



COUNTY OF SAN LUIS OBISPO DEPARTMENT OF PLANNING & BUILDING Courtesy Notice

WEEKLY REPORT OF ENVIRONMENTAL DOCUMENTS AVAILABLE FOR REVIEW ("Courtesy Notice")

The purpose of the environmental review process is to provide information about the environmental effects of the actions and decisions made by the County, so that these considerations become a part of the decision-making process. The following is a summary of the most recent determinations made by the County's Environmental Coordinator; these weekly Courtesy Notices can be viewed online at slocounty.ca.gov/CourtesyNotice. The purpose of this listing is to notify the public of pending actions, which may affect the environment of San Luis Obispo County. You are invited to participate in this process by reviewing and providing comments on the recommendations of the Environmental Coordinator. Your comments should be addressed to the Environmental Coordinator (address at end of document). For more information about the environmental review process, please visit: slocounty.ca.gov/EnvironmentalReview

For the week of November 23, 2025 - November 30, 2025 (click each individual project title to view the documents on our [CSS Portal](#))

1. Mitigated Negative Declaration

Nelson Parcel Map ED24-167; N-SUB2022-00034; CO22-0040
SCH Number: [2025111043](#)

This is a request by Peter Nelson for a Vesting Tentative Parcel Map to subdivide an existing 35-acre parcel into three parcels of varying sizes (Parcel 1: 4.75 acres, Parcel 2: 5.68 acres, Parcel 3: 24.94 acres) for the purpose of sale and/or development. The proposed subdivision would use the existing access from Squire Canyon Road. The site is characterized by a level to steeply sloping topography and open space areas to the north and south. Parcel 2 is improved with an approximately 2,576-square foot existing single-family residence served by an on-site well and septic system. Parcels 1 and 3 will need individual septic systems but would have access to one of the 4 on-site wells. The area of disturbance is estimated to be approximately 4.70 acres. The proposed project is within the Residential Suburban land use category and is located at 35 Squire Canyon Road, San Luis Obispo (076-271-058). The site is approximately 0.5 miles east of the Avila Beach Urban Reserve Line and 2 miles east of the community of Avila Beach. The project is within the San Luis Bay Inland Sub Area North of the San Luis Obispo Planning Area.

Additional project information can be found at:

<https://sanluisobispocountyca-energovweb.tylerhost.net/apps/selfservice#/plan/a8968328-1528-4b3d-ad54-e1841d456ed6>

2. Mitigated Negative Declaration

Atascadero Mutual Water Company Water Treatment Plant Project
SCH Number: [2025111111](#)

This is a proposed Atascadero Mutual Water Company (AMWC) Water Treatment Plant (WTP) project involves construction of a facility to treat for per- and polyfluoroalkyl substances detected within the AMWC production wells located adjacent to the Salinas River between State Route 41 and Chico Road. The WTP would be located within a portion of AMWC's existing Corporation Yard at the northwest corner of the overpass of State Route 41 over Sycamore Road. Several components of the WTP would be located under metal canopies, the treatment vessels would be located in the open air, and the Operations Center would be enclosed in a prefabricated metal building that would be about 20 feet in height and approximately 3,800 square feet in size. Chemical storage facilities would be located under a metal canopy with covered chain-link fencing surrounding the chemical containment areas. The project includes installation of new outdoor lighting, including downward-facing pole-mounted lights and chain-mounted LED lights under canopies



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(shielded by quarter-height panels). Native landscape plants would be placed along the Sycamore Road frontage. Due to existing geotechnical conditions at the project site, ground improvements including over-excavation of materials, rapid impact compaction, and reconstruction of the over-excavation materials into a structural backfill would be conducted in certain areas to densify the ground beneath the project site and improve the soil conditions to be suitable for the proposed project. The proposed project would not result in increased groundwater extraction from AMWC's production wells beyond baseline conditions.

Additional project information can be found at:

<https://records.atascadero.org/WebLink/DocView.aspx?id=133305&dbid=0&repo=Atascadero&cr=1>