:27PM

## San Luis Obispo County Department of Planning and Building

County Government Center San Luis Obispo, California 93408 Telephone: (805) 781-5600

### Case Information

**Case Number:** **Case Status:**

COD2007-00221 CLD Primary Parcel

**Description:**

OCC RV, SUBSTANDARD DWELLING

D010397P REC Primary Parcel

**Description:**

GAS LINE REPAIR/REPLACE

D030082P ACC Primary Parcel

**Description:**

530 CU. YDS GRADING

D960337D WIT Primary Parcel

**Description:**

COMM FACILITY DISPATCH/PAGING, CELLULAR

DRC2011-00041 REC Primary Parcel

**Description:**

MUP TO REMOVE EXISTING WATER TANK AND REPLACE WITH TWO (2) NEW WATER STORAGE TANKS. GRADING ON SLOPES OVER 20 %.

E010052 RES Primary Parcel

**Description:**

VEHICLE STORAGE

E020044 RES Primary Parcel

**Description:**

MULTIPLE VIOLATIONS

E990196 RES Primary Parcel

**Description:**

SUBS LIVING AREAS

PMT2002-14496 WIT Primary Parcel

**Description:**

WIT - GRADING MAJOR MEETING W/ CYMB THEY AGREED TO DO PLAN CHECK & INSPECTION ON OUR BEHALF. SEE CITY OF MORRO BAY BLDG PERMIT # ???, MIKE HODGE, ENGINEER OF RECORD. SOILS ENG ??

PRE2008-00050 REC Primary Parcel

**Description:**