



SAN LUIS OBISPO COUNTY
DEPARTMENT OF PLANNING AND BUILDING

File

VICTOR HOLANDA, AICP
DIRECTOR

THIS IS A NEW PROJECT REFERRAL

DATE: March 18, 2004

TO: _____

FROM: No. County Team
(Please direct response to the above)

(CO 03-0326)
SUB 2003 00124/Dickerson
Project Name and Number

Development Review Section (Phone: 781-788-2009) (_____)

PROJECT DESCRIPTION: Lot split 40+ Ac into 2-20Ac±
parcels.

Return this letter with your comments attached no later than: April 1, 2004

PART I IS THE ATTACHED INFORMATION ADEQUATE FOR YOU TO DO YOUR REVIEW?
____ YES (Please go on to Part II)
____ NO (Call me ASAP to discuss what else you need. We have only 30 days in which we must accept the project as complete or request additional information.)

PART II ARE THERE SIGNIFICANT CONCERNS, PROBLEMS OR IMPACTS IN YOUR AREA OF REVIEW?
____ NO (Please go on to Part III)
____ YES (Please describe impacts, along with recommended mitigation measures to reduce the impacts to less-than-significant levels, and attach to this letter.)

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 INDICATE OR CALL.

Date _____ Name _____ Phone _____



DIVISION APPLICATION

San Luis Obispo County Department of Planning and Building

File Nos. CD 03-0326

APPLICATION TYPE CHECK ALL THAT APPLY

- Public Lot
- Parcel Map
- Road Abandonment
- Sending Site
- Certificate of Compliance
- Tract Map
- Reversion to Acreage
- Receiving Site
- Lot Line Adjustment
- Condominium (new or conversion)
- Preliminary Determination
- Other
- Road Naming/Addressing
- Voluntary Merger

UB 2003-0024
PM

APPLICANT INFORMATION

Landowner Name Don Dickerson Daytime Phone: 438-4390
 Mailing Address PO Box 206 Santa Margarita Zip: 93453
 Applicant Name same as owner Daytime Phone: _____
 Mailing Address _____ Zip: _____
 Agent Daniel J Stewart Daytime Phone: 2380700
 Mailing Address PO Box 2038 Paso Robles Zip: 93453

CHECK BOX FOR CONTACT PERSON

PROPERTY INFORMATION

Total Size of Site: 40 AC ± Assessor Parcel Number(s): 070-172-028
 Legal Description: Parcel B of CA-77-403
 Address of the project (if known): _____
 Directions to the site - describe first with name of road providing primary access to the site, then nearest roads, landmarks, etc.: Hwy 58 to Blue Rd - turn Rt
 Describe current uses, existing structures, and other improvements and vegetation on the property: _____

4295 Calif. Cyo

PROPOSED PROJECT

Describe the proposed project (inc. size of all proposed parcels): Lot split 40+ AC into 2-20 AC ± parcels.

LEGAL DECLARATION

I, the owner of record of this property have completed this form accurately and declare that all statement here are true. I do hereby grant official representatives of the county authorization to inspect the subject property.

Property owner signature [Signature] Date 11 SEPT 03

OFFICE USE ONLY

Date Received: _____ By: _____ Receipt No: _____ Use Group?: _____
 Planning Area: LPLU Community Code: R [] "A" Use [] "S" Use
 Land Use Category: _____ Combining Designation: _____
 Coastal Zone: [] In [] Out Enforcement Case: [] Yes [] No File # _____ Addressing: _____
 Comments: _____ Planner: [Signature] Date: 3/17/04

Revised 07/02/01



LAND DIVISION APPLICATION

San Luis Obispo County Department of Planning and Building

File No. _____

Project Information - What is the proposed density or parcel size: 20 AC (2)

Number of existing lots, parcels or certificates: 1 Existing parcel sizes: 40 AC

Number of lots, parcels, certificates or merged parcels requested: 2 Number of phases (if applicable): NA

What will the property be used for after division: Residential - rural

Is this part of property you previously subdivided? Yes No

If Yes, what was the map number? Tract No. _____ CO _____ COAL _____

Have you reviewed county records to determine if the subject property after its creation has ever been the subject of a recorded certificate of compliance, a recorded map, or been issued a permit or grant of approval for development of the property? Yes No

If yes, please describe what you found and provide copies of all applicable materials: 14-P11-2

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 surrounding land uses (when applicable, please specify all agricultural uses):

North: Rural South: Rural

East: Rural West: Rural

Access: Describe existing and future access to the proposed project site (i.e. dirt roads, locked gates, etc): _____

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 If yes, please submit copy No

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 if yes, please submit copy No

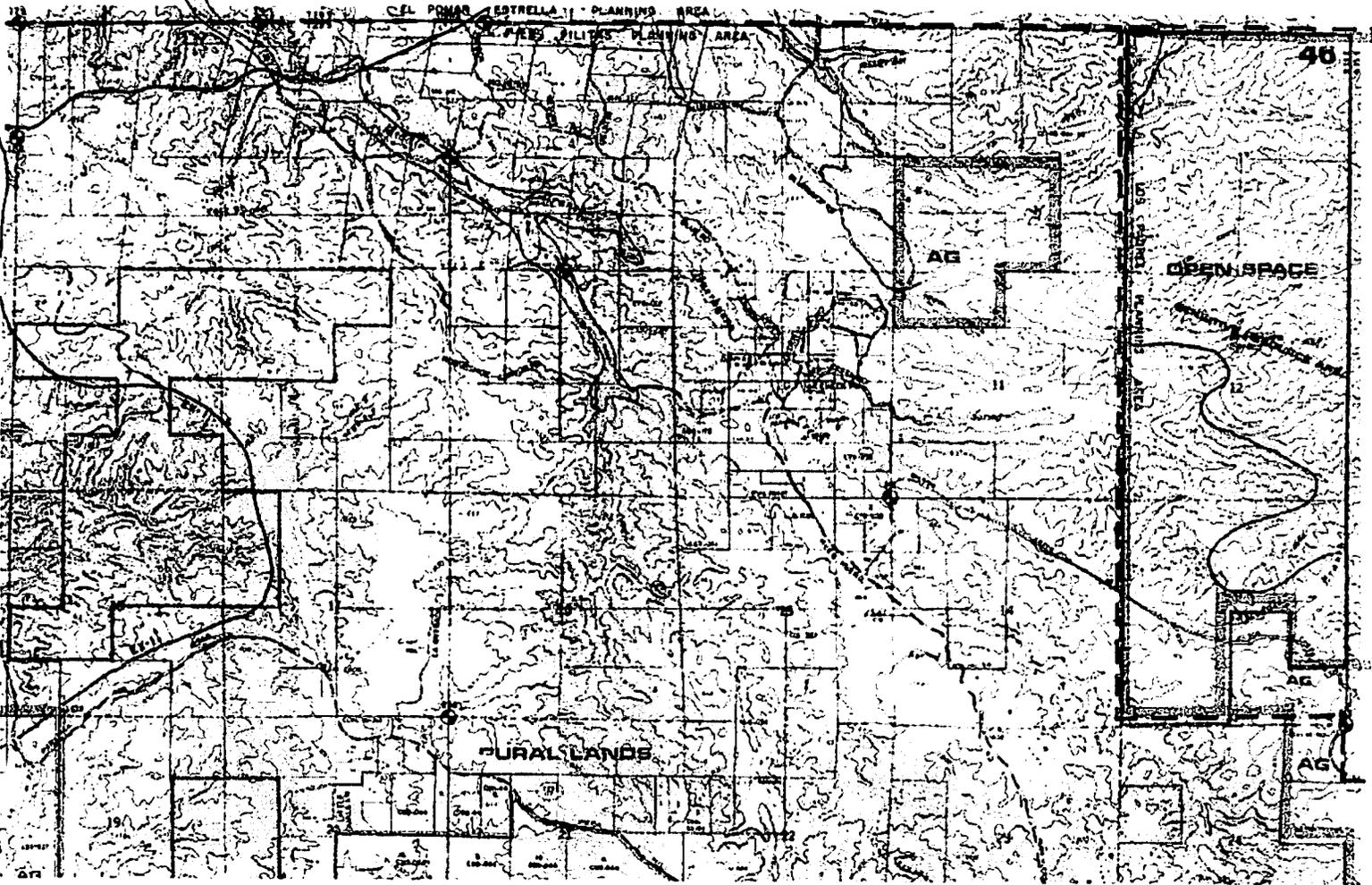
Fire Agency: - List the agency responsible for fire protection: CDF

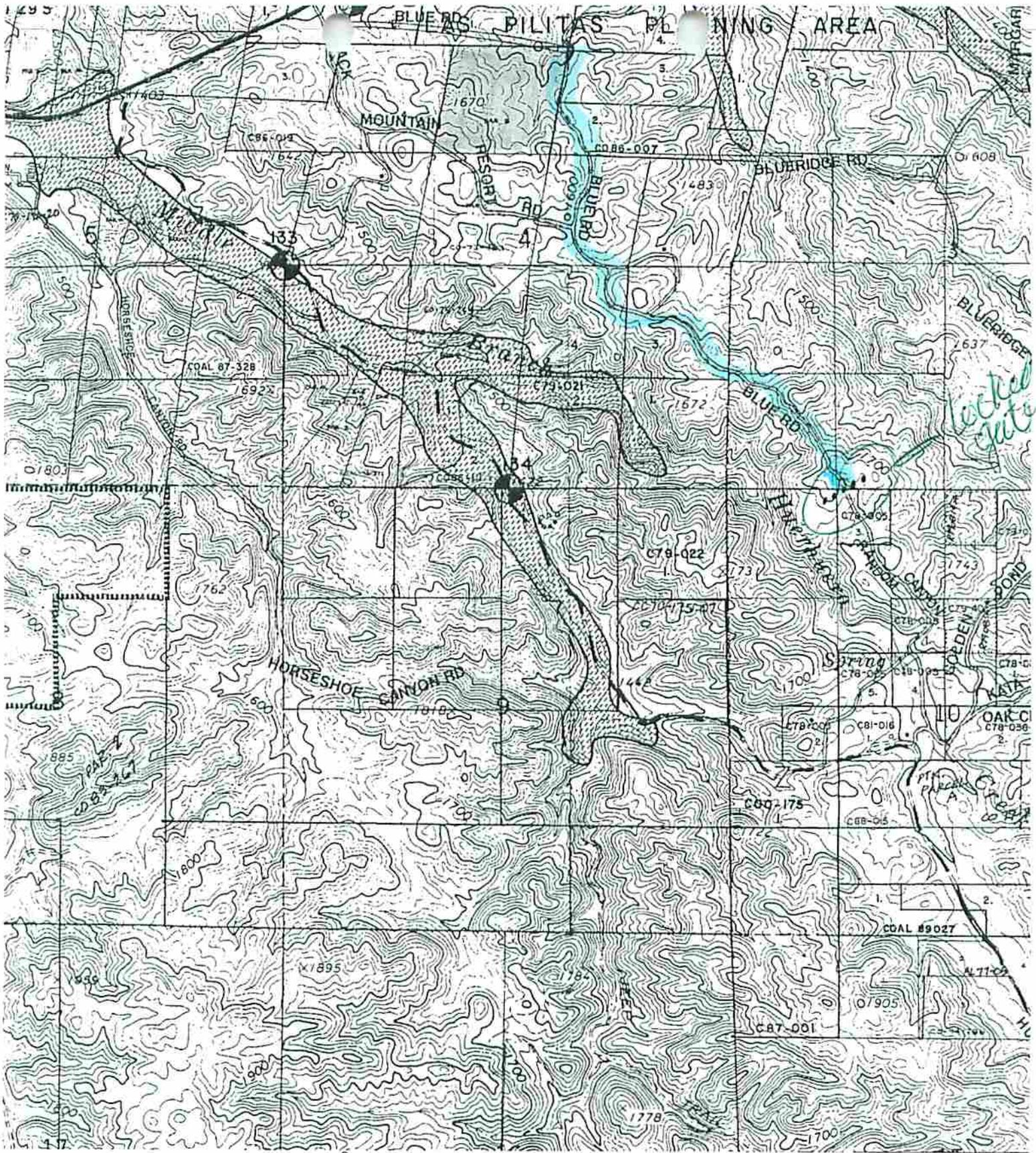
List available or proposed utilities: Gas Telephone Electricity Cable TV

(OVER)

EL POMO ESTRELLA PLANNING AREA
C. P. RES. UTILITIES PLANNING AREA

46





Rural Map 46
Los PILITAS PLANNING AREA

