



DEPARTMENT OF PLANNING AND BUILDING

THIS IS A NEW PROJECT REFERRAL

DATE: 10/10/2013

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

FROM: Cody Scheel - Coastal Team / Development Review

PROJECT DESCRIPTION: DRC2013-00021 KRAUSE. Proposed minor use permit for a two-car garage (approx. 520 sf) with storage on second story. Site location is 2706 Newton Dr, Cambria. APN: 023-235-046.

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

# 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: Asphalt driveway

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: Residential South: Road + Hwy  
East: Residential West: Residential

### For all projects, answer the following:

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

Buildings: 3825 sq. feet 26 % Landscaping: 9031 sq. feet 65 %  
Paving: 1207 sq. feet 9 % Other (specify) \_\_\_\_\_

Total area of all paving and structures: 5032  sq. feet  acres  
Total area of grading or removal of ground cover: 708  sq. feet  acres

Number of parking spaces proposed: 3 Height of tallest structure: 22 ft

Number of trees to be removed: 2 Type: 1 Pine 1 Podocarpus

Setbacks: Front 15 Right 3 Left 3 Back 10

Proposed water source:  On-site well  Shared well  Other \_\_\_\_\_

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 \_\_\_\_\_

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: Cambria Fire Dept.

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

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

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

### For residential projects, answer the following:

Number of residential units: 2 Number of bedrooms per unit: 3 and 2

Total floor area of all structures including upper stories, but not garages and carports: 3198

Total of area of the lot(s) minus building footprint and parking spaces: 10,589

Wilton 1080 Garage 400  
Newton 1768 Workshop 350

Footprint  
Newton 1825 Wilton 1480 New Garage 520 Parking 300

# 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: 0.32 acres  
Moderate slopes of 10-30%: — 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  
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: Newton Drive, Cambria



**Solid Waste Information**

N/A

- 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**

- 1. Name of School District: Coast Unified
- 2. Location of nearest police station: 2099 10th Street, Los Osos
- 3. Location of nearest fire station: 2850 Burton Drive, Cambria
- 4. Location of nearest public transit stop: Burton Drive + Yorkshire Drive
- 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:  
Residential
- 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**

**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: \_\_\_\_\_

**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 \*: \_\_\_\_\_

\*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:

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

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): 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.)

wilton dr.  
front

78'-0"

**RECORD OF SURVEY**

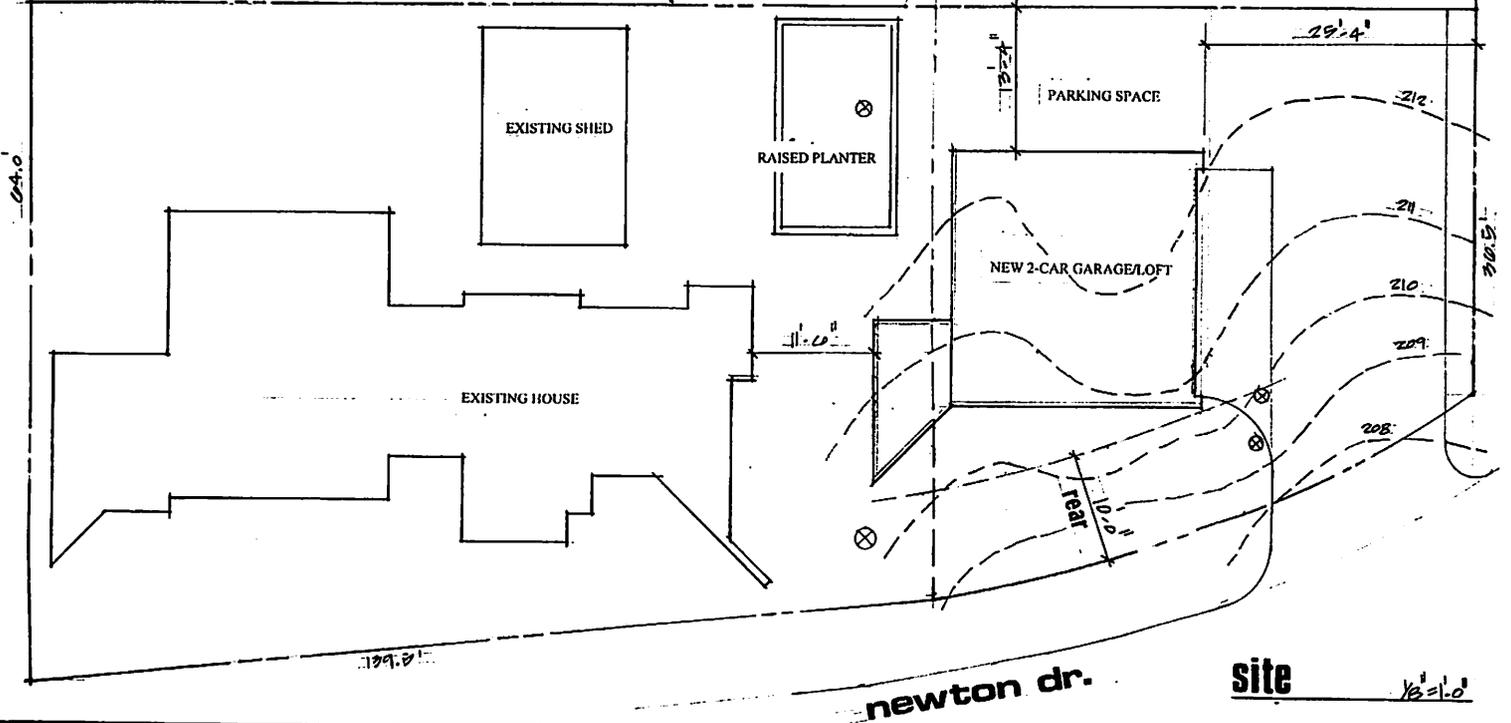
LOTS 32, 33, 34 AND PORTIONS OF  
LOTS 44 AND 45 OF BLOCK 12  
CAMBRIA PINES MANOR, UNIT No. 1  
SAN LUIS OBISPO COUNTY, STATE OF CALIFORNIA



OWNER: DAVID & JULEE KRAUSE  
2706 NEWTON DRIVE  
CAMBRIA, CALIFORNIA 93428

60.0

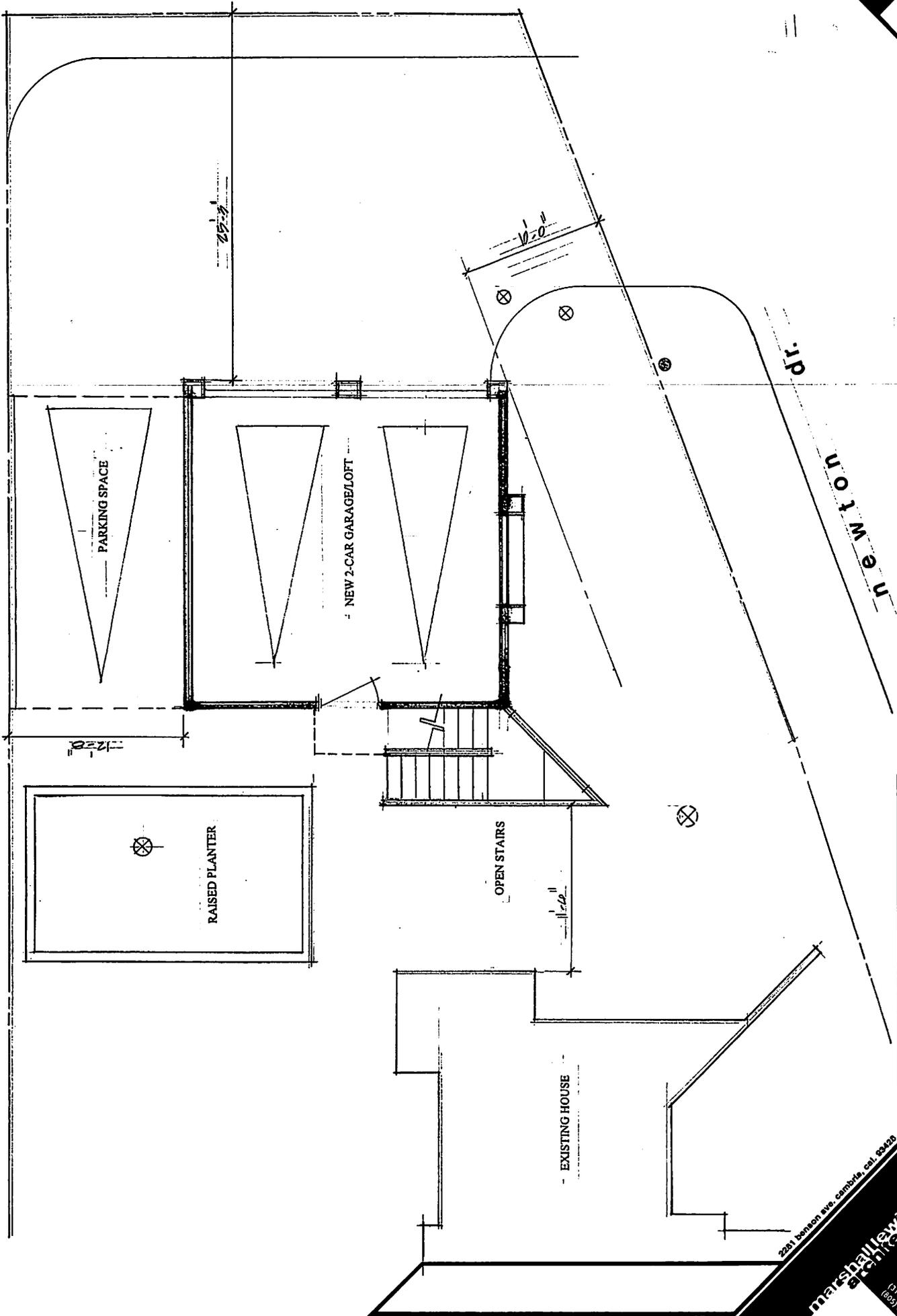
78'-0"



newton dr.

site

78'-0"



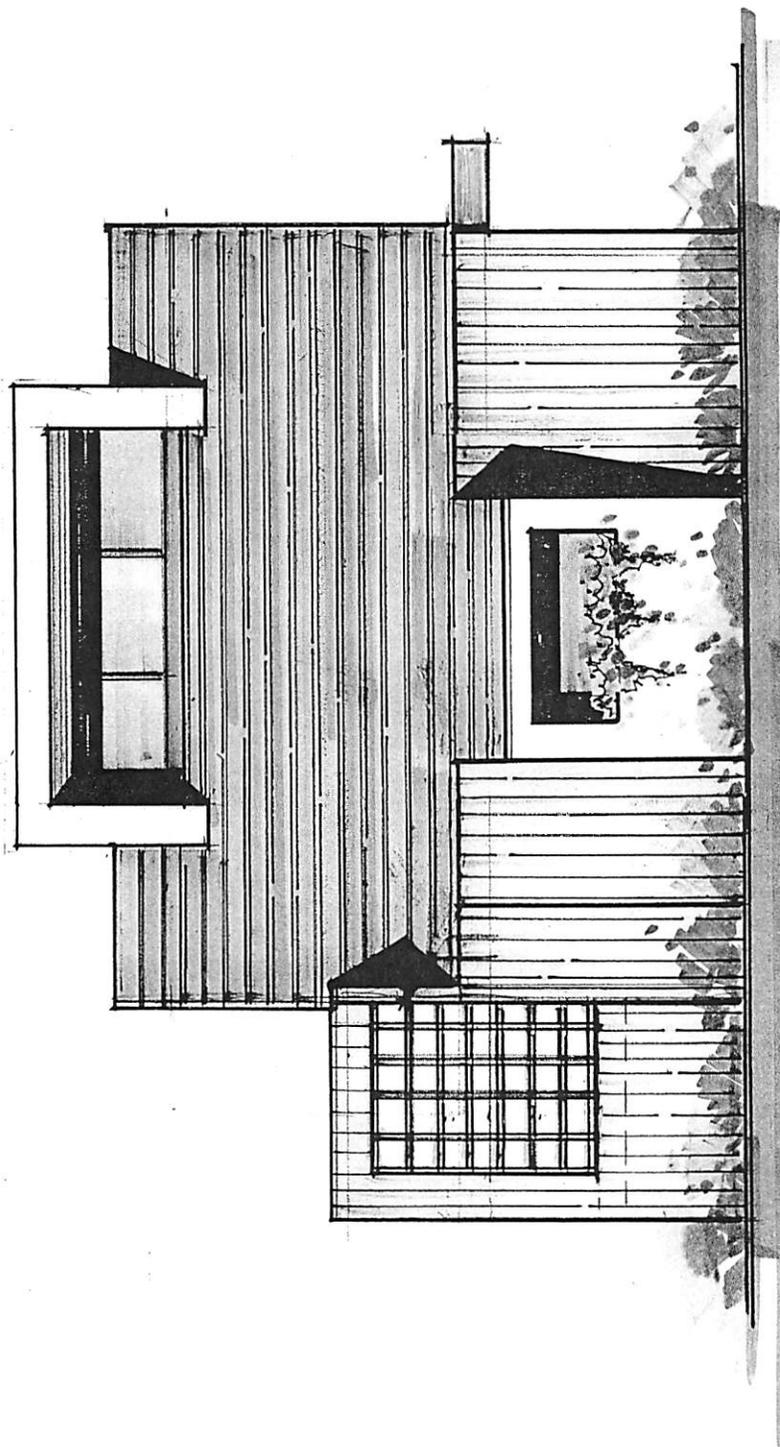
OWNER: DAVID & JULIE KRAUSE  
 2706 NEWTON DRIVE  
 CAMBRIA, CALIFORNIA 93428

2231 Newton Ave, Cambria, CA 93428

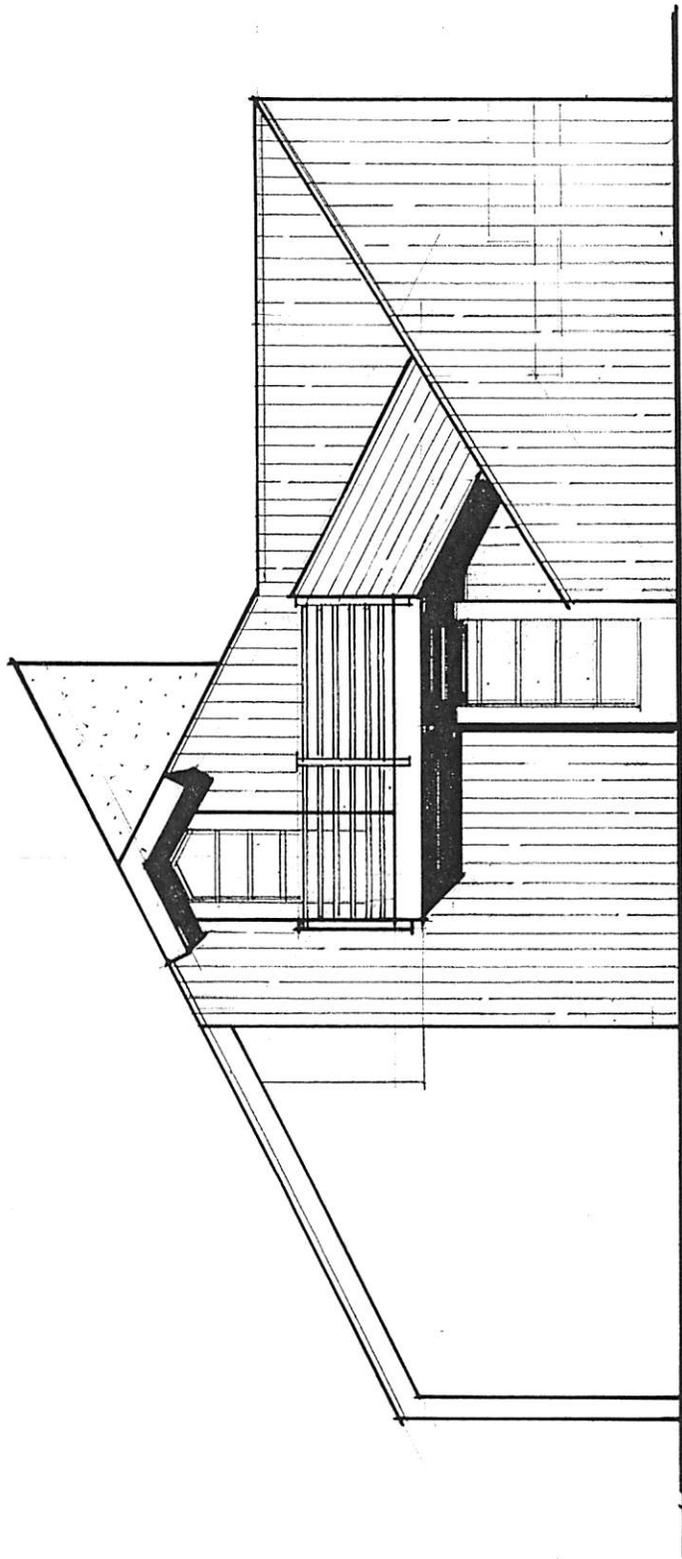
**marshall lewis**  
 architecture

(810) 841-1458  
 (805) 227-2039

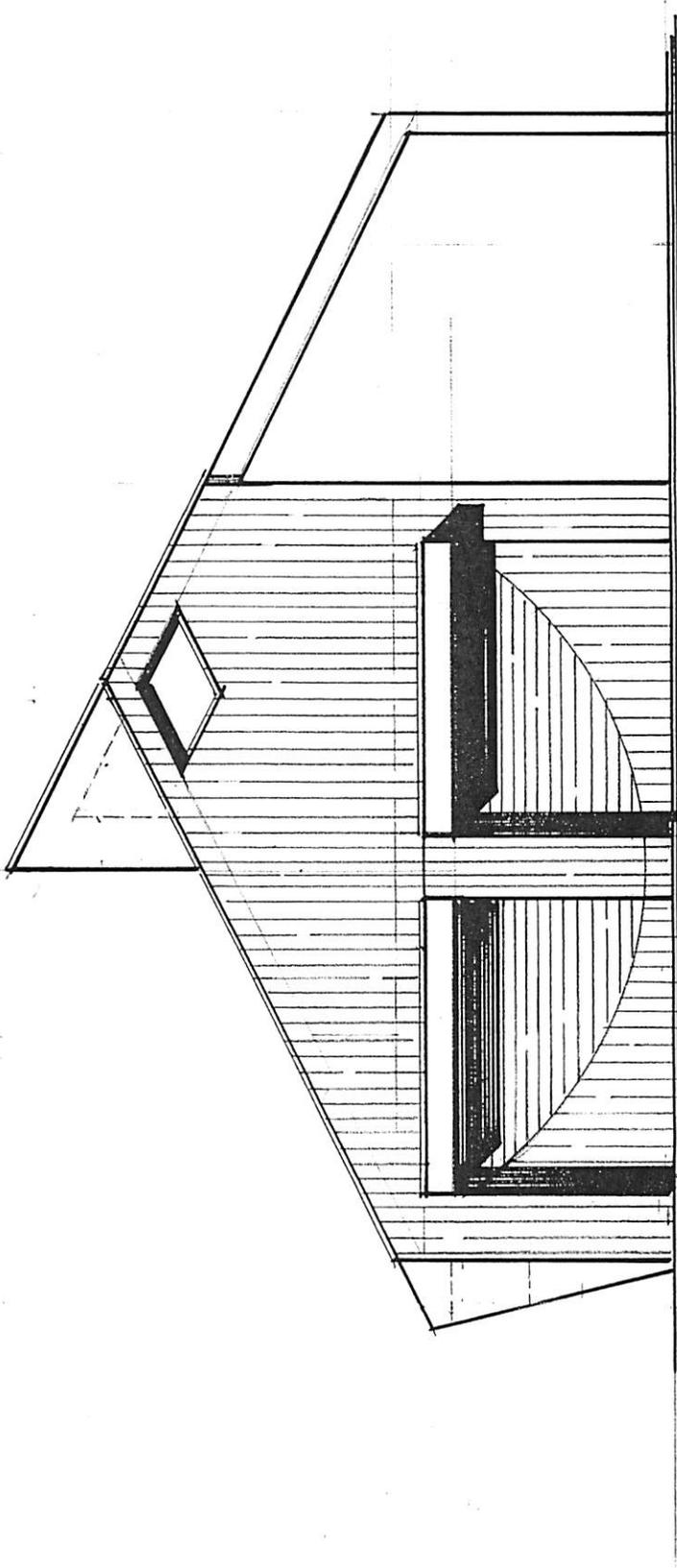
**krause**



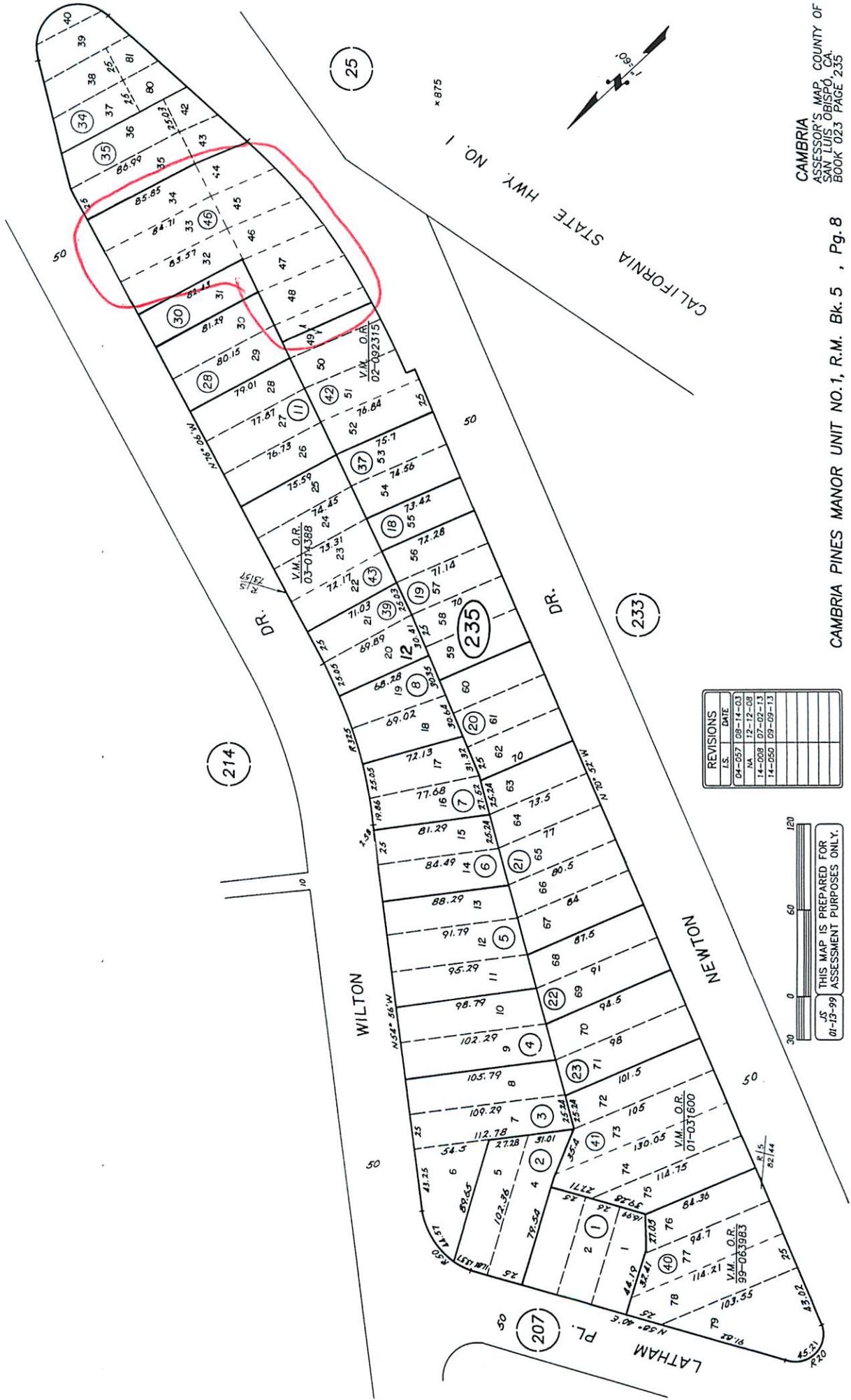
front



left



right



REVISIONS	
LS.	DATE
04-057	08-14-03
NA	12-12-08
14-008	07-02-13
14-050	09-09-13

0 60 120

THIS MAP IS PREPARED FOR ASSESSMENT PURPOSES ONLY.



San Luis Obispo Department of Planning and Building, 1000 Mission Street, San Luis Obispo, CA 93401



# Parcel Summary Report For Parcel # 023-235-046

10/8/2013  
2:35:09PM

## 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    KRAUSE DAVID A  
          2706 NEWTON DR CAMBRIA CA 93428-4208

OWN    KRAUSE DAVID A & JULEE A LIVING TRU

OWN    KRAUSE JULEE A

### Address Information

<u>Status</u>	<u>Address</u>
P	02706 NEWTON DR CAMB
P	02711 WILTON DR CAMB

### Lot Information:

<u>Tract / Twncshp</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>
CPMAN1	0012	0032			RSF	LCP	TH	Y	L3	
CPMAN1	0012	0033						Y	L3	
CPMAN1	0012	0034						Y	L3	
CPMAN1	0012	0044						Y	LM	
CPMAN1	0012	0045						Y	LM	
CPMAN1	0012	0046						Y	LM	
CPMAN1	0012	0047						Y	LM	
CPMAN1	0012	0048						Y	LM	
CPMAN1	0012	49P						Y	LM	



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San Luis Obispo, California 93408

Telephone: (805) 781-5600

### Parcel Information

#### Status    Description

Active    CAM PINES MU1 BL 12 LTS 3 2 33 34&44 TO 48 & PTN 49

### Notes

### Tax Districts

COAST (SB1537)

SAN LUIS OBISPO JT(27,40)

CAMBRIA PUBLIC

COAST UNIFIED SCHOOL - IMP. NO. 1

CAMBRIA (SB1537 BLO)

CAMBRIA COMMUNITY

NO. 02

CAMBRIA

AREA NO. 21

### Case Information

#### Case Number:

#### Case Status:

90991                      FNL                      Primary Parcel

#### Description:

CONSTR SFD ADD ALT ADD STUDIO

A9067                      FNL                      Primary Parcel

#### Description:

REPLACE FORCED AIR UNIT

D920087P                      APP                      Primary Parcel

#### Description:

ADDITION TO SINGLE FAMILY DWELLING

DRC2013-00021                      REC                      Primary Parcel

#### Description:

MUP FOR TWO CAR GARAGE APPROXIMATELY 520 SQ FT WITH STORAGE ON 2ND STORY.



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County Government Center

San Luis Obispo, California 93408

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P930199T            APP            Primary Parcel

**Description:**

REMOVAL OF REDWOOD FROM LOTS IN CAMBRIA

P930200T            APP            Primary Parcel

**Description:**

REMOVAL OF AN ACACIA TREE FROM CAMBRIA LOT

ZON2006-00289    APV            Primary Parcel

**Description:**

FARRAR'S CLEANING SERVICE-HOME OCC