



DEPARTMENT OF PLANNING AND BUILDING

THIS IS A NEW PROJECT REFERRAL

DATE: 12/9/2011

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

FROM: Kerry Brown, Coastal Team

PROJECT DESCRIPTION: DRC2011-00046 BONAIRE- Conditional use permit for the reconsideration of D960312D. 2.3 acre site located off Van Beurden Drive in Los Osos. APN: 074-314-015 through 022.

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 Building

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

### 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 BONAIRE INVESTMENTS Daytime Phone 528-1137 ext 128  
 Mailing Address 1330 VAN BURDEN DR LOS OROS, CA Zip Code 93402  
 Email Address: \_\_\_\_\_

Applicant Name \_\_\_\_\_ Daytime Phone \_\_\_\_\_  
 Mailing Address \_\_\_\_\_ Zip Code \_\_\_\_\_  
 Email Address: \_\_\_\_\_

Agent Name MICHAEL HEDGES Daytime Phone 215-8753  
 Mailing Address 321 PACIFIC ST SUITE 120 SLO, CA Zip Code 93401  
 Email Address: hedges@charter.net

### PROPERTY INFORMATION

Total Size of Site: 2.3 AC Assessor Parcel Number(s): 074-314-015 THRU 022  
 Legal Description: LOTS 1-5 OF PARCEL MAP CO 00-0089  
 Address of the project (if known): 1330 VAN BURDEN DR. LOS OROS, CA  
 Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: CORNER OF SOUTH BAY BLVD & LOVE

Describe current uses, existing structures, and other improvements and vegetation on the property.  
FOUR EXISTING BUILDINGS & PARKING. OFFICE USE.

### PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): SEE ATTACHED LETTER

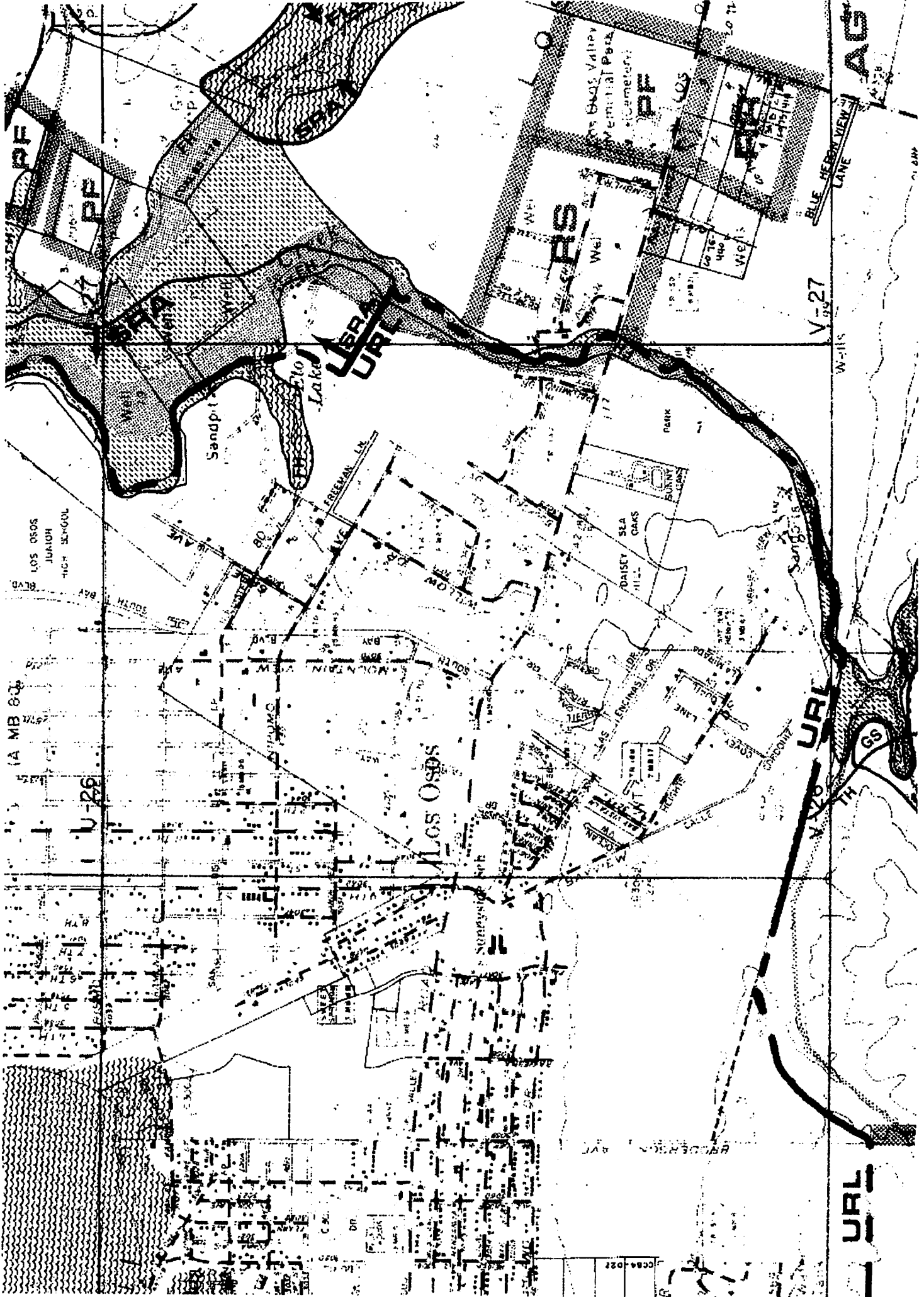
### LEGAL DECLARATION

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 [Signature] Date 11-29-11

**FOR STAFF USE ONLY**  
 Reason for Land Use Permit: \_\_\_\_\_





LOS OSOS  
JUANCH  
HIGH SCHOOL

(A MB 80)

V-26

LOS OSOS

V-27

W-115

URL

URL

AG

CCMA-022

GS

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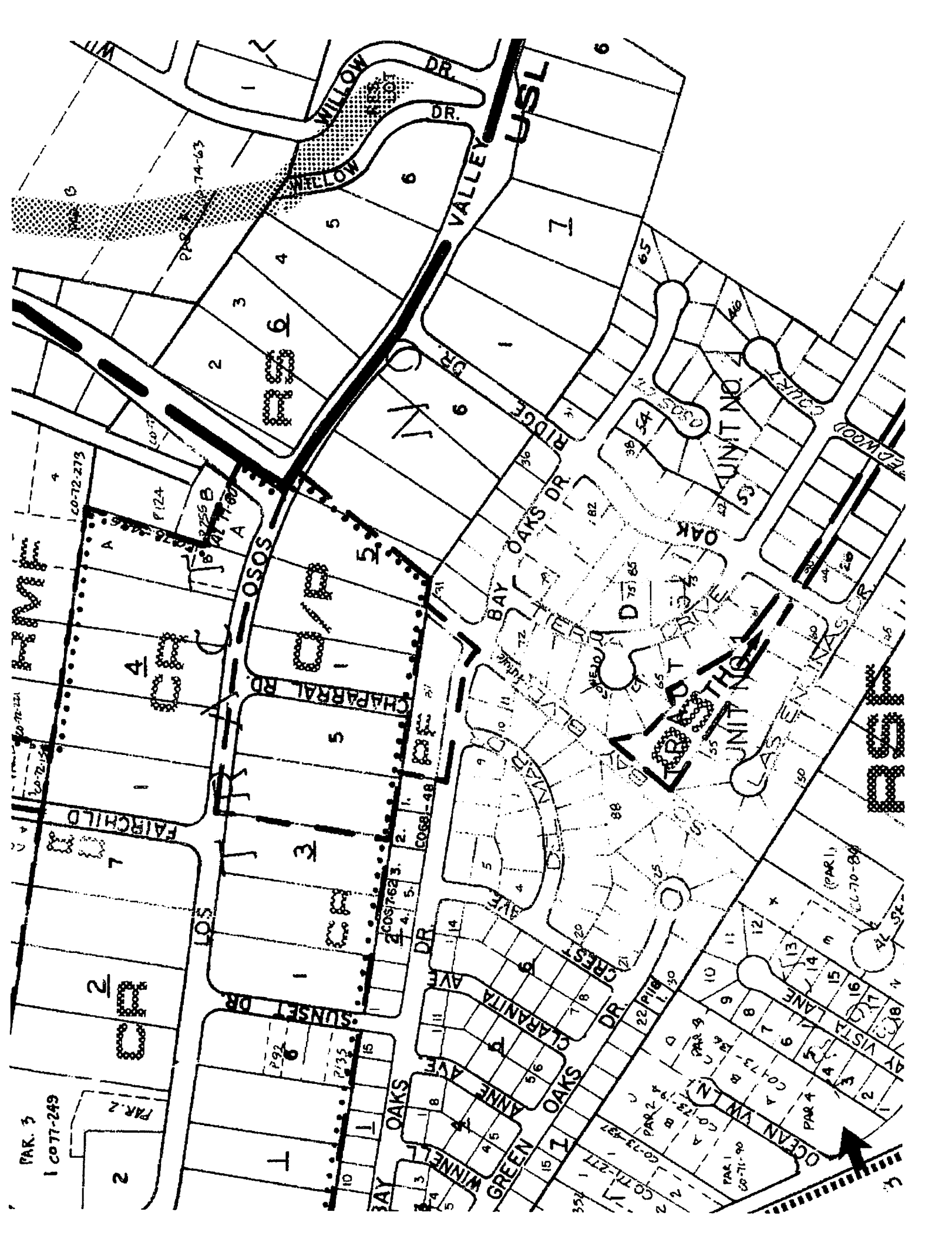
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PAR. 3  
1 CO-77-249

PAR. 2

CO-72-273

FAIRCHILD

SUNSET DR

BAY OAKS

OSOS

CHAPARRAL RD

ANN AVE

GREEN OAKS

WILLOW DR

VALLEY DR

USL

CRIST DR

VISTA LANE

OCEAN VIEW LN

LAS ENCINAS DR

WILLOW

VALLEY

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# Parcel Summary Report For Parcel # 074-314-015

## 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 BONAIRE INVESTMENTS A CA GEN PTP  
PO BOX 6451 LOS OSOS CA 93412-6451

### Address Information

Status Address  
P 01333 VAN BEURDEN DR LSOS

### Lot Information:

<u>Tract / Township</u>	<u>Block / Range</u>	<u>Section</u>	<u>Community:</u>	<u>Plan/Area:</u>	<u>Lue 1:</u>	<u>Lue 2:</u>	<u>Lue 3:</u>	<u>Lot:</u>	<u>Flags:</u>	<u>Misc</u>
CO00-	089	0001	Los Osos	Estero	OP	CBD	LCP	Y	S2	
074314	015	0001	Los Osos	Estero	AS			N		

### Parcel Information

#### Status Description

Active PM 62/52-55 PAR 1

#### Notes

#### Tax Districts

SAN LUIS COASTAL UNIFIED SCHOOL  
SAN LUIS OBISPO JT(27.40) COMM. COLLEGE  
NO. 02 ROAD-CO/SUPVR  
LOS OSOS-ZONE B COMM. SERVICE  
AREA NO. 21 COUNTY SERVICE  
LOS OSOS-ZONE J COMM. SERVICE  
LOS OSOS-ZONE K COMM. SERVICE  
LOS OSOS COMM. SERVICE



# Parcel Summary Report For Parcel # 074-314-015

## 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:** C8591

**Case Status:** FNL Primary Parcel

**Description:**

GRADING & ONSITE IMPRMENTS FOR 4 OFFICE BLDGS & RET.WALLS - EDAJEFF EMRICK/RCE40657/549-8658

C8592

**Description:**

OFFICE SHELL BLDG "E" (T.I. PRMPTS REQUIRED) AVERY/C14448/593-0150

D000474D

**Description:**

CELLULAR COMMUNICATION FACILITY

D960312D

**Description:**

TWO-PHASED COMMERCIAL BUILDING

DRC2004-00008

**Description:**

DEV PLAN / CELL SITE-SPRINT PCS

DRC2004-00148

**Description:**

DEV PLAN TO MODIFY SIGN STANDARDS TO ALLOW AN ILLUMINATED COMMUNITY READER BOARD SIGN

DRC2011-00046

**Description:**

RECONSIDERATION OF D960312D

DTM2011-00005

**Description:**

DIRECTORS DETERMINATION PARKING REQUIREMENTS.

G960007X

**Description:**

OFFICE & PROF TO COMMERCIAL RETAIL

PMT2002-12243

**Description:**

WIT-COMMERICAL BUILDING

PMT2002-12658

**Description:**

CANCELED - GRADING AND SITE IMPROVEMENTS



# Parcel Summary Report For Parcel # 074-314-015

## San Luis Obispo County Department of Planning and Building

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

PMT2005-03201

FNL

Primary Parcel

**Description:**

TENANT IMPROVEMENT- BLDG E- (2889 SF) - 9 OCCUPANTS REVISED 1/14/09 TO REMOVE PARTIONS AND CREATE VANILLA OFFICE SHELL - OK TO OCCUPY

S010281Q RDD

Primary Parcel

**Description:**

PROP MAP ON A 2 TO 6 CONDO CONVERSION

S010291N

APV

Primary Parcel

**Description:**

SUNNY OAKS LANE - PROP ROAD NAME CHANGED TO VAN BUERDEN DRIVE

SUB2009-00012

APV

Primary Parcel

**Description:**

CONDOMINIUM CONVERSION OF 5 LOTS TO 5 LOTS.

PMT2005-02045

EXP

Related Parcel

**Description:**

PEDESTAL LIGHTED SIGN

S860069G

CMP

Related Parcel

**Description:**

EXEMPTION-ACQUISITION -ROAD WIDENING