SAN LUIS OBISPO COUNTY

DEPARTMENT OF PLANNING AND BUILDING

Promoting the wise use of land - Helping to build great communities

THIS IS A NEW PROJECT REFERRAL

DATE: 8/13/2015

TO: _____

FROM: Brandi Cummings (805-781-1006 or bcummings@co.slo.ca.us)
Coastal Team / Development Review

PROJECT DESCRIPTION: DRC2015-00023 THARP – Proposed minor use permit to add a deck (80 sf) off the master bedroom and a deck (270 sf) on the west side to wrap around from rear deck. Total addition is 350 sf. Site location is 698 Drake St, Cambria. APN: 023-067-002

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

976 OSOS STREET, ROOM 300 • SAN LUIS OBISPO • CALIFORNIA 93408 • (805) 781-5600 • TTY/TDD RELAY - 711

planning@co.slo.ca.us • FAX: (805) 781-5624 • http://www.slocounty.ca.gov/planning.htm

GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Buil

DRC2015-00023 THARP ANNA M 3

MINOR USE PERMIT

ADD 80 SF DECK TO ACCESS OFF MASTER BEDROOM AND 270 SF DECK ON WEST

NOCST/ CAMB BNC

AS GS LCP RSF TH

APPLICATION TYPE - CHECK ALL THAT APPLY

- ☐ Emergency Permit
- ☐ Site Plan
- ☐ Conditional Use Permit/Development Plan
- ☐ Curb, Gutter & Sidewalk Waiver
- ☐ Tree Permit
- ☐ Minor Use Permit
- ☐

APPLICANT INFORMATION Check box for contact person assigned to this project

☐ Landowner Name MICHELLE THARP Daytime Phone 916.502-4845

Mailing Address 2011 VIZCAYA WALK, SAC. CA Zip Code 95818

Email Address:

☐ Applicant Name RICH. RIEDEL Daytime Phone 805 776-2234

Mailing Address 1729 15TH ST., LOS OSOS, CA Zip Code 93402

Email Address:

☐ Agent Name Daytime Phone

Mailing Address Zip Code

Email Address:

PROPERTY INFORMATION

Total Size of Site: 8500 S.F. Assessor Parcel Number(s): 023-067-002

Legal Description:

Address of the project (if known): 698 DRAKE ST.

Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: ACCESS ROAD DRAKE ST. OFF ARDATH

Describe current uses, existing structures, and other improvements and vegetation on the property:

RESIDENTIAL USE, INSIDE REMODEL + ADD DECK TO MASTER BEDROOM WALL

PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): ADD 80 S.F. DECK TO ACCESS OFF MASTER BEDROOM AND 270 S.F. DECK ON WEST SIDE TO WRAP AROUND FROM REAR DECK. TOTAL ADDITION 350 S.F.

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 Date

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: N/A

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: RESIDENCE South: RESIDENCE
East: RESIDENCE West: RESIDENCE

For all projects, answer the following:
Square footage and percentage of the total site (approximately) that will be used for the following:
Buildings: 2900 sq. feet 28 % Landscaping: 500 sq. feet 6 %
Paving: 500 sq. feet 6 % Other (specify) _____
Total area of all paving and structures: 2900 ☒ sq. feet ☐ acres
Total area of grading or removal of ground cover: N/A ☐ sq. feet ☐ acres
Number of parking spaces proposed: N/A Height of tallest structure: _____
Number of trees to be removed: NONE Type: _____
Setbacks: Front N/A Right N/A Left N/A Back N/A

N/A **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)

N/A **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: CAL FIRE

N/A **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: 1 Number of bedrooms per unit: 3
Total floor area of all structures including upper stories, but not garages and carports: 1900
Total of area of the lot(s) minus building footprint and parking spaces: ~~6500~~ 6100

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

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

1. Describe the topography of the site:
   Level to gently rolling, 0-10% slopes: 9500 SF ~~acres~~
   Moderate slopes of 10-30%: _____acres
   Steep slopes over 30%: _____acres
2. Are there any springs, streams, lakes or marshes on or near the site? ☐ Yes ☒ No
   If yes, please describe: _____
3. Are there any flooding problems on the site or in the surrounding area? ☐ Yes ☒ No
   If yes, please describe: _____
4. Has a drainage plan been prepared? ☐ Yes ☒ No
   If yes, please include with application.
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: _____

N/A **Water Supply Information**

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.

N/A **Sewage Disposal Information**

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:

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

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

N/A

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

N/A

1. Please describe the historic use of the property:
   _____
   _____
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

N/A

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: _____

N/A

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: _____

N/A

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: _____

N/A

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.

N/A

Environmental Information

1. List any mitigation measures that you propose to lessen the impacts associated with your project:
   _____
   _____
   _____

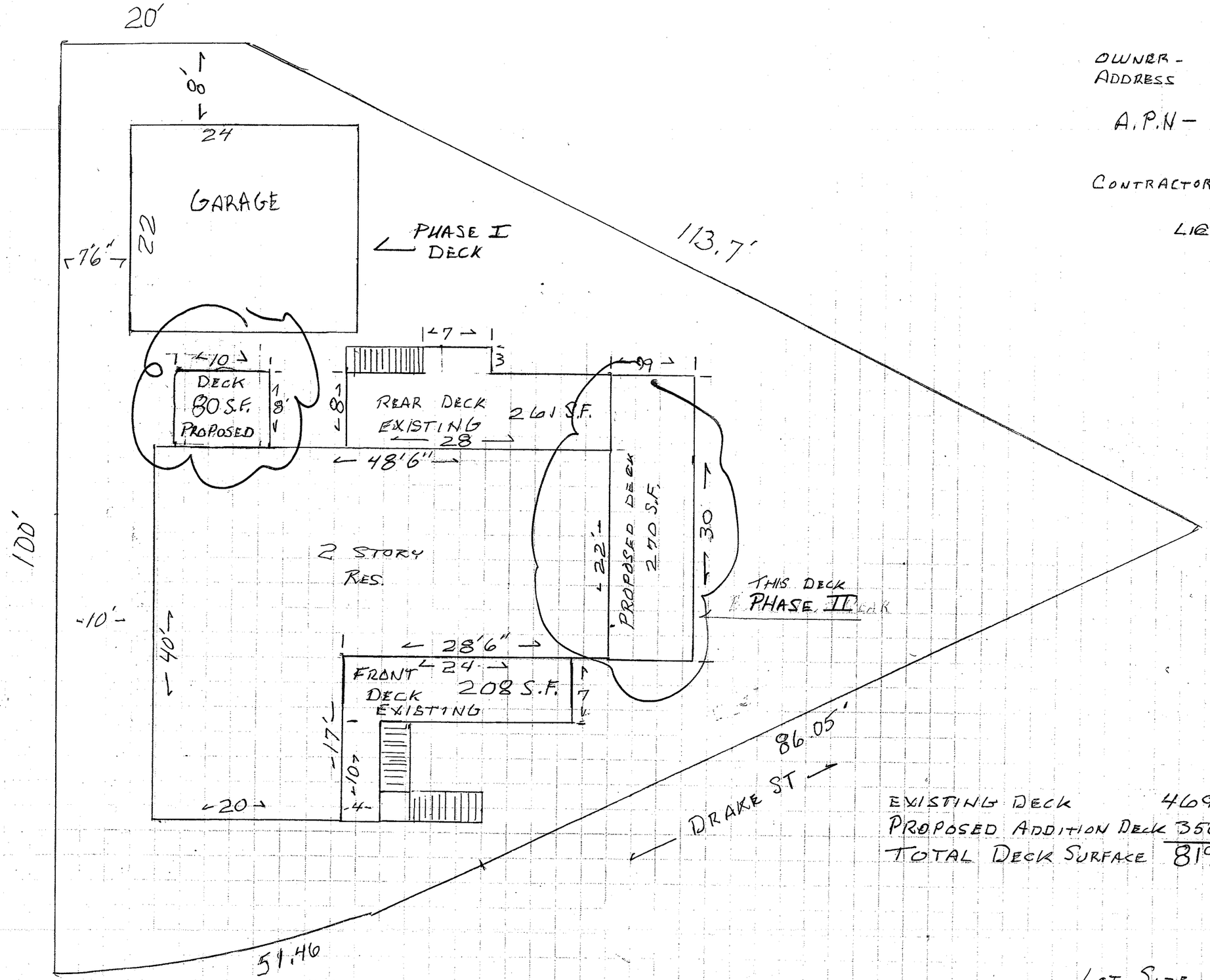
2. Are you aware of any unique, rare or endangered species (vegetation or wildlife) associated with the project site? ❑ Yes ❑ No
   If yes, please list: _____
3. Are you aware of any previous environmental determinations for all or portions of this property?
   ❑ Yes ❑ No
   If yes, please describe and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

N/A

Other Related Permits

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

   (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.)



OWNER - MICHELLE THARP
ADDRESS 698 DRAKE
CAMBRIA
A.P.N - 023-067-002

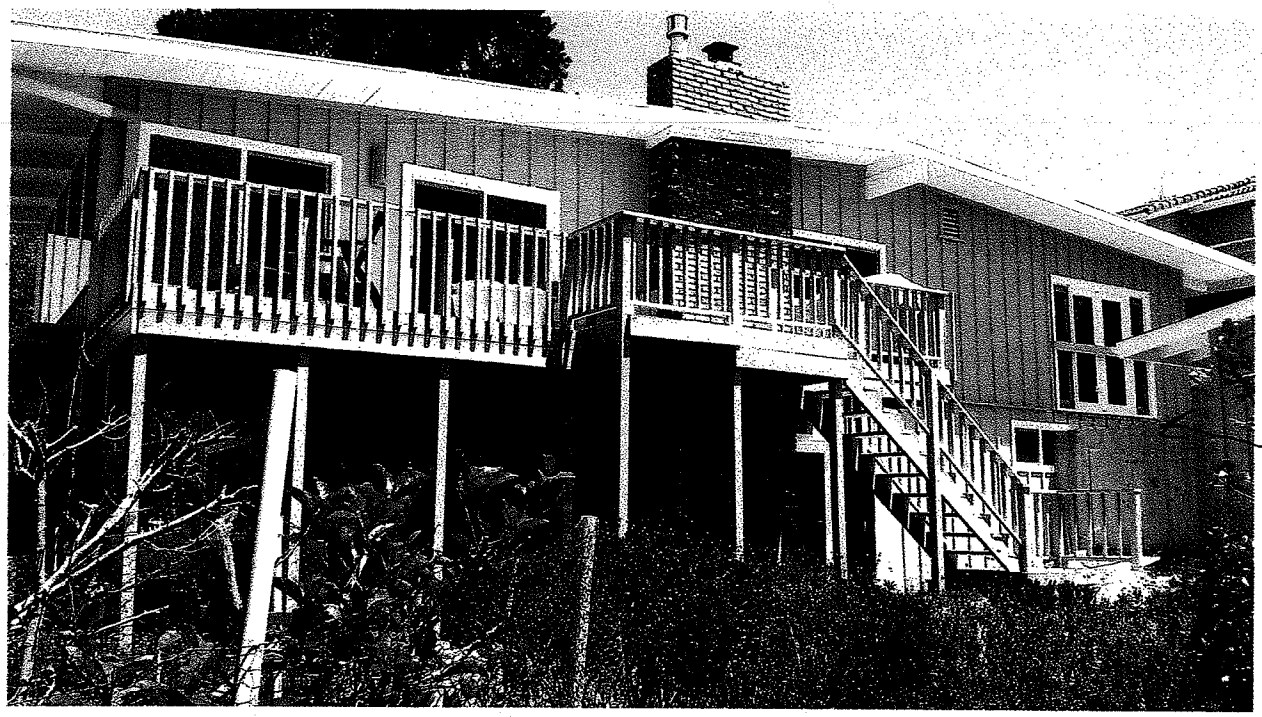
CONTRACTOR - RICH RIEDEL
805-776-2234
LIC# 613216

EXISTING DECK 469 SF
PROPOSED ADDITION DECK 350 SF
TOTAL DECK SURFACE 819

3/32 SCALE
LOT SIZE 8500 S.F.

PLOT PLAN

WEST SIDE
PHASE II DECK



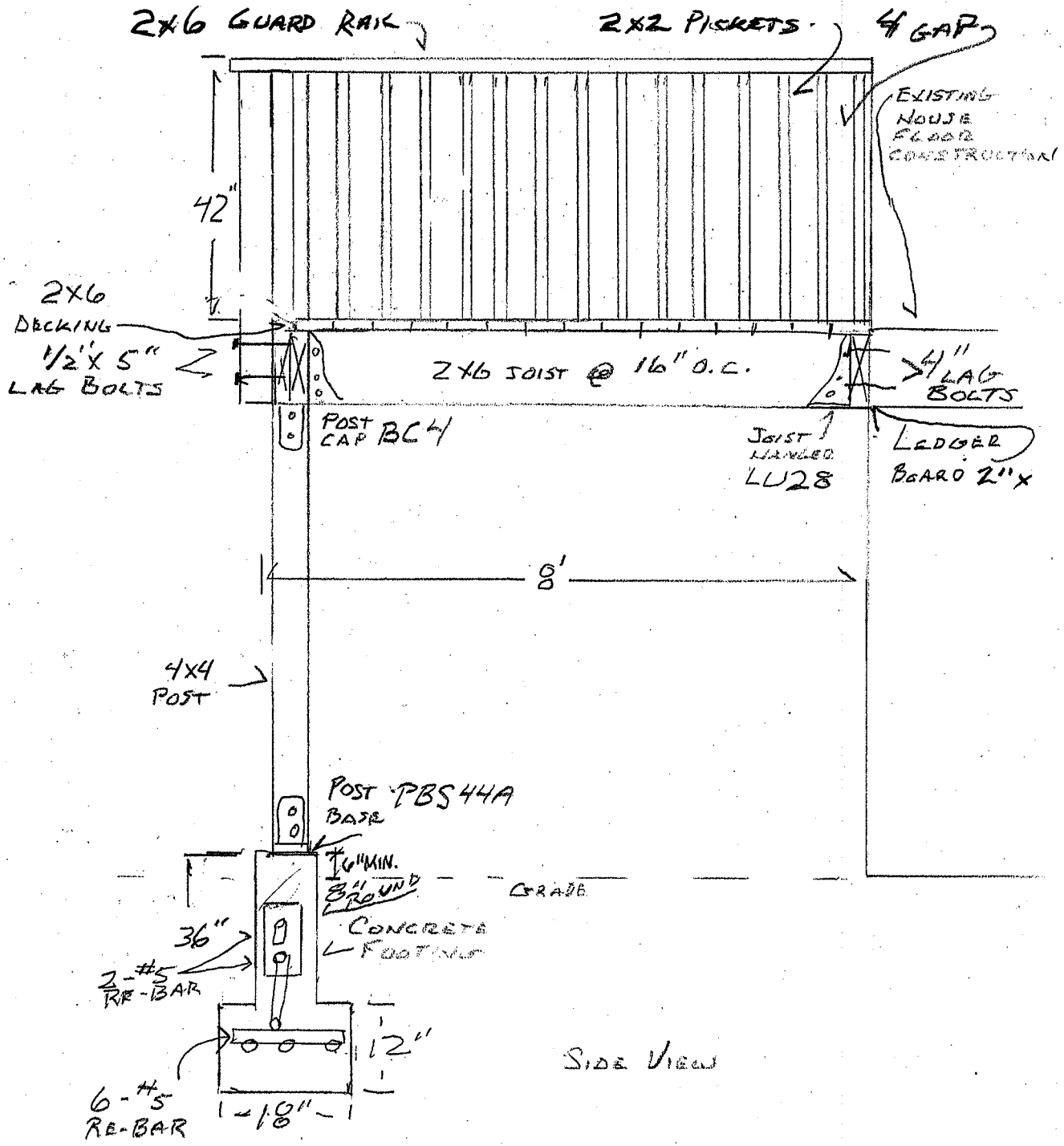
SOUTH SIDE
PHASE I DECK AREA

FRONT
NORTH SIDE

RICH RIEDEL

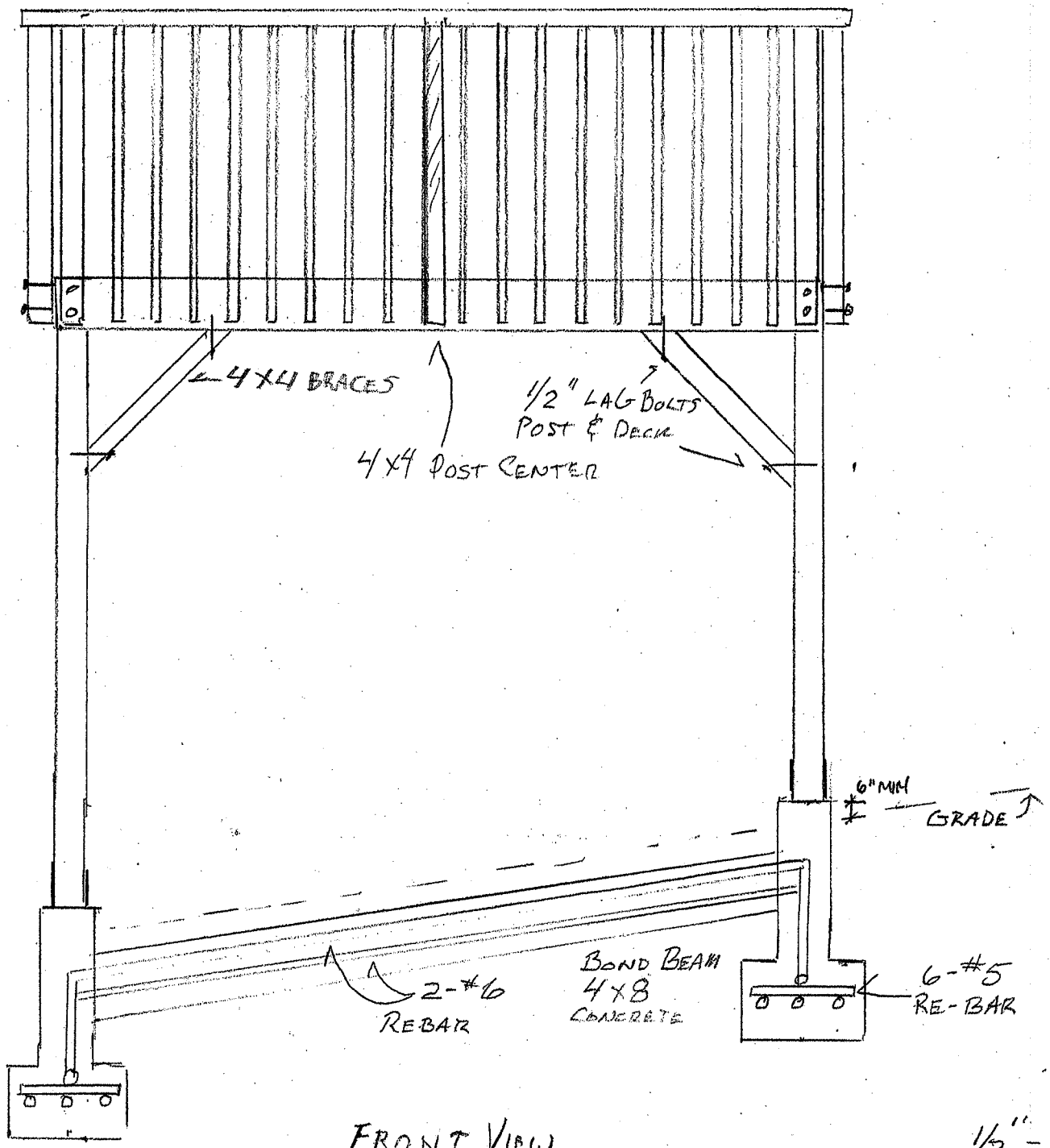
JOB AT 698 DRAKE ST

DISCRIPTION – DECK ADDITION
8'X10'



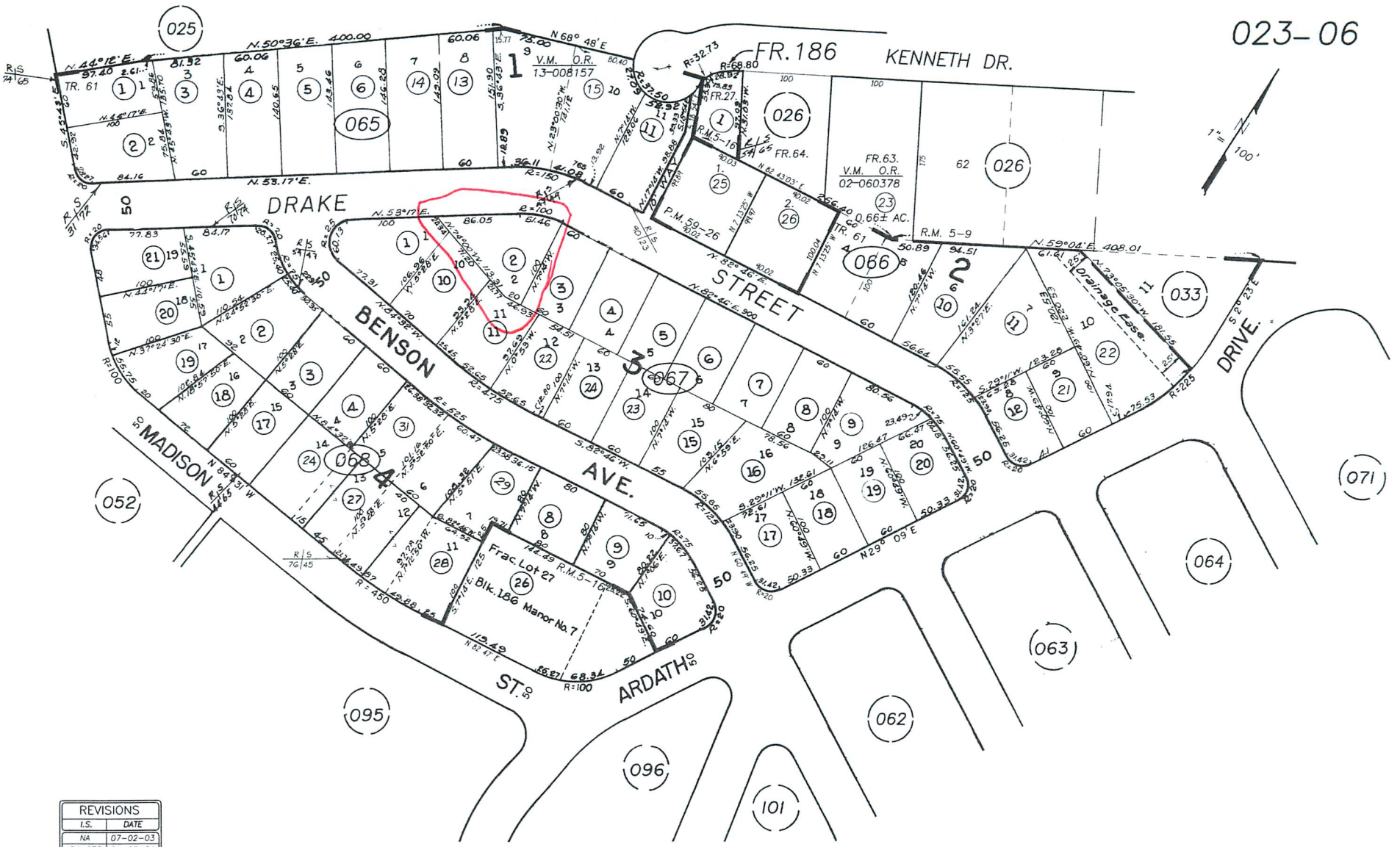
1/2" = 1' SCALE

RICH KIEDEL
JOB AT 6098 DRAKE ST
DECK ADDITION
8X10



FRONT VIEW

1/2" = 1' SCALE



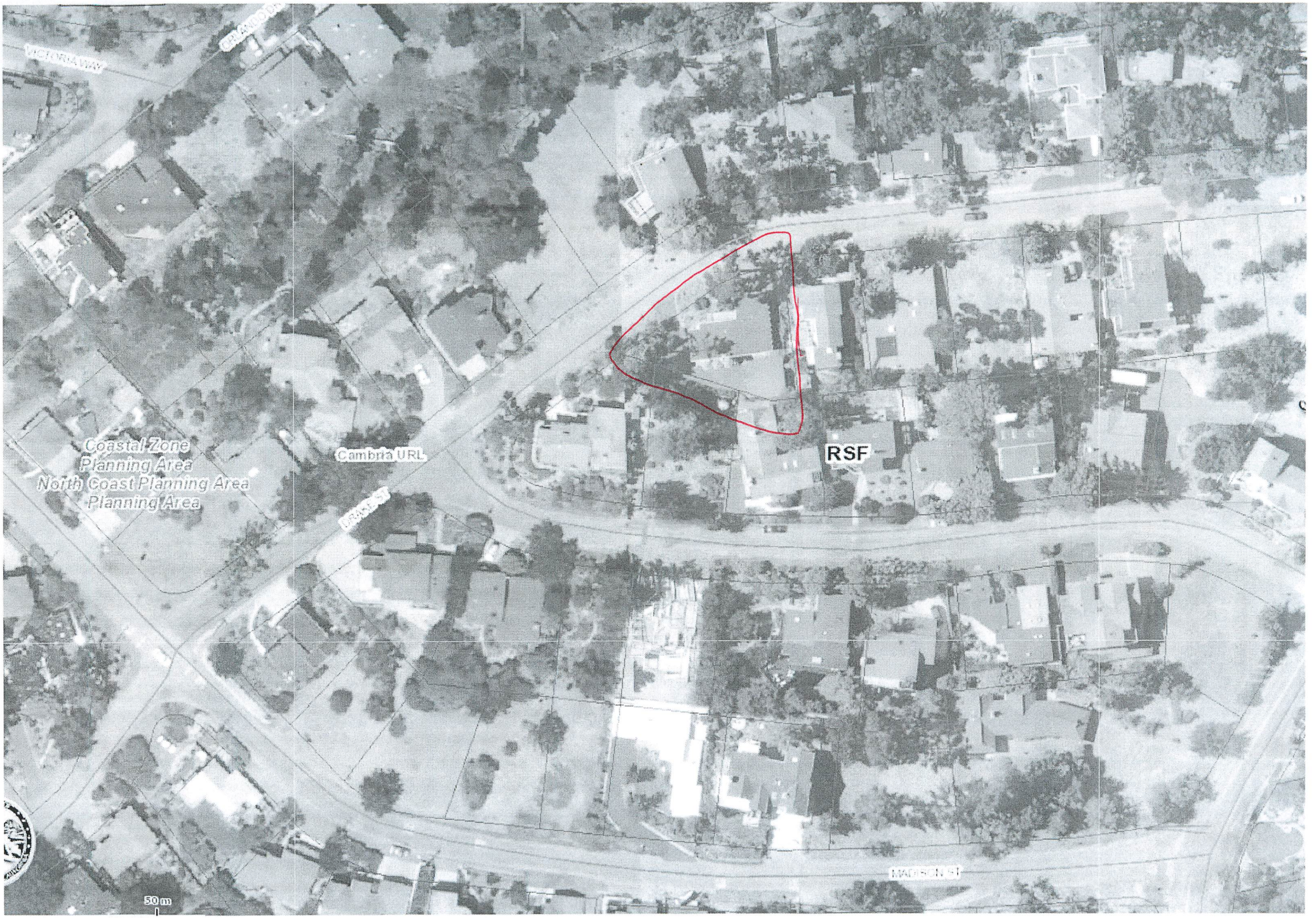
REVISIONS	
I.S.	DATE
NA	07-02-03
04-273	01-08-04
04-273	01-09-04
NA	01-31-05
14-018	08-06-13

50 0 100 200

JS 03-31-00 THIS MAP IS PREPARED FOR ASSESSMENT PURPOSES ONLY.

CAMBRIA PINES MANOR UNIT NO. 1, R.M. Bk. 05 , Pg. 09.
TRACT 8, R.M. Bk. 05 , Pg. 21.
TRACT 61, R.M. Bk. 05 , Pg. 78.
CAMBRIA PINES MANOR UNIT NO. 7, R.M. Bk. 05 , Pg. 16.

CAMBRIA
ASSESSOR'S MAP, COUNTY OF SAN LUIS OBISPO, CA.
BOOK 023 PAGE 06


Coastal Zone
Planning Area
North Coast Planning Area
Planning Area
Cambria URL
RSF
50 m

Parcel Summary Report For Parcel # 023-067-002

8/7/2015
3:17:00PM

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	THARP ANNA M 2011 VIZCAYA WALK SACRAMENTO CA 95818-

Address Information

Status	Address
P	00698 DRAKE ST CAMB

Lot Information:

Tract / Twnshp	Block / Range	Section	Community:	Plan/Area:	Lue 1:	Lue 2:	Lue 3:	Lot:	Flags:	Misc
023067	002	0002	Cambria	North Coast P	TH	GS		N		
61	0003	0002	Cambria	North Coast P	RSF	LCP	AS	Y		D920090P

Parcel Information

Status	Description
Active	TR 61 BL 3 LT 2

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

Parcel Summary Report For Parcel # 023-067-002

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:	
90273	FNL	Primary Parcel

Description:
ADDITION TO LIVING ROOM IN SINGLE FAMILY DWELL

D920090P	APP	Primary Parcel

Description:
ADDITION SINGLE FAMILY DWELLING

DRC2015-00023	REC	Primary Parcel

Description:
ADD 80 SF DECK TO ACCESS OFF MASTER BEDROOM AND 270 SF DECK ON WEST SIDE TO WRAP AROUND FROM REAR DECK. TOTAL DECK ADDITION 350 SF.

PMT2014-02197	ISS	Primary Parcel

Description:
INTERIOR REMODEL - BATHROOM - 140 SF - SEE COMPLETE LISTING OF LIGHTS AND JOB DESCRIPTION OF WORK FOR SCOPE OF WORK. REPLACED ALL WINDOWS - ON 3/30/15 SCOPE OF WORK REVISED TO ADD NEW WINDOW TO 1ST FLOOR TV ROOM AND CONCRETE SLAB TO 1ST FLOOR LAUNDRY.

ZON2013-00545	APV	Primary Parcel

Description:
VACATION RENTAL