



DEPARTMENT OF PLANNING AND BUILDING

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

THIS IS A NEW PROJECT REFERRAL

DATE: 9/28/2015

TO: _____

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

brc 9-29-15

PROJECT DESCRIPTION: DRC2015-00042 TAYLOR – Proposed minor use permit to construct a detached garage/shop of 763 sf with a second story guesthouse of 599 sf and two decks, plus an addition to the existing single family residence of 62.5 sf. Site location is 2877 Burton Dr, Cambria. APNs: 023-425-032 and -033

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

DRC2015-00042

TAYLOR VIRGINIA

APPLICATION TYPE - CHECK ALL THAT APPLY

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

MINOR USE PERMIT

ADD 625 SQ FT DINING ROOM, ADD 763 SQ FT GARAGE/WORKSHOP, 599 SQ FT NOCST/ CAMB

AS GS LCP RMF TH

APPLICANT INFORMATION Check box for contact person assigned to this project

Landowner Name VIRGINIA TAYLOR Daytime Phone 927-8834
 Mailing Address 2877 BURTON DRIVE, CAMBRIA Zip Code 93428
 Email Address: _____

Applicant Name SAME AS APPLICANT Daytime Phone _____
 Mailing Address _____ Zip Code _____
 Email Address: _____

Agent Name RICK LAW, ARCHITECT, A.P.S. CORP. Daytime Phone 927-8138
 Mailing Address 788 ARLINGTON ST., CAMBRIA Zip Code 93428
 Email Address: RLAW@APSCORP.ATT.NET

PROPERTY INFORMATION

Total Size of Site: 9994 S.F. Assessor Parcel Number(s): 023-425-032, 033

Legal Description: LOTS 15816 BLOCK 241 TRACT 260

Address of the project (if known): 2877 BURTON DR, CAMBRIA

Directions to the site (including gate codes) - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: HWY 1 NORTH TO CAMBRIA, RT. ON BURTON DR. TO SITE ON LEFT.

Describe current uses, existing structures, and other improvements and vegetation on the property: S.F.R, LANDSCAPE, FENCING, A.C. DRIVEWAY.

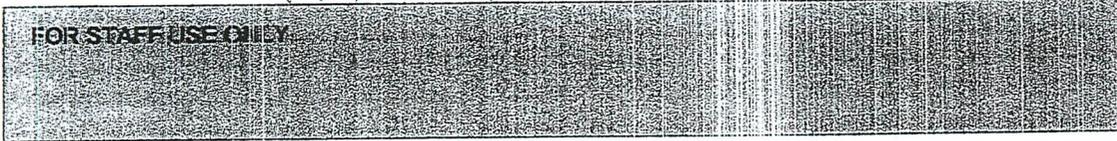
PROPOSED PROJECT

Describe the proposed project (inc. sq. ft. of all buildings): ADD 625 S.F. TO (E) DINING ROOM, ADD 763 S.F. GARAGE/SHOP, 599 S.F. GUESTHOUSE ABOVE & 373.8 S.F. PERMEABLE DECK & 5624 S.F. A.C. DRIVEWAY

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 Virginia Taylor Date _____
VIRGINIA TAYLOR



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): NONE

Describe existing and future access to the proposed project site: FROM BURTON DIRECTLY TO DRIVEWAYS.

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? 9994 S.F.

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

North: S.F.R. South: S.F.R.
East: MOTEL/RESORT West: S.F.R.

For all projects, answer the following:

Square footage and percentage of the total site (approximately) that will be used for the following:
Buildings: 1979 sq. feet 28 % Landscaping: 5682.8 sq. feet 56.8 %
Paving: 1864 sq. feet 18.6 % Other (specify) DECKS (PERM) 468.2 4.7 %
Total area of all paving and structures: 3843 sq. feet acres
Total area of grading or removal of ground cover: 2921 sq. feet acres
Number of parking spaces proposed: 6 Height of tallest structure: 28' A.A.G.
Number of trees to be removed: 0 Type: N/A
Setbacks: Front 25-9 Right 3-0 Left 9-0 Back 26-3

Proposed water source: On-site well Shared well Other _____
 Community System - List the agency or company responsible for provision: CAMBRIA C.S.D.
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: CAMBRIA C.S.D.
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

For commercial/industrial projects answer the following:

Total outdoor use area: N/A sq. feet acres
Total floor area of all structures including upper stories: N/A sq. feet

For residential projects, answer the following:

Number of residential units: 1 Number of bedrooms per unit: 4
Total floor area of all structures including upper stories, but not garages and carports: 2294.7 S.F.
Total of area of the lot(s) minus building footprint and parking spaces: 7250.6 S.F.

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: .23 acres 99945F.
Moderate slopes of 10-30%: N/A acres
Steep slopes over 30%: N/A 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: EXISTING S.F.R. & DRIVEWAY
- 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: BURTON DRIVE

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? ONE (EXISTING)
5. Do operable water facilities exist on the site?
 Yes No If yes, please describe: EXISTING CCSD METER
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

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: BURTON DR.
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

- 1. What type of solid waste will be generated by the project?
 Domestic Industrial Agricultural Other, please explain? N/A
- 2. Name of Solid Waste Disposal Company: MISSION COUNTRY DISPOSAL
- 3. Where is the waste disposal storage in relation to buildings? (E) FRONT DRIVE
- 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 UNION
- 2. Location of nearest police station: COUNTY SHERIFF
- 3. Location of nearest fire station: BURTON DRIVE 500
- 4. Location of nearest public transit stop: BURTON DRIVE 20
- 5. Are services (grocery/other shopping) within walking distance of the project? Yes No
If yes, what is the distance? 2 feet/miles

Historic and Archeological Information

- 1. Please describe the historic use of the property:
(E) SINGLE FAMILY RESIDENCE
- 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: N/A
- 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): NONE
2. Will the development occur in phases? Yes No
If yes describe: N/A
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: N/A
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 *: BUILDING TO MEET TITLE 24 REQUIREMENTS.

*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:
BUILDING TO COMPLY W/ ALL CURRENT ORDINANCES & LAND USE ELEMENTS.

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: N/A
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): CCSD WATER & FIRE, SLO LAND USE & BUILDING PERMITS.

(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.)

LODGE HILL APPLICATION SUPPLEMENT

San Luis Obispo County Department of Planning and Building

LODGE HILL MINOR USE PERMIT APPLICATION SUPPLEMENT

Please answer the following questions. Attach additional sheets if necessary.

PROPERTY INFORMATION

Are there any Monterey pine trees on the site? Yes No If yes, how many 3

What is the slope of the property? 6 percent Is the site visible from Highway 1? Yes No

What type of lot is the building site? (see Table G - Lodge Hill Standards - North Coast Area Plan)

Special Project Area No. 1 Special Project Area No. 2 Forested Steep Lot Marine Terrace

Typical Single Lot Double Lot Triple Lot Other

What is the total site area (the entire square footage of your property): 9994.0 square feet

PROJECT INFORMATION

Describe the project (attach additional sheets if necessary) REMODEL (E) SFR TO ENLARGE DINING ROOM (+62.55 S.F.) ADD (N) GARAGE/SHOP (+763.35 S.F.) & GUESTHOUSE ABOVE (+599 S.F.) WOOD DECKS (+373.85 S.F.)

What is the total number of off-street parking spaces? (2) 2 (N) 4

How many are enclosed in a carport or garage? 2 (E)+(N)

What is the Building Footprint (area of lot covered by the building, except decks and eaves)? 1898.3 sq. ft.

What is the Gross Structural Area (total building area including ^(two) enclosed parking space)? 3048.6 sq. ft.

How much deck is proposed? Solid Decking 0 sq. ft. Permeable Decking 553.6 sq. ft.

What is the building's height above average natural grade? (N) 27.68 feet

How many Pine trees are proposed for removal? 0

What is the proposed drainage and erosion control method? (describe) DOWNSPOUTS & WEEP LINES TO CATCH BASIN TO ALLOW SHEET FLOW DOWN STREAM

Do you have a verified water connection (water meter, paid connection, or letter of intent to serve within one year from the Cambria Community Services District)? Yes No

If yes, please attach to this form. If no, please contact the Cambria Community Services District before submitting an application.

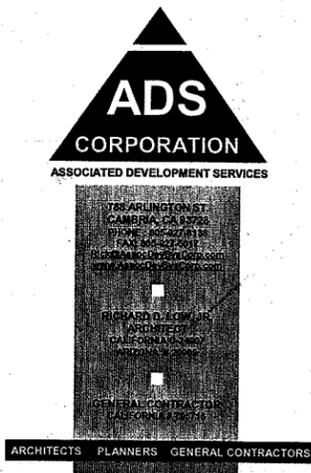
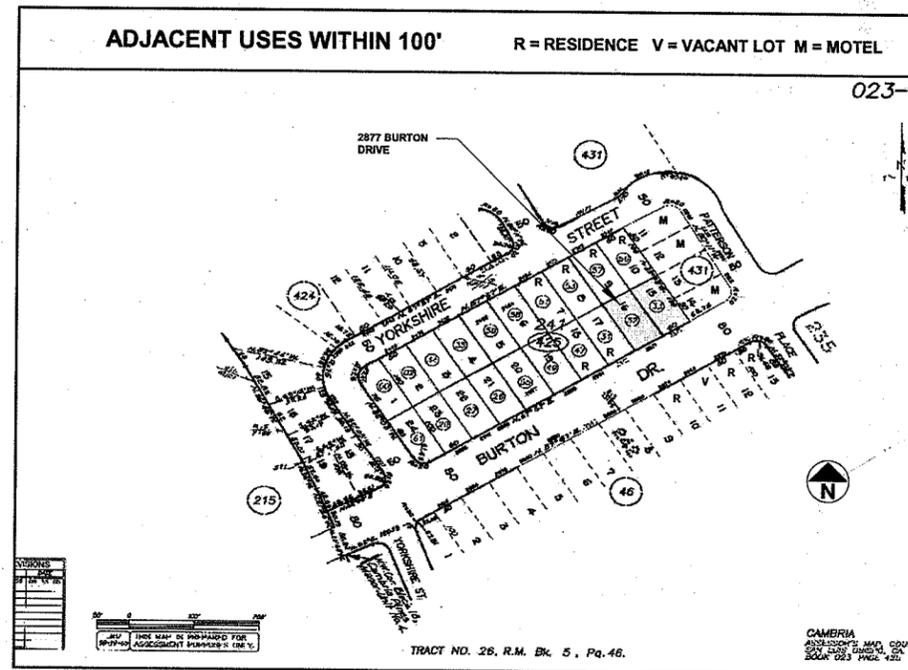
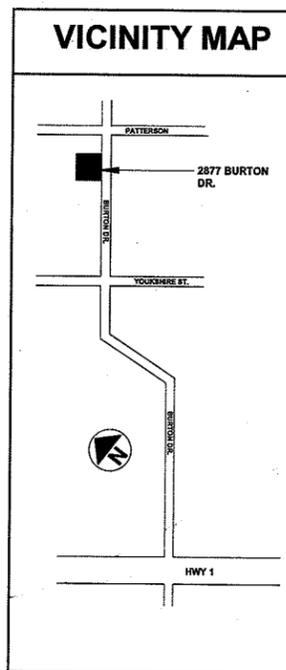
Do you have a TDC preliminary clearance letter (if TDCs are being used) from the Land Conservancy of San Luis Obispo County? Yes No

If yes, please attach to this form. If no, please contact the Land Conservancy of San Luis Obispo County.

OFFICE USE ONLY

Lot category _____	Type of lot _____	Adjustment for over/under sized lot _____
Permitted footprint _____		Actual footprint _____
Permitted GSA _____		Actual GSA _____
Permitted deck area _____		Actual deck area _____
Permitted height _____		Actual height _____
Setbacks: Front _____ Side _____ Rear _____		TDC preliminary letter? <input type="checkbox"/> Yes <input type="checkbox"/> No
Number of trees to be replaced? _____		Revised 4/16/01

VIRGINA TAYLOR REMODEL/ADDITION 2877 BURTON DR. CAMBRIA, CA 93448 APN 023-425-033 #032



DRAWING NOTES:
THE USE OF THESE PLANS AND SPECIFICATIONS SHALL BE RESTRICTED TO THE ORIGINAL SITE FOR WHICH THEY WERE PREPARED AND PUBLICATION BY ANY OTHER PARTY IS EXPRESSLY PROHIBITED. REPRODUCTION OF THESE PLANS OR ANY PART THEREOF IN WHOLE OR IN PART, IS PROHIBITED. TITLE TO THESE PLANS AND SPECIFICATIONS REMAINS WITH ASSOCIATED DEVELOPMENT SERVICES CORP. AND RICHARD D. LOW, JR., ARCHITECT, WITHOUT PREJUDICE TO ANY RIGHTS OR INTERESTS IN THESE PLANS AND SPECIFICATIONS WHICH MAY BE ASSERTED BY ANY PARTY. EVIDENCE OF THE ACCEPTANCE OF THESE RESTRICTIONS.
DO NOT SCALE THESE DRAWINGS.
SEE ARCHITECTURAL PLANS FOR WRITTEN DIMENSIONS.
THE GENERAL CONTRACTOR SHALL VERIFY AND BE RESPONSIBLE FOR ALL DIMENSIONS AND EXISTING CONDITIONS ON THE JOB AND SHALL REPORT ANY DISCREPANCIES TO THE ARCHITECT AND THE ENGINEER OF RECORD FOR RESOLUTION PRIOR TO COMMENCING WITH THE WORK IN QUESTION.



RICHARD D. LOW, JR., ARCHITECT C-24907

Owner:
VIRGINA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
805-927-8834

No.	Date	Revisions / Submissions

Design Firm:
A. D. S. CORPORATION
ASSOCIATED DEVELOPMENT SERVICES CORP.
788 ARLINGTON STREET, CAMBRIA, CA 93428
PHONE (805) 927-8138 FAX (805) 927-5017

Project Title:
VIRGINA TAYLOR
2877 BURTON DRIVE
CAMBRIA, CA 93428

Project Manager:
R. LOW, ARCHITECT
Project ID:
GINA TAYLOR APN 023-425-032 & 033
Scale:
Drawing No.:
A-1
Date:
9/1/15
CAD File Name:
Gina Taylor #2_V9.mcd
Sheet:
7

SCOPE OF WORK
REMODEL OF EXISTING SINGLE FAMILY RESIDENCE TO ENLARGE (E) DINING ROOM ADD NEW GARAGE / SHOP AND GUESTHOUSE/DECK ABOVE BY PERMIT # PMT AS PER SLOPC&B & CAMBRIA C.S.D. APPROVED PLANS & CONDITIONS OF APPROVAL.

PROPERTY INFO.
LOTS: 15 & 16
BLOCK: 241
TRACT: 26
APN 023-425-0XX
2877 BURTON DR.
CAMBRIA, CA 93448

DO NOT SCALE DRAWINGS DIMENSIONS SUPERSEDE !

CODE AND DOCUMENT INFORMATION
THIS DESIGN MEETS THE REQUIREMENTS OF THE 2013 CALIFORNIA ENERGY CODE, THE 2013 CALIFORNIA BUILDING CODE, VOLS 1 & 2, THE 2013 CALIFORNIA ELECTRICAL CODE, THE 2013 CALIFORNIA FIRE CODE, THE 2013 CALIFORNIA GREEN BUILDING STANDARDS CODE, THE 2013 CALIFORNIA MECHANICAL CODE, THE 2013 CALIFORNIA PLUMBING CODE, THE 2013 CALIFORNIA REFERENCE STANDARD CODE, THE 2013 CALIFORNIA RESIDENTIAL CODE, THE S. L. O. COUNTY BUILDING AND CONSTRUCTION ORDINANCE - TITLE 19, THE S. L. O. COUNTY LAND USE ORDINANCE - TITLE 22, THE S. L. O. COUNTY COASTAL ZONE LAND USE ORDINANCE - TITLE 23 AND THE S. L. O. COUNTY FIRE CODE ORDINANCE - TITLE 16.

SHEET INDEX

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A-2	PROPOSED SITE PLAN
A-3	PROPOSED LOWER FLOOR PLANS
A-4	PROPOSED UPPER FLOOR PLAN
A-5	PROPOSED NORTH AND SOUTH ELEVATIONS
A-6	PROPOSED EAST AND WEST ELEVATIONS
A-7	PROPOSED SECTION A-A

PROJECT HEIGHTS

HEIGHT CALCULATION	ACTUAL NEW	ACTUAL ALLOWED
GARAGE / GUESTHOUSE	ELEV. FT.	ELEV. FT.
LOW POINT	264.81	264.81
HIGH POINT	267.62	267.62
AVERAGE NATURAL GRADE	266.22	266.22
HEIGHT ABOVE A.N.G.	27.68	28.00
MAX. HEIGHT	293.90	294.22

CODE ANALYSIS

CODE ANALYSIS	CODE SEC.	2877 BURTON DR. (E)	2877 BURTON DR. (N)
FLOOR AREA (1523 & S.F. GSA)	N/A	1523 S.F.	3046 S.F.
OCCUPANT LOAD FACTOR	TABLE 1004.1.1	200 SF GROSS	200 SF GROSS
OCCUPANCY TYPE	SEC. 302	R-3	R-3 & U-1
TYPE OF CONSTRUCTION	SEC. 606	V-N	V-N
EXT. WALL PROTECTION (BEARING & NON BEARING)	TABLE 602	1 HR < 6' NR ELSEWARE	1 HR < 6' NR ELSEWARE
OPENING PROTECTION (NOT PERMITTED < 5'-0")	TABLE 704.8	NOT PERMITTED < 5'	NOT PERMITTED < 5'
OCCUPANCY SEPARATION FIRE RATE	TABLE 508.3.3	1 HOUR BETWEEN R-3 & U-1	1 HOUR BETWEEN R-3 & U-1
EXT. WALL PROTECTION (PROXIMITY TO PROP LINE)	TABLE 602	N/A	N/A
AREA SEPARATIONS	SEC. 508.3.2 & TABLE 508.2	N/A	N/A
DWELLING UNIT SEPARATIONS	SEC. 707.4	N/A	N/A
SHAFT ENCLOSURES FIRE RATE	SEC. 707.1	1 HR.	1 HR.
CORRIDORS FIRE RESIST. RATE	TABLE 1017.1	N/A	N/A
STAIR ENCLOSURES	SEC. 1020	N/A	N/A
EXIT PASSAGEWAYS	SEC. 1021	N/A	N/A
TYPE OF CONSTRUCTION SEPARATIONS	TABLE 508.2	N/A	N/A
BOILER ROOM / CENTRAL HEATING PLANT	TABLE 508.2	N/A	N/A
ALLOWABLE FLOOR AREA	SEC. 503 TABLE 503	UNLIMITED	UNLIMITED
ALLOWABLE AREA INCREASES	SEC. 504.2, 506.2&3 & TABLE 503	N/A	N/A
BUILDING HEIGHT	SEC. 506 & TABLE 5-8	40 FEET	40 FEET
NUMBER OF STORES	SEC. 504.1&2 & TABLE 5-8	3	3
CEILING / ROOF ASSEMBLY (W/O PARAPETS)	SEC. 704.11, SEC. 704.11.4.2 NOT PARALLEL	N/A	N/A
FIRE SPRINGERS	SEC. 904	NOT REQUIRED	REQUIRED BY CAMBRIA FIRE
CLASS "C" ROOFING REQUIRED	SEC. 1504 & TABLE 15-A	YES	CLASS "A" PER CAMBRIA FIRE

INDEX OF OWNER AND PROFESSIONAL CONSULTANTS

OWNER:
VIRGINA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
PHONE 805-927-8834

SURVEYOR:
DANNY F. HORN LAND SURVEYOR
DANNY F. HORN LAND SURVEY NO.4462
566 SPRING STREET
PASO ROBLES, CA 93446
PHONE 805-239-0355 FAX 805-239-1349

ARCHITECT:
ASSOCIATED DEVELOPMENT SERVICES CORP.
RICHARD D. LOW, JR., ARCHITECT C 24907
788 ARLINGTON STREET
CAMBRIA, CA 93428
PHONE 805-927-8138 FAX 805-927-5017

COVERAGES

PROJECT	PROJECT CRITERIA AND ANALYSIS									
	EXISTING	EXISTING	MAX ADDED	TOTAL	CALIFORNIA COASTAL COMISSION			T.D.C.'S		PROJECT TOTALS
AREA / SF	SLOPE / %	AREA/SF	AREA/SF	AREA/SF	ALLOW	ALLOW	ALLOW	ADDED	ALLOW	ACTUAL
PROPERTY (TYPICAL)	9994.00	6%	0.00	9994.00	5250				400.00	9994.00
LOWER FLOOR	1072.50		62.50	1135.00						1135.00
SHOP	0.00		264.30	264.30						264.30
UPPER FLOOR	551.30		589.00	1150.30						1150.30
GARAGE / SHOP	0.00		763.30	763.30						763.30
TOTAL LIVING AREA	1623.80		661.50	2285.30						2285.30
FOOTPRINT	1072.50		825.80	1898.30	1600.00	0.90	1445.79	3045.79	761.45	3807.24
GSA	1623.80		1424.90	3048.60	2400.00	0.90	2168.69	4568.69	761.45	5330.13
PERMEABLE DECK	179.80		373.80	553.60	480.00	0.90	433.74	913.74	228.43	1142.17
IMPERMEABLE DECK	0.00				160.00	0.90	144.58	304.58	76.14	380.72
MAX. ALLOW HT. IS 28'-0" FROM A.N.G.										

BLOCK

8

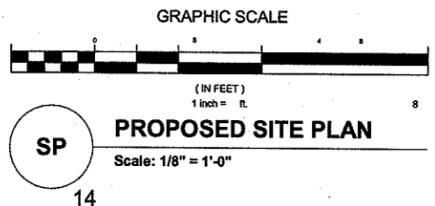
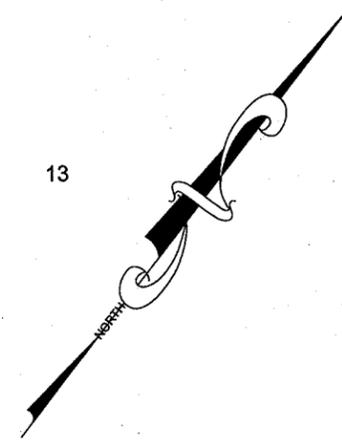
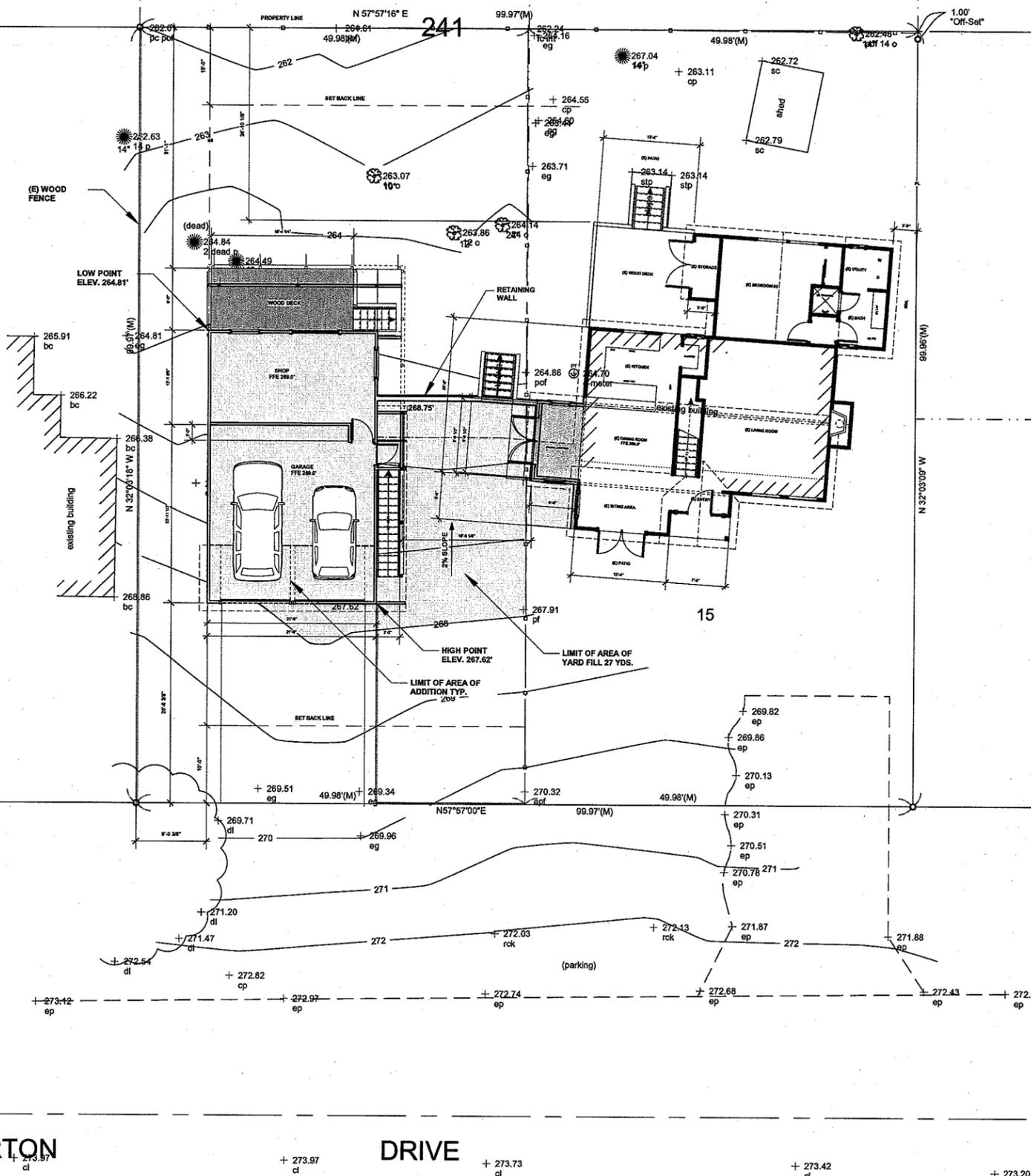
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10

12

LEGEND:

- Edge of Existing Pavement
- Centerline of Road
- Existing Wood Fence
- Existing Electric Meter
- Existing Pine Tree (approx. size noted)
- Existing Oak Tree (approx. size noted)



17

15

14

BURTON

DRIVE

T.B.M.
 Top center of SSMH lid
 Manhole # 6, per sheet 30
 of CCSD Plans - AD #2
 Elev. = 272.6' (scaled)



ASSOCIATED DEVELOPMENT SERVICES

788 ARLINGTON ST.
 CAMBRIA, CA 93728
 PHONE (805) 927-8138
 FAX (805) 927-5017
 WWW.ADS-CORP.COM

RICHARD D. LOW, JR.
 ARCHITECT
 CALIFORNIA LICENSE # C-24907

GENERAL CONTRACTORS
 CALIFORNIA LICENSE # C-24907

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Richard D. Low, Jr., Architect C-24907

Owner
 VIRGINIA TAYLOR
 2877 BURTON DR.
 CAMBRIA, CA 93428
 805-927-8834

No.	Date	Revisions / Submissions

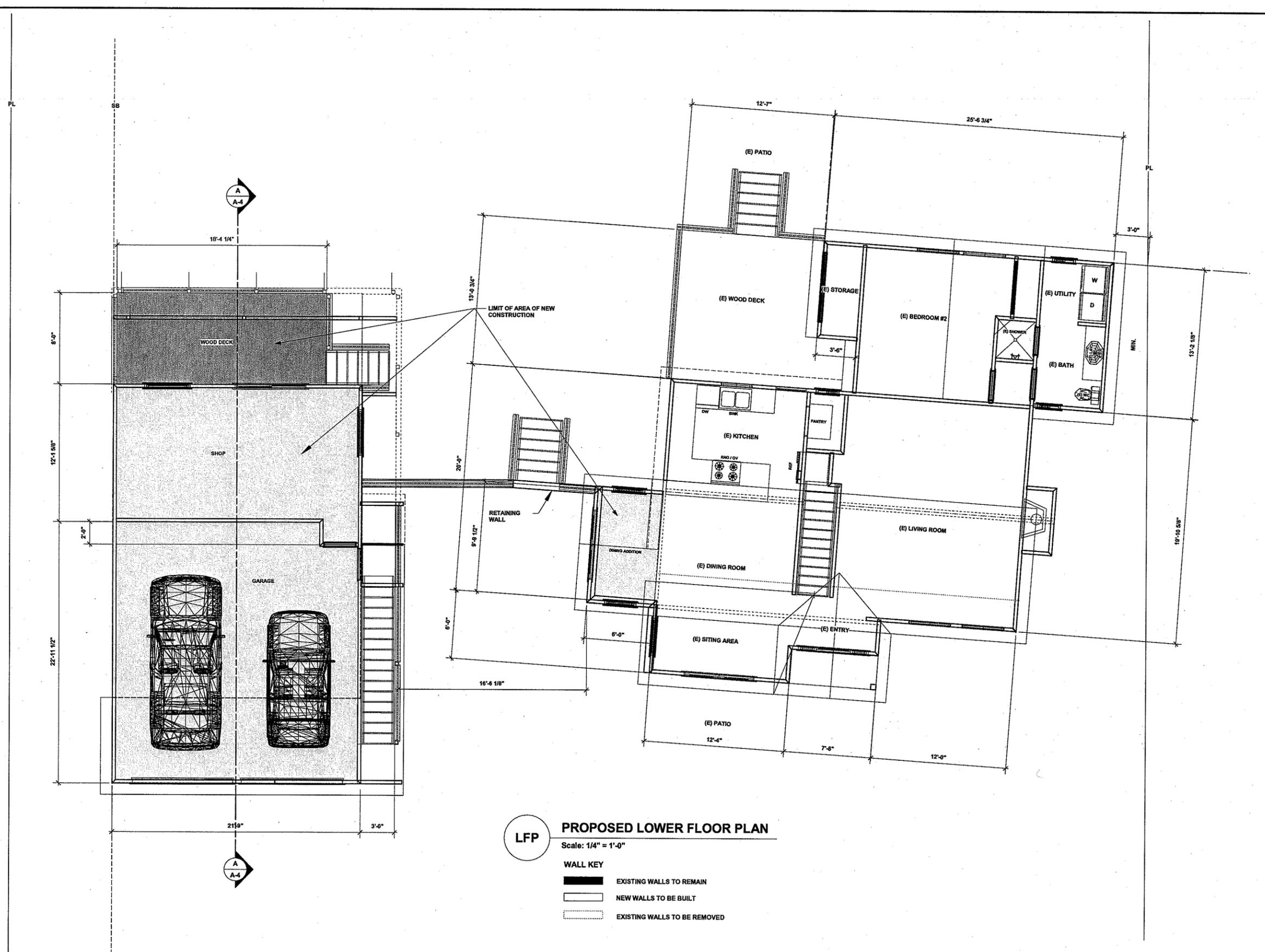
Design Firm
 A. D. S. CORPORATION
 ASSOCIATED DEVELOPMENT SERVICES CORP.
 788 ARLINGTON STREET, CAMBRIA, CA 93428
 PHONE (805) 927-8138 FAX (805) 927-5017

Consulting
 DANNY F. HORN, LAND SURVEYOR
 566 SPRING ST., PASO ROBLES, CA 93446
 PH: (805) 239-0355 FAX: (805) 239-1349

Project Title
 VIRGINIA TAYLOR
 2877 BURTON DRIVE
 CAMBRIA, CA 93428

Drawing Title
 PROPOSED SITE PLAN

Project Manager R. LOW, ARCHITECT	Project ID VINA TAYLOR APN 023-425-032 & 033
Drawn By RDL	Scale
Reviewed By RDL	Drawing No. A-2
Date 9/1/15	of 7
CAD File Name Gina Taylor #2_V9.mcd	



LFP **PROPOSED LOWER FLOOR PLAN**
 Scale: 1/4" = 1'-0"

WALL KEY

- EXISTING WALLS TO REMAIN
- NEW WALLS TO BE BUILT
- EXISTING WALLS TO BE REMOVED

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CORPORATION
ASSOCIATED DEVELOPMENT SERVICES

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RICHARD D. LOW, JR.
ARCHITECT
CALIFORNIA LICENSE
NO. C-24907
ARIZONA #23661

GENERAL CONTRACTOR
CALIFORNIA #23571

ARCHITECTS PLANNERS GENERAL CONTRACTORS

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Architect of Record

PLAN REVIEW SET
NOT FOR CONSTRUCTION

RICHARD D. LOW, JR., ARCHITECT C-24907

Owner
VIRGINIA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
805-927-8834

▲		
▲		
▲		
▲		

No.	Date	Revisions / Submissions

Design Firm
A. D. S. CORPORATION
ASSOCIATED DEVELOPMENT SERVICES CORP.
788 ARLINGTON STREET, CAMBRIA, CA 93428
PHONE (805) 927-8138 FAX (805) 927-5017

Project Title
VIRGINIA TAYLOR
2877 BURTON DRIVE
CAMBRIA, CA 93428

Drawing Title
PROPOSED LOWER FLOOR PLAN

Project Manager R. LOW, ARCHITECT	Project ID SINA TAYLOR APN 023-425-032 & 033
Drawn By RDL	Scale 1/4" = 1'-0"
Reviewed By RDL	Drawing No. A-3
Date 9/1/15	Sheet of 7
CAD File Name Sina & Taylor #2_V9.mcd	



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ARIZONA & 24896

GENERAL CONTRACTOR
CALIFORNIA 105211

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Architect of Record



RICHARD D. LOW, JR., ARCHITECT C-24907

Owner
VIRGINIA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
805-927-8834

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▲		
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No.	Date	Revisions / Submissions

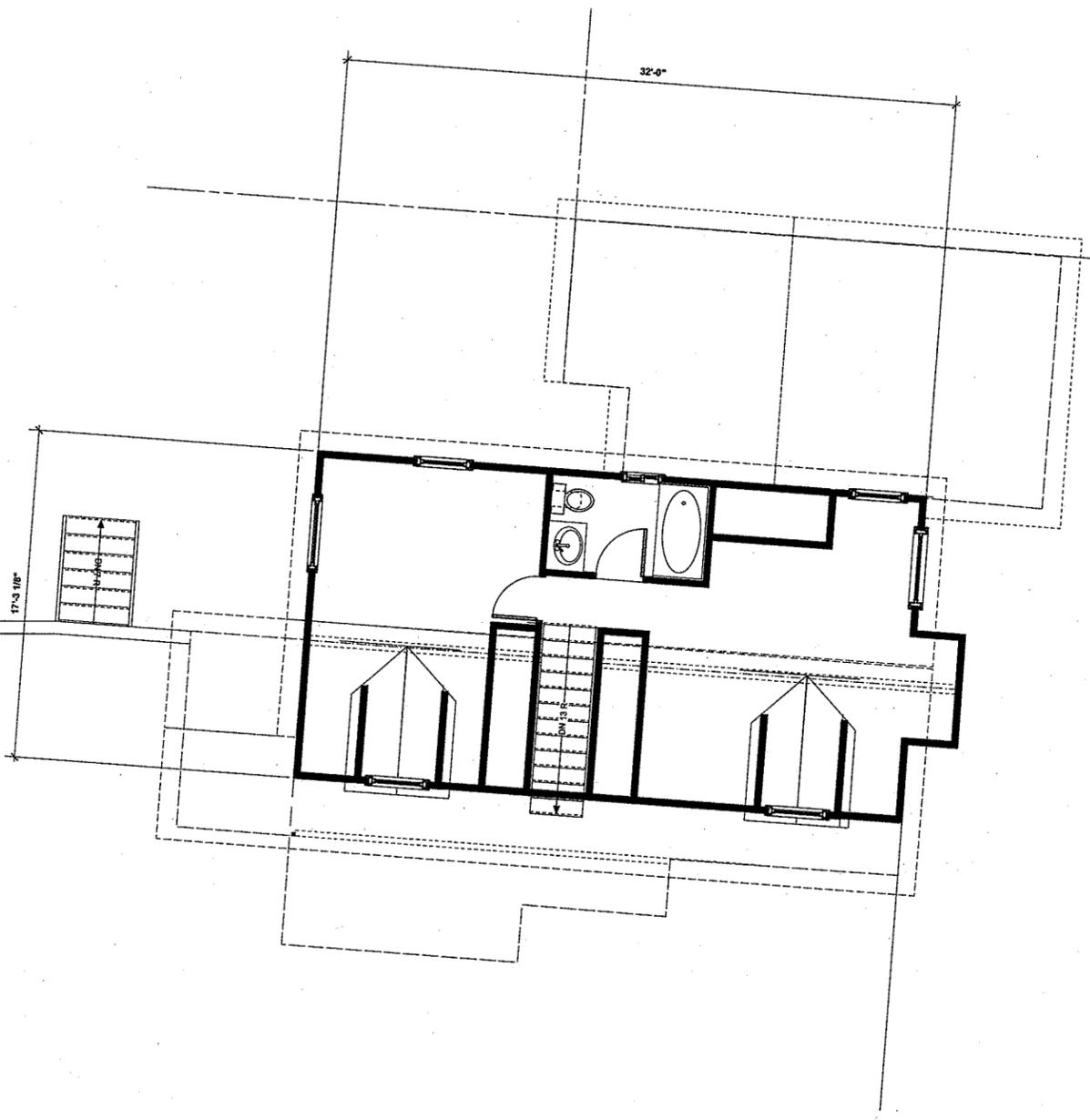
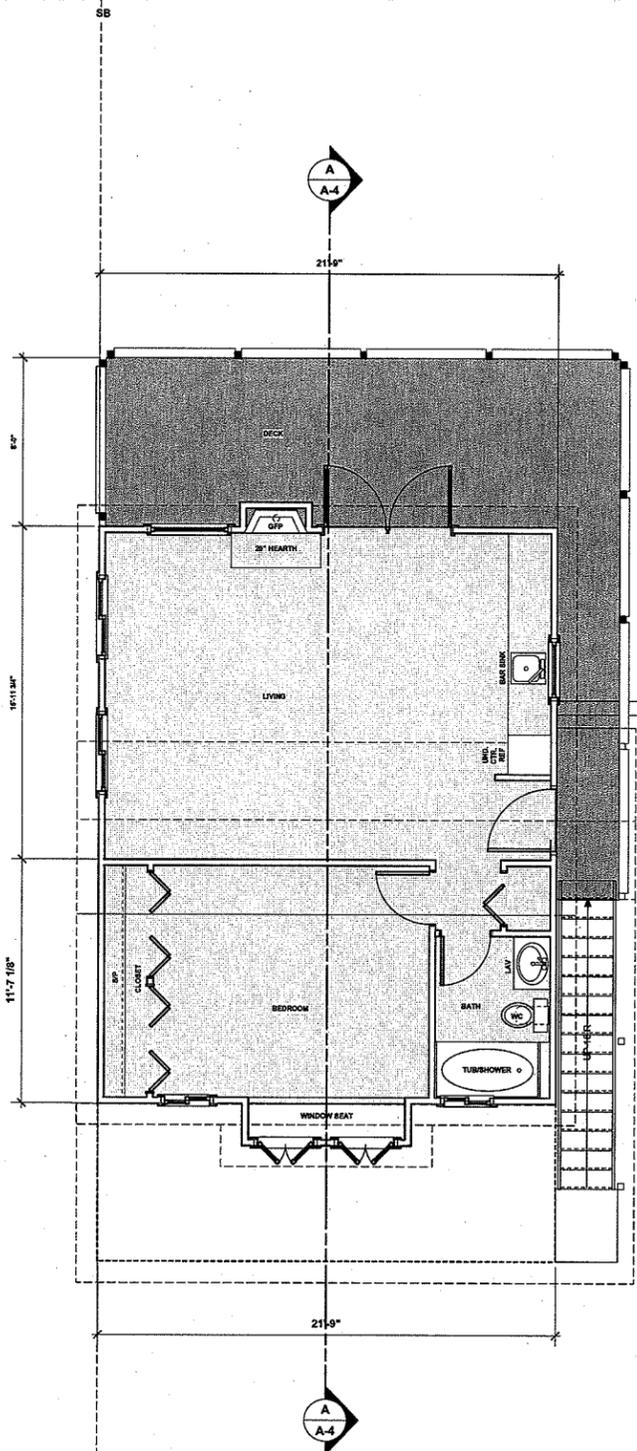
Design Firm
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PHONE (805) 927-8138 FAX (805) 927-5017

Consultant

Project Title
VIRGINIA TAYLOR
2877 BURTON DRIVE
CAMBRIA, CA 93428

Drawing Title
PROPOSED UPPER FLOOR PLAN

Project Manager R. LOW, ARCHITECT	Project ID SINA TAYLOR APN 023-425-032 & 033
Drawn By RDL	Scale 1/4"=1'-0"
Reviewed By RDL	Drawing No. A-4
Date 9/1/15	
CAD File Name Gina Taylor #2_V9.mod	

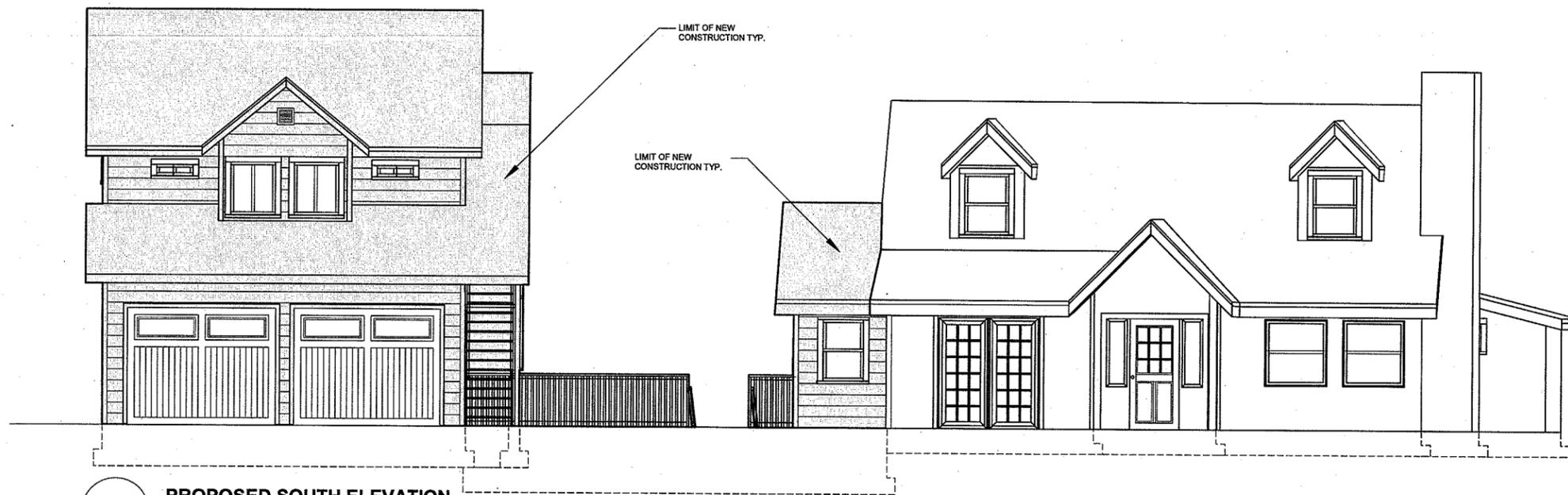


UF PROPOSED UPPER FLOOR PLAN

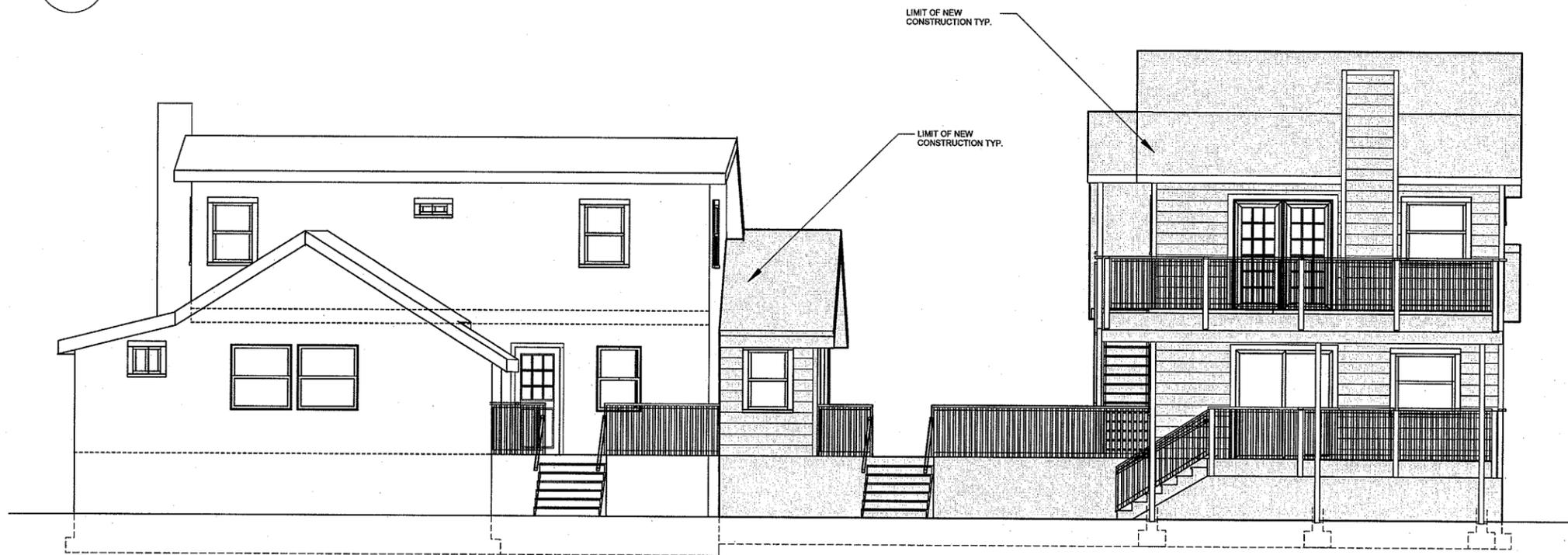
Scale: 1/4" = 1'-0"

- WALL KEY**
- EXISTING WALLS TO REMAIN
 - NEW WALLS TO BE BUILT
 - EXISTING WALLS TO BE REMOVED





SE PROPOSED SOUTH ELEVATION
Scale: 1/4" = 1'-0"



NE PROPOSED NORTH ELEVATION
Scale: 1/4" = 1'-0"



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ARCHITECT
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GENERAL CONTRACTOR
CALIFORNIA LICENSE # 100000000

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RICHARD D. LOW, JR., ARCHITECT C-24907

Owner
VIRGINIA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
805-927-8834

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▲		

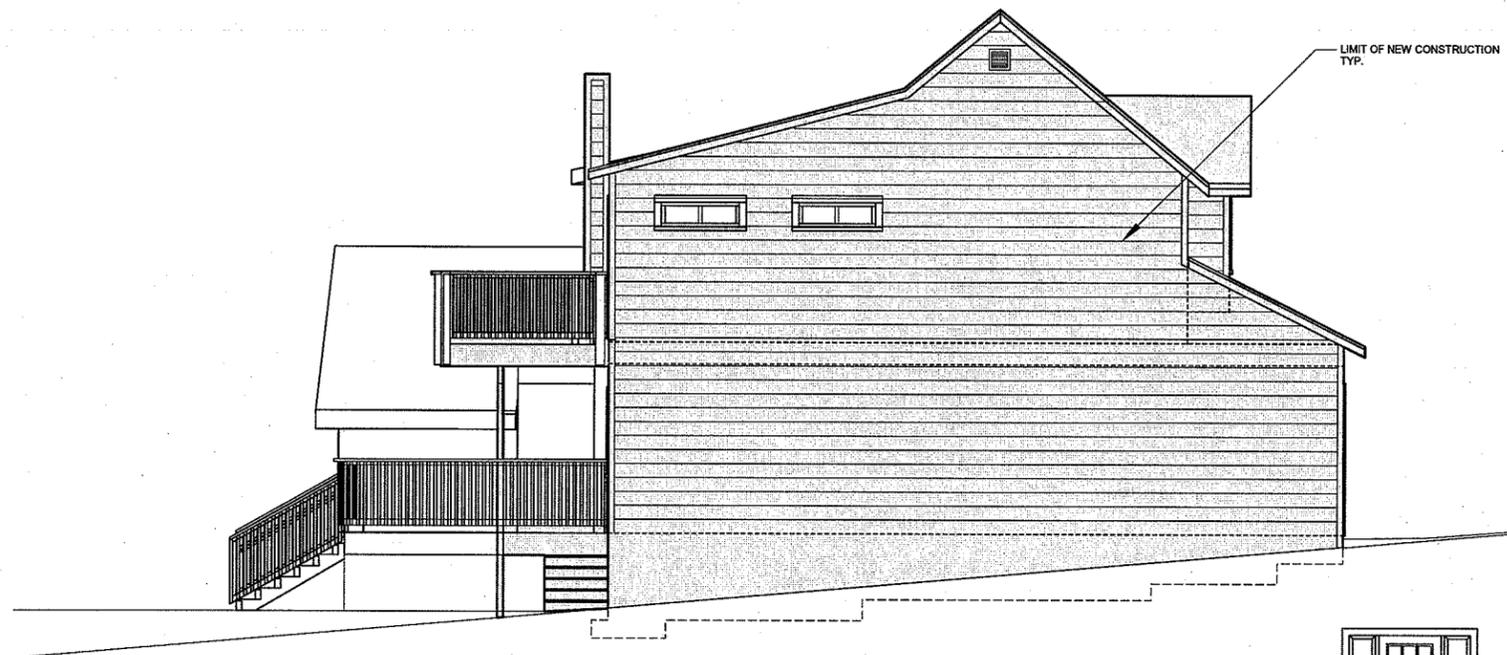
No.	Date	Revisions / Submissions

Design Firm
A. D. S. CORPORATION
ASSOCIATED DEVELOPMENT SERVICES CORP.
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PHONE (805) 927-8138 FAX (805) 927-5017

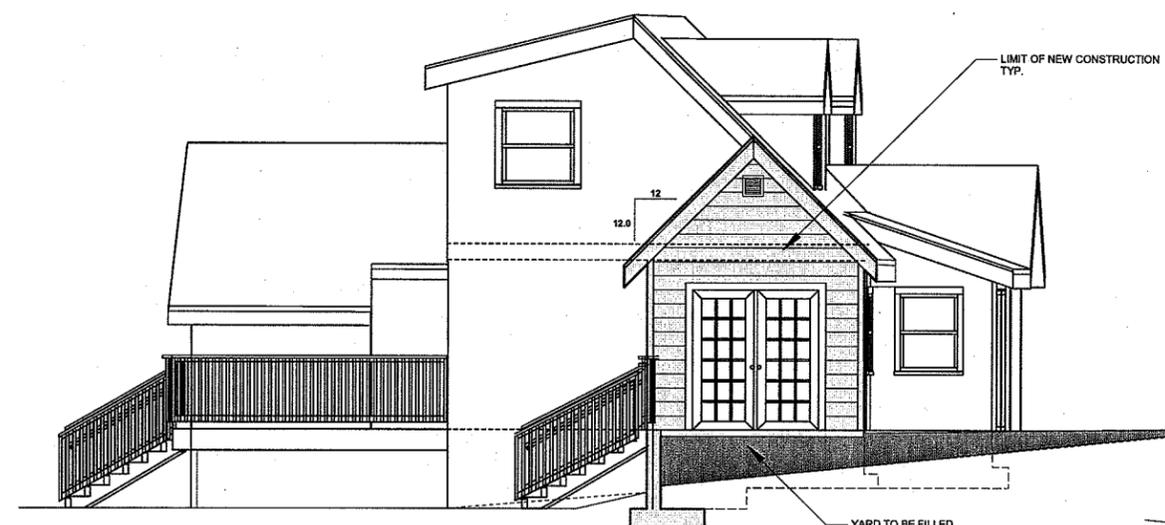
Project Title
VIRGINIA TAYLOR
2877 BURTON DRIVE
CAMBRIA, CA 93428

Drawing Title
PROPOSED NORTH AND SOUTH ELEVATIONS

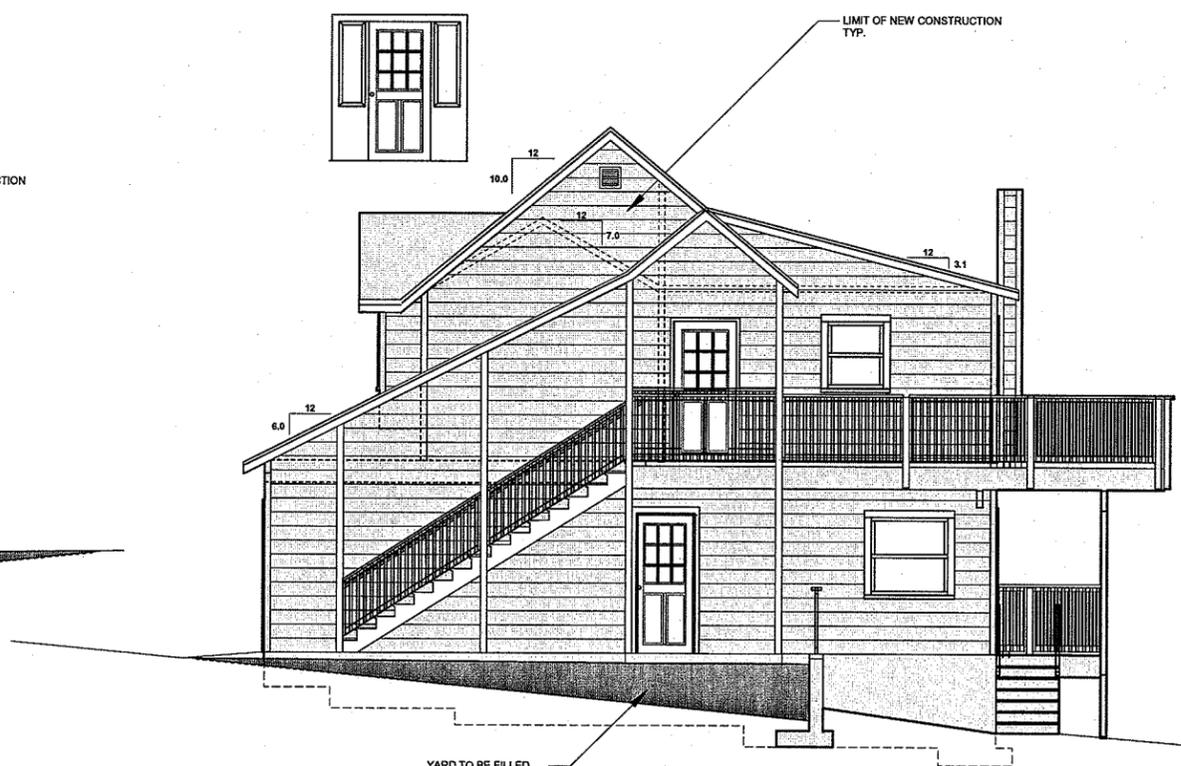
Project Manager R. LOW, ARCHITECT	Project ID VIRGINIA TAYLOR APN 023-425-032 & 033
Drawn By RDL	Scale 1/4" = 1'-0"
Reviewed By RDL	Drawing No. A-5
Date 9/1/15	of 7
CAD File Name Gina Taylor #2_V9.mcd	



WE PROPOSE WEST ELEVATION
Scale: 1/4" = 1'-0"



PWE PROPOSE WEST ELEVATION DINING ADDITION
Scale: 1/4" = 1'-0"



EE PROPOSE EAST ELEVATION
Scale: 1/4" = 1'-0"



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ARIZONA LICENSE # 20044

GENERAL CONTRACTOR
CALIFORNIA LICENSE # 101414

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Architect of Record
RICHARD D. LOW, JR., ARCHITECT C-24907

Owner
VIRGINIA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
805-927-8834

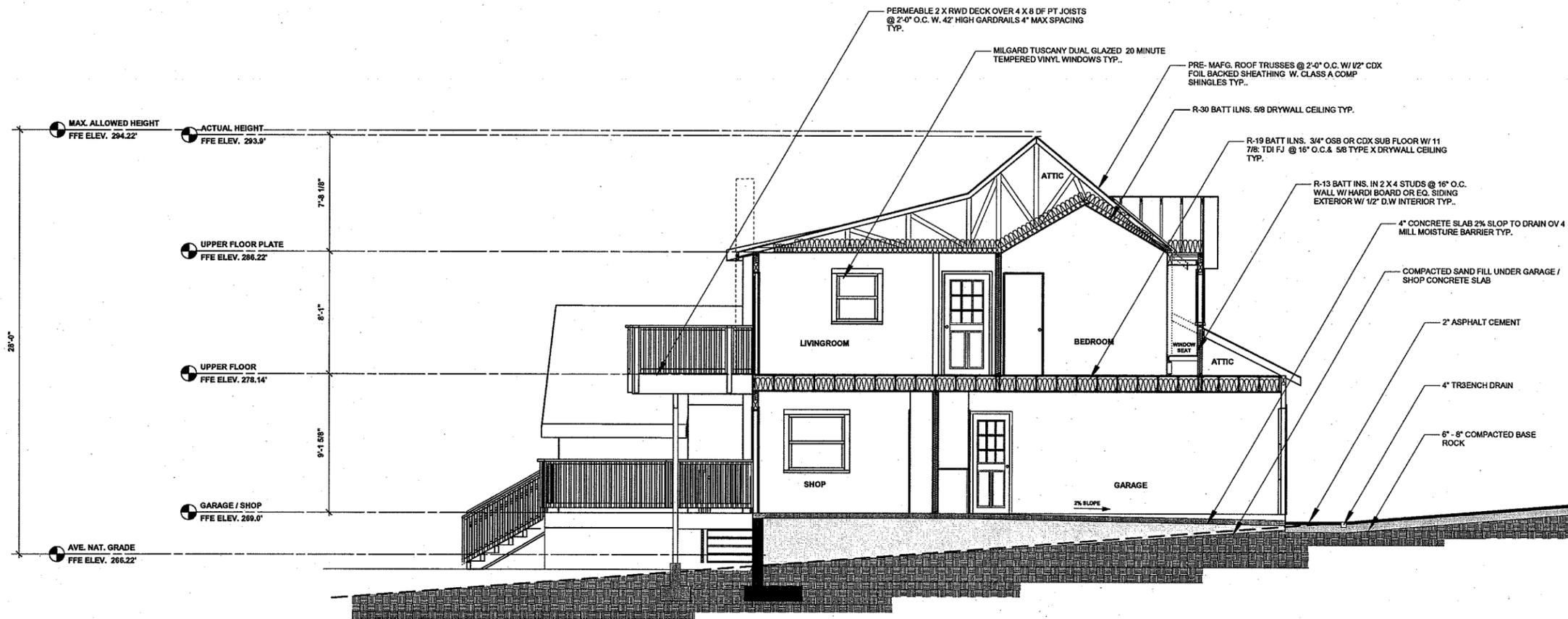
▲		
▲		
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No.	Date	Revisions / Submissions

Design Firm	A. D. S. CORPORATION ASSOCIATED DEVELOPMENT SERVICES CORP. 788 ARLINGTON STREET, CAMBRIA, CA 93428 PHONE (805) 927-8138 FAX (805) 927-5017
Consultant	

Project Title
VIRGINIA TAYLOR
2877 BURTON DRIVE
CAMBRIA, CA 93428

Drawing Title
**PROPOSED EAST & WEST ELEVATIONS
WEST ELEVATION OF DINING ADDITION**

Project Manager R. LOW, ARCHITECT	Project ID SINA TAYLOR APN 023-425-032 & 033
Drawn By RDL	Scale 1/4" = 1'-0"
Reviewed By RDL	Drawing No. A-6
Date 9/1/15	of 7
CAD File Name Sina Taylor #2_V9.mod	



AA PROPOSED SECTION A-A
Scale: 1/4" = 1'-0"



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RICHARD D. LOW, JR.
ARCHITECT
CALIFORNIA C-24907
ARIZONA #26669

GENERAL CONTRACTOR
CALIFORNIA #71571

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Architect of Record

RICHARD D. LOW, JR., ARCHITECT C-24907

Owner
VIRGINIA TAYLOR
2877 BURTON DR.
CAMBRIA, CA 93428
805-927-8834

▲		
▲		
▲		
No.	Date	Revisions / Submissions

Design Firm
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ASSOCIATED DEVELOPMENT SERVICES CORP.
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PHONE (805) 927-8138 FAX (805) 927-5017

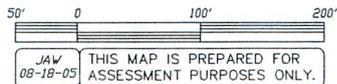
Project Title
VIRGINIA TAYLOR
2877 BURTON DRIVE
CAMBRIA, CA 93428

Drawing Title
SECTION A-A

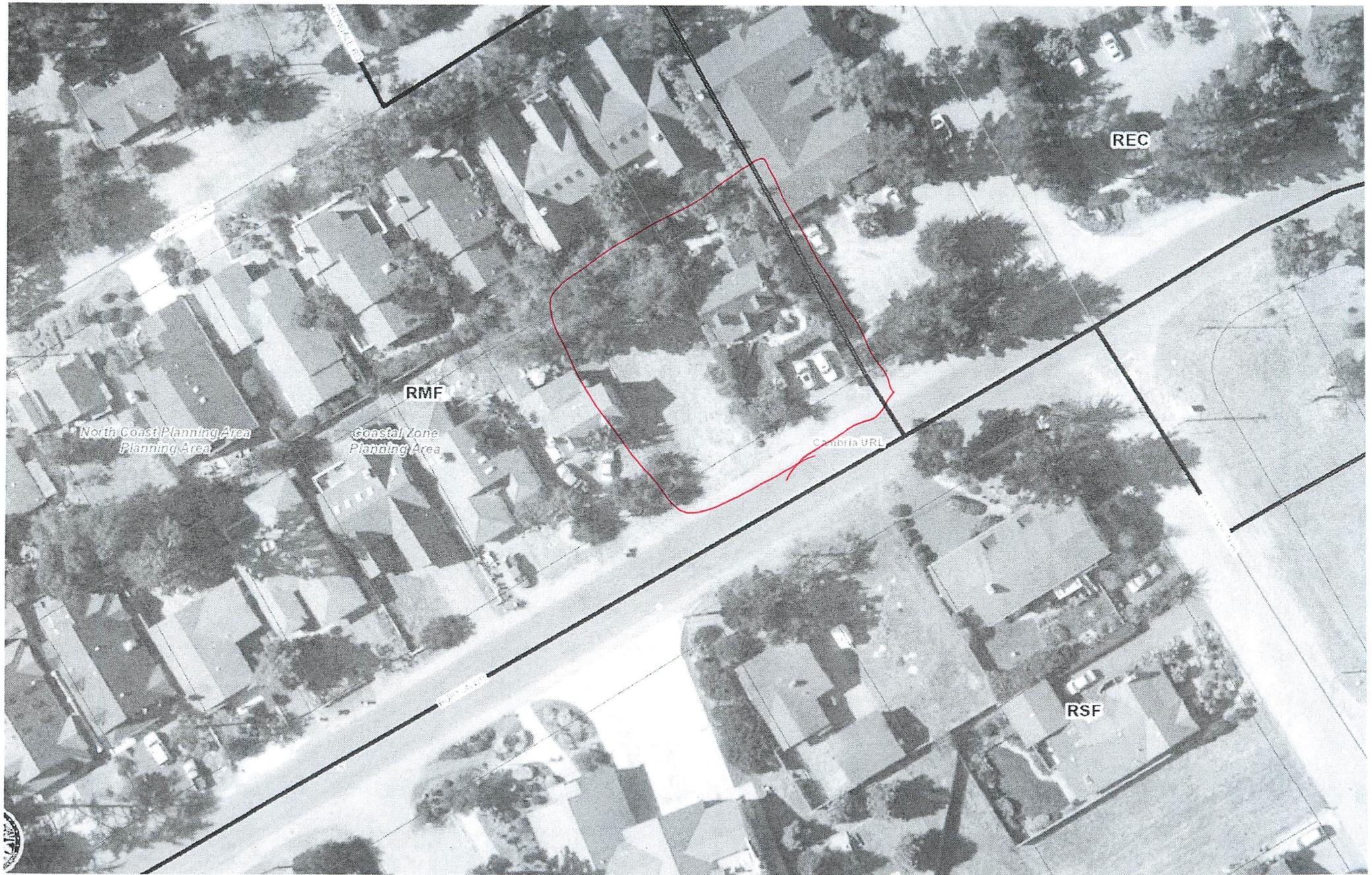
Project Manager R. LOW, ARCHITECT	Project ID VIRGINIA TAYLOR APN 023-425-032 & 033
Drawn By RDL	Scale 1/4" = 1'-0"
Reviewed By RDL	Drawing No. A-7
Date 9/1/15	
CAD File Name Cina Taylor #2_V9.mxd	of 7



REVISIONS	
I.S.	DATE
06-059	08-18-05



TRACT NO. 26, R.M. Bk. 5, Pg. 46.



REC

RMF

North Coast Planning Area
Planning Area

Coastal Zone
Planning Area

Cumbria URL

RSF





Parcel Summary Report For Parcel # 023-425-032

9/18/2015
1:58:49PM

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 TAYLOR VIRGINIA A
2877 BURTON DR CAMBRIA CA 93428-3907
OWN TAYLOR VIRGINIA A LIVING TRUST

Address Information

Status **Address**
P 02871 BURTON DR CAMB

Lot Information:

<u>Tract / Townshp</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>
023425	032	0001	Cambria	North Coast P	TH	GS		N		
M15-	0070	1P	Cambria	North Coast P	RMF	LCP	AS	Y	L2	

Parcel Information

Status **Description**
Active TR 26 BL 241 LT 16

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



Parcel Summary Report For Parcel # 023-425-032

9/18/2015
1:58:49PM

San Luis Obispo County Department of Planning and Building

County Government Center

San Luis Obispo, California 93408

Telephone: (805) 781-5600

CAMBRIA
AREA NO. 21

Case Information

Case Number:

Case Status:

DRC2015-00042

REC

Primary Parcel

Description:

ADD 625 SQ FT DINING ROOM, ADD 763 SQ FT GARAGE/WORKSHOP, 599 SQ FT GUESTHOUSE ABOVE 373.8 SQ FT PERM DECK & 562.4 SQ FT A.C.DRIVEWAY

SUB2015-00011

RDD

Related Parcel

Description:

PROP 2 TO 1 VOLUNTARY MERGER



Parcel Summary Report For Parcel # 023-425-033

9/18/2015
2:00:33PM

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 TAYLOR VIRGINIA A
 2877 BURTON DR CAMBRIA CA 93428-3907
OWN TAYLOR VIRGINIA A LIVING TRUST

Address Information

Status Address
P 02877 BURTON DR CAMB

Lot Information:

<u>Tract / Twnshp</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>
023425	033	0001	Cambria	North Coast P	TH	GS		N		
M15-	0070	1P	Cambria	North Coast P	RMF	LCP	AS	Y	L2	

Parcel Information

Status Description
Active TR 26 BL 241 LT 15

Notes

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CAMBRIA PUBLIC
COAST UNIFIED SCHOOL - IMP. NO. 1
CAMBRIA (SB1537 BLO)
CAMBRIA COMMUNITY
NO. 02



Parcel Summary Report For Parcel # 023-425-033

9/18/2015
2:00:33PM

San Luis Obispo County Department of Planning and Building

County Government Center

San Luis Obispo, California 93408

Telephone: (805) 781-5600

CAMBRIA
AREA NO. 21

Case Information

Case Number:

Case Status:

87347 FNL Primary Parcel

Description:

ADD DINING RM ADDITION & ENTRY

P020184T APP Primary Parcel

Description:

OK TO REMOVE 1 MONTEREY PINE TARGETING HOME. VERY MATURE AND HAS STRUCTURAL DEFECT IN MAIN STEM AT 30' DUE TO KINKED ANGLE. CLIENT COMPLAINED OF RECENT LIMB FAILURES, PRODUCING MANY CONE

P950308T APP Primary Parcel

Description:

REMOVE ONE MONTEREY PINE ON LOT

PMT2011-00367 FNL Primary Parcel

Description:

ELECTRICAL METER REPLACEMENT - 100 AMPS - FOR SFD

SUB2015-00011 RDD Primary Parcel

Description:

PROP 2 TO 1 VOLUNTARY MERGER

DRC2015-00042 REC Related Parcel

Description:

ADD 625 SQ FT DINING ROOM, ADD 763 SQ FT GARAGE/WORKSHOP, 599 SQ FT GUESTHOUSE ABOVE 373.8 SQ FT PERM DECK & 562.4 SQ FT A.C.DRIVEWAY