



DEPARTMENT OF PLANNING AND BUILDING

THIS IS A NEW PROJECT REFERRAL

DATE: 2/27/2015

TO: _____

FROM: Megan Martin (805-781-4163 or mamartin@co.slo.ca.us)
Coastal Team / Development Review

PROJECT DESCRIPTION: DRC2013-00092 WHITE (revised) – Proposed minor use permit to install a 15,000 gallon UST for non-potable landscaping water (rainwater collection). Site location is 1465 Bayview Heights Dr, Los Osos. APN: 074-326-007

Return this letter with your comments attached no later than: 7 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

MINOR USE PERMIT

15K GALLON UST FOR NON-POTABLE
LANDSCAPING WATER (RAINWATER
EST/ LSOS

MAM

AS CAZ FH LCP RS SRA

GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Building

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 Cowith White Daytime Phone 808-265-6868
 Mailing Address 1465 Bayview Heights Dr Los Osos Zip Code 93402
 Email Address: Crowsfeather@gmail.com

Applicant Name Same as above Daytime Phone _____
 Mailing Address _____ Zip Code _____
 Email Address: _____

Agent Name _____ Daytime Phone _____
 Mailing Address _____ Zip Code _____
 Email Address: _____

PROPERTY INFORMATION

Total Size of Site: 2 acres Assessor Parcel Number(s): 074-326-007

Legal Description: APN 074-326-007

Address of the project (if known): 1465 Bayview Heights Dr Los Osos CA 93402

Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: 1465 Bayview Heights Dr. In big open lot in front area of property

Describe current uses, existing structures, and other improvements and vegetation on the property: Single family residence. Tool shed. Utility barn (no animals)

PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): ~~Drill well~~ Install 15k gallon UST for non-potable landscaping water (rainwater collection)

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 3/10/14

FOR STAFF USE ONLY

Reason for Land Use Permit: _____

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): N/A

Describe existing and future access to the proposed project site: Access via Bayview Heights Drive and through driveway onto field

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
East: Residential / Agricultural

South: Residential / Agricultural
West: Residential

For all projects, answer the following:

Square footage and percentage of the total site (approximately) that will be used for the following: N/A
Buildings: _____ sq. feet _____ %
Paving: _____ sq. feet _____ %
Landscaping: _____ sq. feet _____ %
Other (specify) _____
Total area of all paving and structures: N/A sq. feet acres
Total area of grading or removal of ground cover: ~ 10 cy. sq. feet acres
Number of parking spaces proposed: 0 Height of tallest structure: N/A
Number of trees to be removed: 0 Type: _____
Setbacks: N/A Front _____ Right _____ Left _____ Back _____

Proposed water source: On-site well Shared well Other Water truck - N/A
 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
 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 station 15 - South Bay

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: 0 Number of bedrooms per unit: 1
Total floor area of all structures including upper stories, but not garages and carports: 0
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:

- a. Answer **ALL** of the questions as accurately and completely as possible.
- b. Include any additional information or explanations where you believe it would be helpful or where required. Include additional pages if needed.
- c. 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.
- d. 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

Site location

Not near the site

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

1. Describe the topography of the site: flat open field, steep at very SE end of property
Level to gently rolling, 0-10% slopes: ~~0%~~ 1.75 acres ← where site is located
Moderate slopes of 10-30%: _____ acres
Steep slopes over 30%: 0.25 acres
2. Are there any springs, streams, lakes or marshes on or near the site? Yes No
If yes, please describe: Los Osos creek ~ 0.25 mile distant off SE corner of property
3. Are there any flooding problems on the site or in the surrounding area? Yes No
If yes, please describe: At Los Osos creek ← Potentially, though not observed.
4. Has a drainage plan been prepared? Yes No
5. Has there been any grading or earthwork on the project site? Yes No
If yes, please explain: _____
6. Has a grading plan been prepared? Yes No
If yes, please include with application.
7. Are there any sewer ponds/waste disposal sites on/adjacent to the project? Yes No
8. Is a railroad or highway within 300 feet of your project site? Yes No
9. Can the proposed project be seen from surrounding public roads? Yes No
If yes, please list: Well cap could potentially be visible from Bayview Heights Drive

Water Supply Information

1. What type of water supply is proposed? N/A - rainwater collection into 15k gallon UST. non-potable
 Individual well Shared well Community water system
2. What is the proposed use of the water? Water for landscaping
 Residential Agricultural - Explain _____
 Commercial/Office - Explain _____
 Industrial - Explain _____
3. What is the expected daily water demand associated with the project? ~1500 gal
4. How many service connections will be required? 0
5. Do operable water facilities exist on the site?
 Yes No If yes, please describe: City water Golden State
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? N/A
 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. N/A
 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.

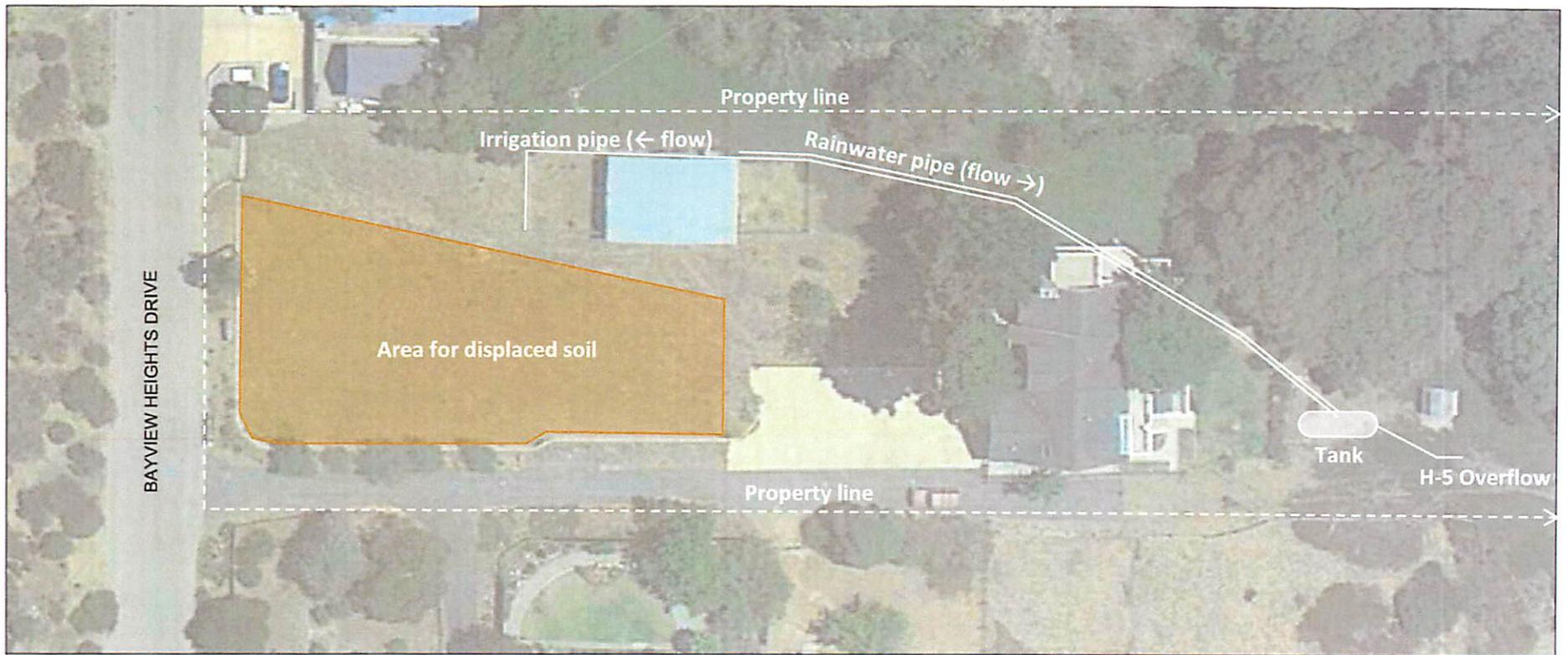
Sewage Disposal Information

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

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: N/A

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

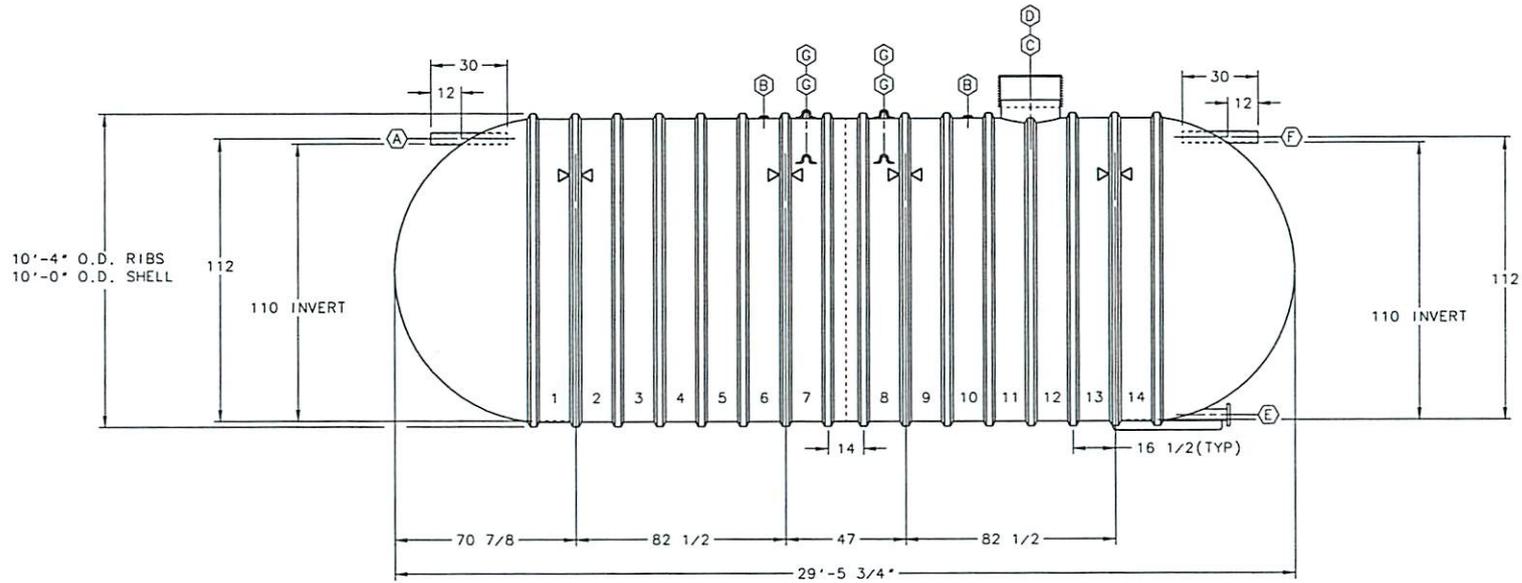


SCALE: 30 feet

Additional Tank installation information

1. The tank is shaped like a cylinder with rounded ends. It is 30' long and 10' diameter. See attached schematic for details.
2. The tank will be buried so that its top is 1' underground.
3. 200 cubic yards of soil will be displaced from digging the hole for the tank. Approximately 80 cubic yards will be backfilled into the hole after the tank is in place. The remaining soil will be spread across the front yard and use for making landscaping berms no more than 30" high
4. On the outfall the overflow will be installed per County standard detail H-5. See attached file for details.

NOTE:
1 - INVERT DIMENSION FROM TANK I.D.

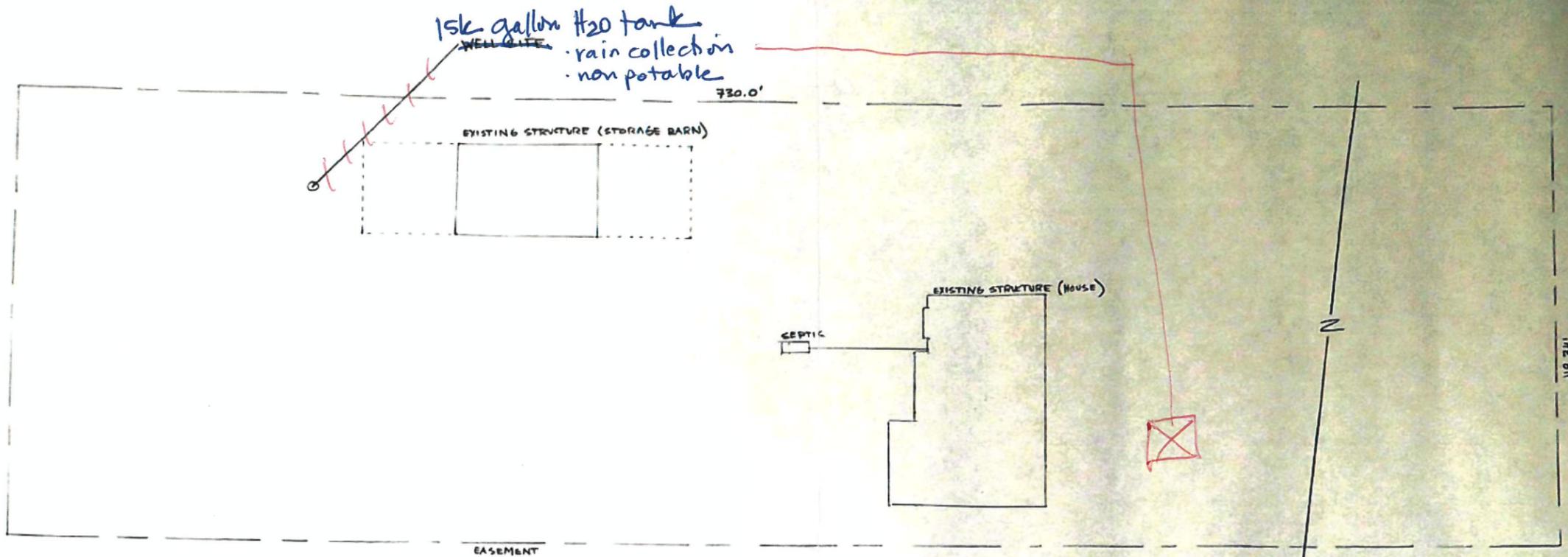


ITEM	QTY	DESCRIPTION
A	1	4" DIA SCH 40 PVC HORIZONTAL INLET PIPE
B	2	2" NPT SERVICE FITTING
C	1	RISER PIPE, 23 3/8" O.D., FOR 24" (NOMINAL) ACCESS OPENING
D	1	24" DIA x 12" HIGH PVC ACCESS RISER WITH FRP LID
E	1	4" DIA FLANGED & GUSSETED TANGENTIAL NOZZLE WITH BOTTOM SUPPORT
F	1	4" DIA SCH 40 PVC HORIZONTAL OVERFLOW PIPE
G	4	LIFTING LUG (2 EXTRA)
X	4	HOLD DOWN STRAP LOCATION

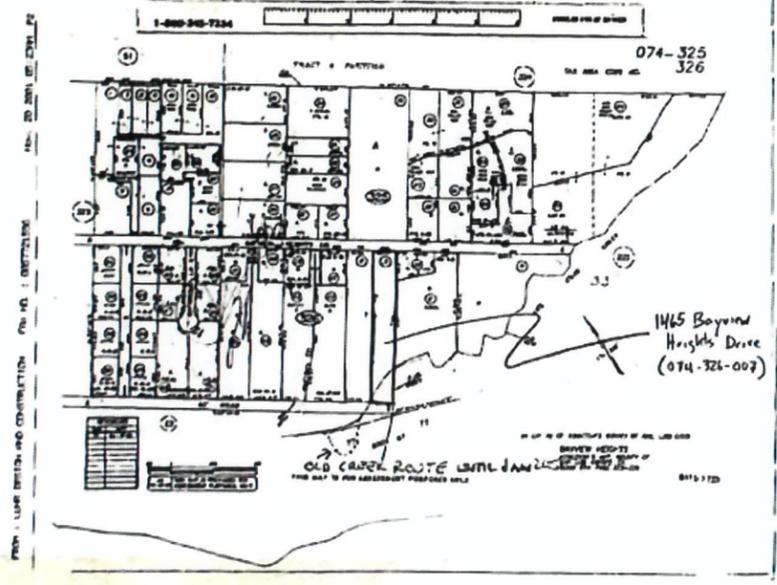
CUSTOMER DESIGNATION:
RAIN WATER HARVESTING

2	DELETE PVC PIPE ON FLAT #1 ADD 4" PVC PIPE TO EACH SIDE						
DWG	12-29-14	DATE	12-29-14	APP'D	JWL	DATE	12-29-14
1	ADD NPT FITTING TO FLAT 10.						
PRM	12-22-14	DATE	12-22-14	APP'D		DATE	
XERXES a xcl company							
PRM	12-22-14	DATE	12-22-14	APP'D		DATE	
PRJ	12-22-14	DATE	12-22-14	APP'D		DATE	
SALES NUMBER				REV			
D				647-479 02			
REV				REV			
1/2" x 1'-0"				SHEET 3 OF 1			
INDUSTRY TYPE: M204 WATER COLLECTION/CONSERVE							

BAYVIEW HEIGHTS DR



VICINITY MAP



SITE PLAN

SCALE: 1/16" = 1' 0"

OWNER

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