

GENERAL APPLICATION FORM

San Luis Obispo County Department of Planning and Building

DRC2015-00130

CHATHAM LANE L

MINOR USE PERMIT

2423 S.F. RESIDENCE, CODE VIOLATION
COD2014-00638. MUP TO REQUEST A
NOCST/ CAMB

AS CAZ GS LCP RSF

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

APPLICANT INFORMATION Check box for contact person assigned to this project

Landowner Name FU-CHUAN TSAI Daytime Phone _____
 Mailing Address 201 CHATHAM LANE, CAMBRIA Zip Code 93428
 Email Address: for

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

Agent Name ADS CORPORATION, RICK LAW ^{ARCHITECT} Daytime Phone 927-8138
 Mailing Address 788 ARLINGTON ST, CAMBRIA Zip Code 93428
 Email Address: RLOWARDS CORP @ ATT.NET

PROPERTY INFORMATION

Total Size of Site: 3195 SF Assessor Parcel Number(s): APN 022-014-039
 Legal Description: LOT 4 BLK 3 CPU #2
 Address of the project (if known): 201 CHATHAM LANE
 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 WINDSOR BLVD. LEFT THEN RIGHT ON MOONSTONE BEACH DR TO SITE @ CHATHAM LN.
 Describe current uses, existing structures, and other improvements and vegetation on the property:
SINGLE FAMILY RESIDENCE, LANDSCAPING P.A.C. DRIVEWAY

PROPOSED PROJECT

Describe the proposed project (Inc. sq. ft. of all buildings): 2423 S.F. RESIDENCE
CODE VIOLATION COD 2014-00638 MINOR USE PERMIT TO REQUEST A WAIVER
OF 200 FOOT DISTANCE REQUIREMENT & ALLOW FOR THE USE OF AN EXISTING S.F.R.

LEGAL DECLARATION DWELLING AS A RESIDENTIAL VACATION RENTAL
 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 Fu-Chuan Tsai Date 5/10/16
FU CHUAN TSAI

FOR STAFF USE ONLY

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): MINOR USE PERMIT FOR VACATION RENTAL APPROVAL

Describe existing and future access to the proposed project site: HWY 1 NORTH LEFT ON WINDSOR BLVD, CAMBRIA, RT ON MOONSTONE BEACH DR. TO CHATHAM LN. SITE

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? N/A

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

North: SFR
East: VACANT LOT

South: CHATHAM LAKE / SFR
West: PACIFIC OCEAN / STATE BEACH

For all projects, answer the following:

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

Buildings: 1460 sq. feet 46 % Landscaping: 1250 sq. feet 39 %
Paving: 485 sq. feet 15 % Other (specify) N/A

Total area of all paving and structures: 2045 sq. feet acres

Total area of grading or removal of ground cover: 0 sq. feet acres

Number of parking spaces proposed: 2 Height of tallest structure: _____

Number of trees to be removed: 0 Type: N/A

Setbacks: Front 15 Right 4-4 Left 3 Back 10

Proposed water source: On-site well Shared well Other _____

Community System - List the agency or company responsible for provision: CCSD EXISTING

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: CCSD EXISTING

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 / CAL FIRE CCSD

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: _____ Number of bedrooms per unit: _____

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

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:

- 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: 1.0733 acres
Moderate slopes of 10-30%: 0 acres
Steep slopes over 30%: 0 acres
- Are there any springs, streams, lakes or marshes on or near the site? Yes No
If yes, please describe: N/A
- Are there any flooding problems on the site or in the surrounding area? Yes No
If yes, please describe: N/A
- 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: N/A (E) SFR
- 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: MOULSTONE BEACH DR. CHATHAM LANE

Water Supply Information

1. What type of water supply is proposed?
 Individual well Shared well Community water system (E)
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? _____ (E)
4. How many service connections will be required? _____ (E)
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.

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: _____
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: _____
- 2. Name of Solid Waste Disposal Company: MISSION COUNTRY DISPOSAL
- 3. Where is the waste disposal storage in relation to buildings? REAR SET BACK
- 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: LOS OSOS
- 3. Location of nearest fire station: CAMBRIA SEWER PLANT / BURTON DR.
- 4. Location of nearest public transit stop: MCCLESTONE BEACH DR.
- 5. Are services (grocery/other shopping) within walking distance of the project? Yes No
 If yes, what is the distance? 1.15 feet/miles

Historic and Archeological Information

- 1. Please describe the historic use of the property:
EXISTING SINGLE FAMILY RESIDENCE / GARAGE
- 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): _____
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: _____ NO DEVELOPMENT
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*: _____ (E) SER, COMPLIES W/ TITLE-24

*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:
APPROPRIATE SCREENING OF OCCUPANTS TO MEET
VACATION RENTAL ORDINANCE REQUIREMENTS BY
PROPERTY MANAGER, THIS IS A RELATIVELY
NEW REMODELED HIGH-END HOME IN A VERY EXCLUSIVE
AREA ON MOONSTONE BEACH DR, CAMBRIA

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

Other Related Permits

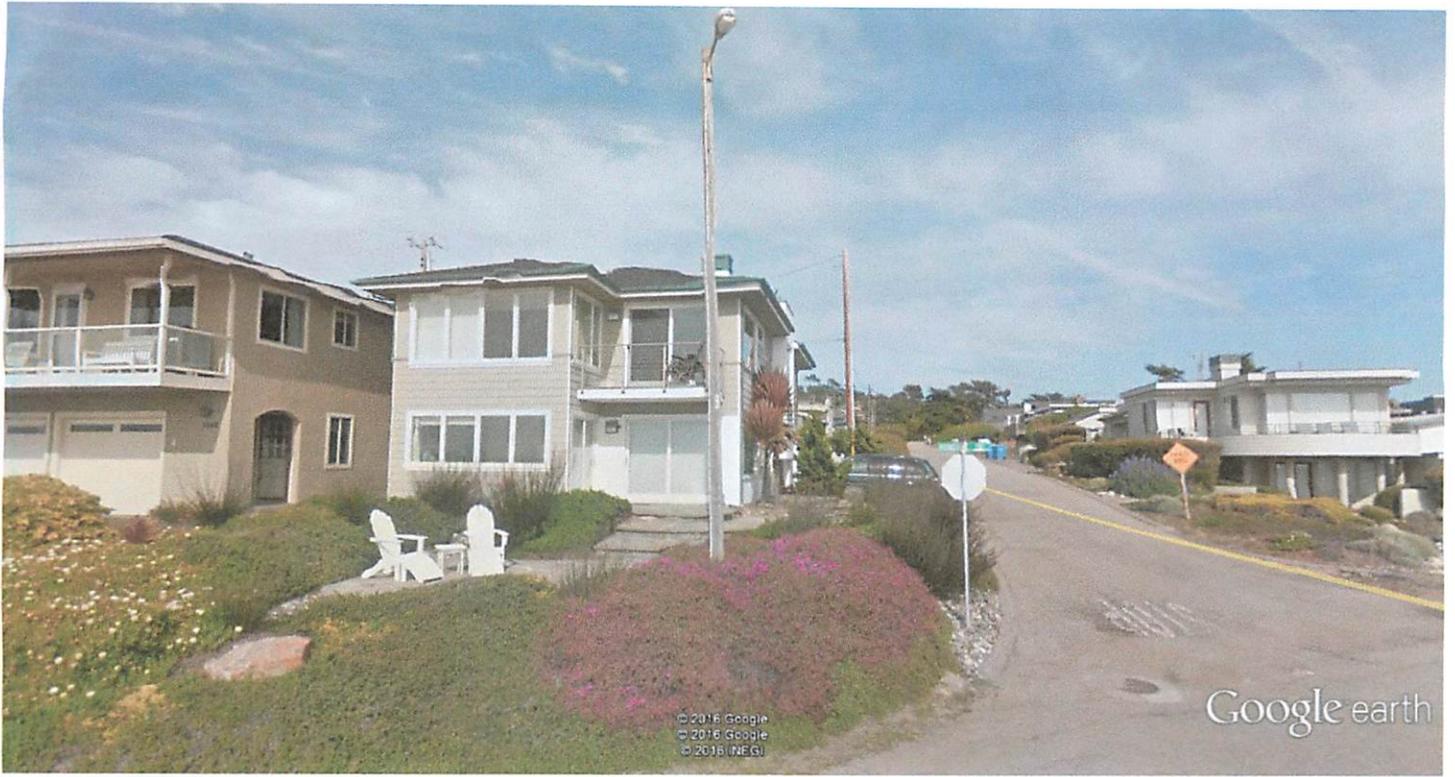
1. List all permits, licenses or government approvals that will be required for your project (federal, state and local): NONE

(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.)



Google earth





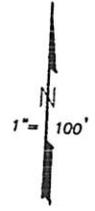
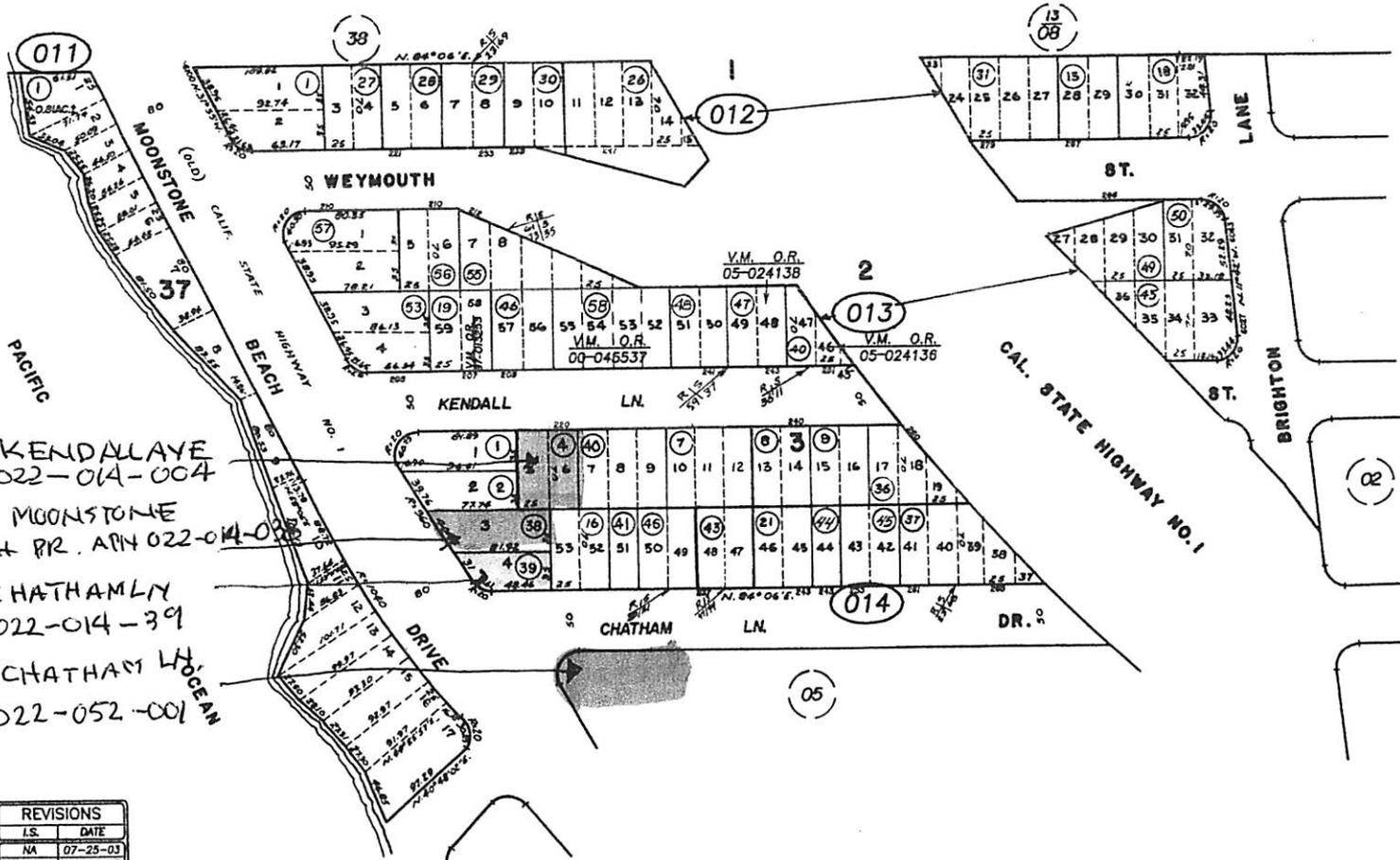
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Google earth

Google earth



CURRENT VACATION RENTALS OF RECORD



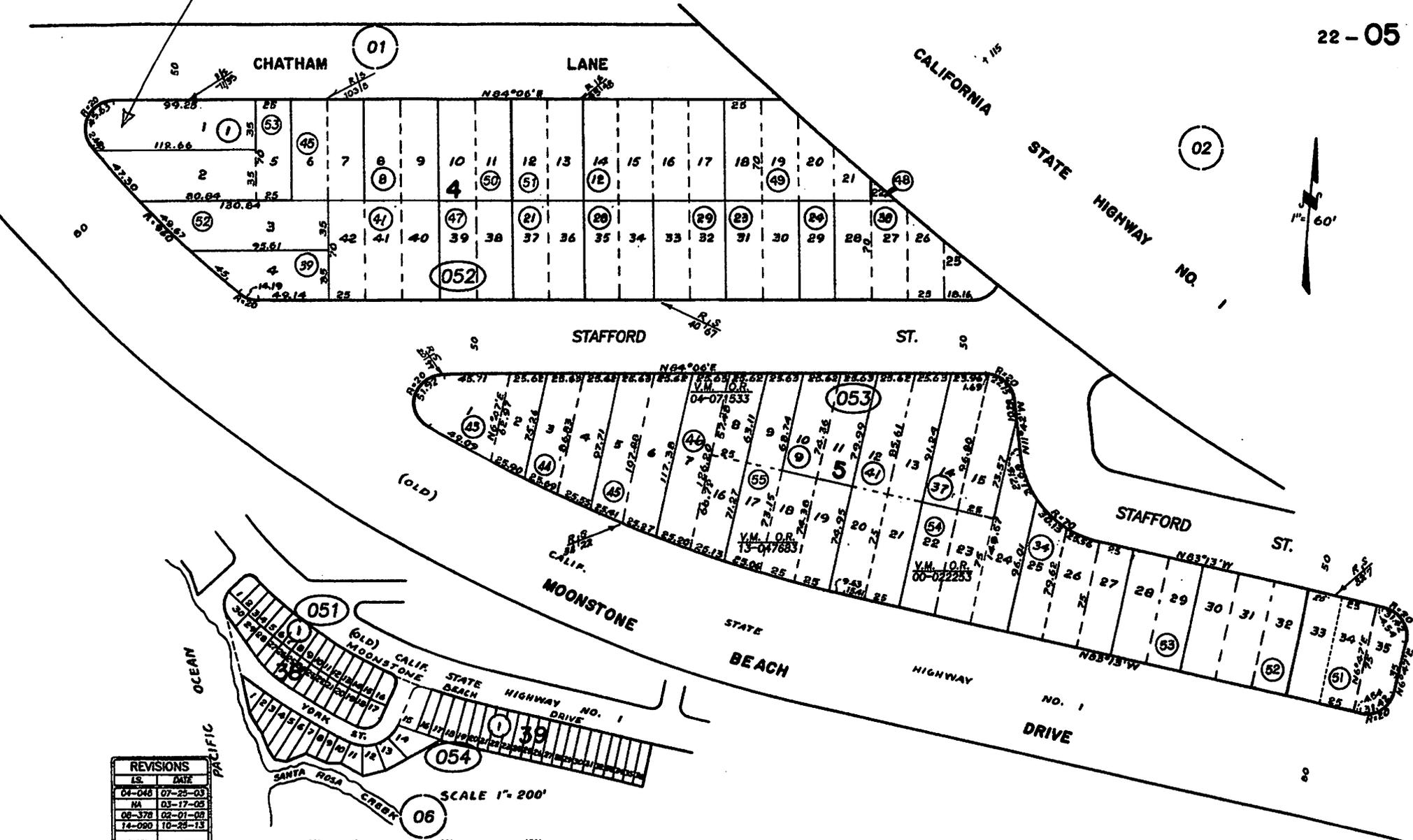
- 220 KENDALL AVE
APN 022-014-004
- 5940 MOONSTONE
BEACH PR. APN 022-014-005
- 201 CHATHAM LN
APN 022-014-39
- 202 CHATHAM LN
APN 022-052-001

REVISIONS	
I.S.	DATE
NA	07-25-03
NA	08-13-05
NA	09-14-05

50 0 100 200

LZ 12-07-00 THIS MAP IS PREPARED FOR ASSESSMENT PURPOSES ONLY.

202 CHATHAM LANE
APN 022-052-001



REVISIONS	
IS.	DATE
04-046	07-25-03
NA	03-17-06
06-378	02-01-08
14-090	10-26-13

SCALE 1" = 200'

30' 0 60' 120'

AS PREPARED FOR ASSESSMENT PURPOSES ONLY.



MOORSTONE BEACH DR

WEYMOUTH ST

Residential Single-Family

WARWICK ST

North Coast Planning Area
Planning Area

Coastal Zone
Planning Area

KENDALL LN

CCambria UPRLL

WELLINGTON LN



Residential Single-Family

CHATPAM LN

STAFFORD ST

WICKST



RENSSELAER BLVD

KENDALL LN

Planning Area
Area
Coastal Zone
Planning Area

Cambria URL

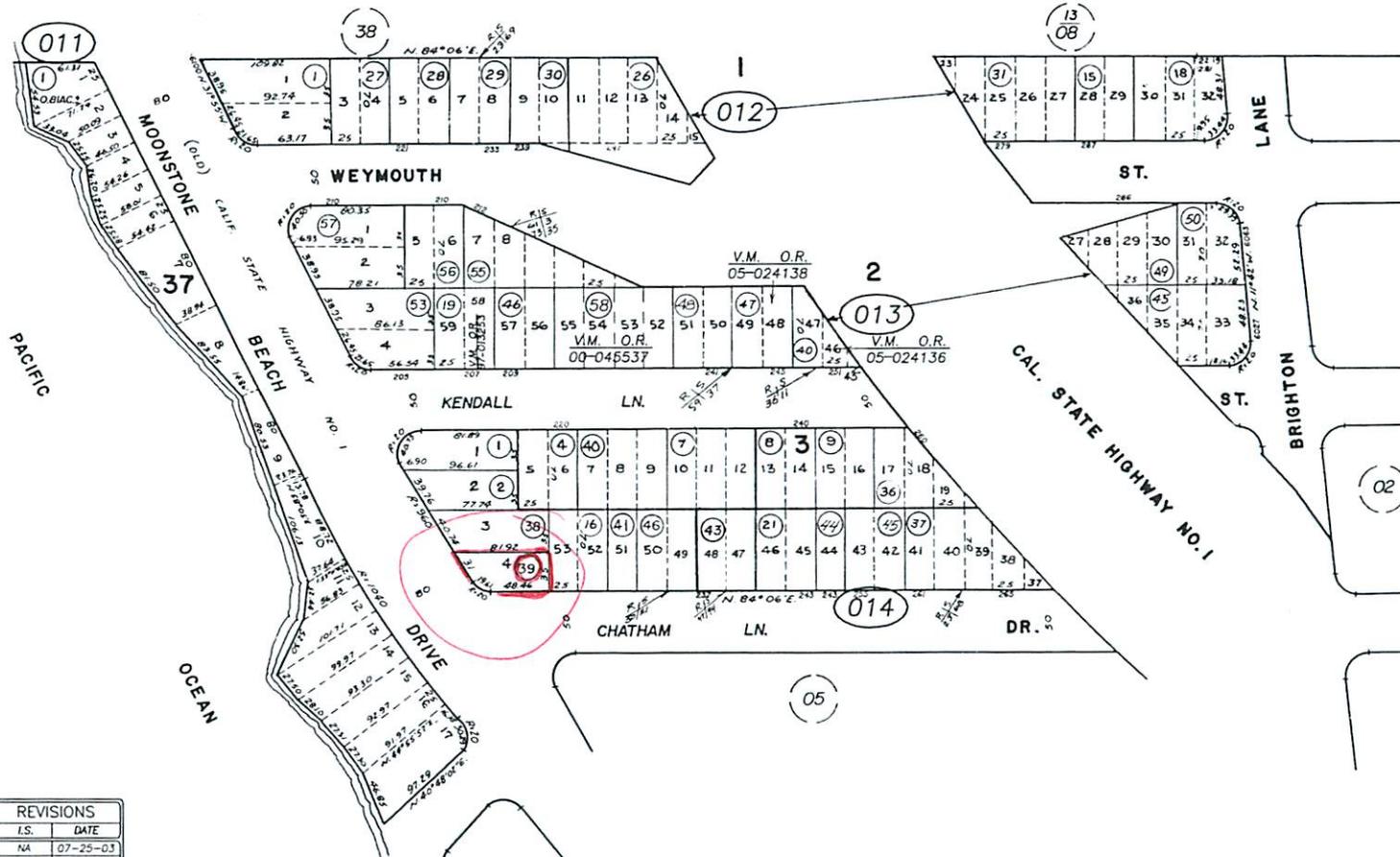
Cambria URL

Residential Single-Family

Recreation

CHATHAM LN

YORK ST



REVISIONS	
I.S.	DATE
NA	07-25-03
NA	09-13-05
NA	09-14-05

50 0 100 200

LZ 12-07-00 THIS MAP IS PREPARED FOR ASSESSMENT PURPOSES ONLY.



Parcel Summary Report For Parcel # 022-014-039

5/23/2016
8:33:58AM

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 CHATHAM LANE LLC
501 W LIVE OAK AVE ARCADIA CA 91007-

Address Information

Status **Address**
P 00201 CHATHAM LN 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>
022014	039	0001	Cambria	North Coast P	CAZ	GS		N		
CPUNIT2	0003	0004	Cambria	North Coast P	RSF	LCP	AS	Y		

Parcel Information

Status **Description**
Active CAM PINES U 2 BL 3 LT 4

Notes

WANT TO DO A STAIR CASE TO THE EXISTING PORCH NO MUP REQD FOR THIS UNDER 10% EXPANSION
CANNOT BE A VACATION RENTAL DUE TO ONE BEING NEXT DOOR (REALTOR ADVERTISING THAT IT CAN BE). N.ORTON 9/19/07

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 # 022-014-039

5/23/2016
10:20:54AM

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:

COD2014-00638

REC

Primary Parcel

Description:

VACATION RENTAL, NO PERMIT

DRC2015-00130

REC

Primary Parcel

Description:

2423 S.F. RESIDENCE, CODE VIOLATION COD2014-00638. MUP TO REQUEST A WAIVER OF 200 FT DISTANCE REQUIREMENT & ALLOW FOR THE USE OF AN EXISTING SFR AS RESIDENTIAL VACATION RENTAL.

PMT2005-01714

FNL

Primary Parcel

Description:

INTERIOR REMODEL OF SFR (2332 SF) AND ADDITION OF DECK (70 SF)-REMODEL INCLUDES, ADDING BATH, NEW WINDOWS, ELEC. REPAIR, AND REPLACE FOUNDATION AT SUNROOM ENTRY, RESTRUCTURE HOUSE