

HEARINGS: (9:11 AM)

1. Hearing to consider a request by SAN LUIS OBISPO COUNTY PUBLIC WORKS DEPARTMENT, for a Conditional Use Permit / Development Plan / Coastal Development Permit to construct new storm drain improvements to alleviate existing drainage issues. The project would be located alongside State Route 1 in Oceano, beginning at the intersection of Paso Robles Street and State Route 1 and terminating approximately 1,250 feet to the southwest at Arroyo Grande Creek. A portion of the project is located within the Coastal Zone as well as outside of the Coastal Zone. It would include improvements within County and State right of way and on private property, and would result in the disturbance of approximately 14.4 acres and 12,500 cubic yards of cut and fill. The proposed project is within the Industrial and Commercial Retail land use categories and is located in the San Luis Bay Coastal and Inland Planning Areas. Also to be considered at the hearing will be approval of the Environmental Document prepared for the item. The Environmental Coordinator, after completion of the initial study, finds that there is no substantial evidence that the project may have a significant effect on the environment, and the preparation of an Environmental Impact Report is not necessary. Therefore, a Negative Declaration (pursuant to Public Resources Code Section 21000 et seq., and CA Code of Regulations Section 15000 et seq.) has been issued on January 31, 2013 for this project. Mitigation measures are proposed to address air quality, biological resources, and cultural resources and are included as conditions of approval. County File Number: DRC2012-00044 APN(s): 062-118-013, -014, 061-093-044, County Right of Way & Railroad Right of Way Supervisorial District: 4 Date Accepted: January 25, 2013 Ryan Hostetter, Project Manager Recommend approval

APPROVED (9:11 AM)

Ryan Hostetter, Project Manager: introduces team Jeff Lee and Mark Hutchinson from Public Works. The team shows a Power Point presentation regarding the specifics of the project and addresses correspondence received regarding concerns about the project.

Commissioners: begin their deliberations.

Jim Irving: opens Public Comment.

Jeff Edwards: speaks.

Mark Hutchinson, Public Works: addresses Mr. Edwards' comments.

Ryan Hostetter, Project Manager: addresses comments regarding inconsistency with the Local Coastal Plan.

Commissioners: continue their deliberations.

Thereafter, on motion of Tim Murphy, seconded by Carlyn Christianson, and on the following vote:

Attachment 6
Planning Commission Minutes

AYES: Commissioner(s) Tim Murphy, Carlyn Christianson, Jim Irving, Don Campbell.

NOES: None.

ABSENT: Commissioner(s) Ken Topping.

**The Commission approves Development Plan / Coastal Development Permit DRC2012-00044 based on the findings listed in Exhibit A and the Conditions listed in Exhibit B.
Adopted.**