

SAN LUIS OBISPO COUNTY DEPARTMENT OF PUBLIC WORKS

Paavo Ogren, Director



County Government Center, Room 207 • San Luis Obispo CA 93408 • (805) 781-5252
Fax (805) 781-1229 email address: pwd@co.slo.ca.us

MEMORANDUM

Date: November 5, 2013
To: Ryan Hostetter, Project Manager
From: Tim Tomlinson, Development Services
Subject: **Public Works Comments on DRC2013-00032 (Hill) MUP for a Solar Facility off State Route 46 West at Jack Creek Rd, Templeton APN 039-191-035**

Thank you for the opportunity to provide information on the proposed subject project. It has been reviewed by several divisions of Public Works, and this represents our consolidated response.

Public Works Comments:

- A. COA 1b and 1c are a result of the recommendations by Robert Winslow, PE, the project civil engineer for Ashley & Vance Engineering, Inc, in their letter dated October 24, 2012.

Recommended Project Conditions of Approval:

Access

1. **At the time of application for construction permits**, the applicant shall submit plans to the Department of Public Works to secure an Encroachment Permit and post a damage bond to construct improvements within the public right-of-way in accordance with County Public Improvement Standards. The plan is to include, as applicable:
 - a. Reconstruct existing site access approach per Drawing B-1a driveway and A-5a sight distances standards.
 - b. Repair pavement and edge of pavement damage associated with project construction vehicle turning or off-tracking movements along Jack Creek Road and Sea Ranch Lane.
 - c. Trim vegetation along Jack Creek Road and Sea Ranch Lane as necessary. All work shall be directed by a licensed arborist.
2. **At the time of application for construction permits**, the applicant shall provide evidence to the Department of Planning and Building that onsite circulation and pavement structural

sections have been designed and shall be constructed in conformance with Cal Fire standards and specifications back to the nearest public maintained roadway.

3. **On-going condition of approval (valid for the life of the project)**, and in accordance with County Code Section 13.08, no activities associated with this permit shall be allowed to occur within the public right-of-way including, but not limited to, project signage; tree planting; fences; etc without a valid Encroachment Permit issued by the Department of Public Works.

Drainage

4. **At the time of application for construction permits**, the applicant shall submit complete drainage calculations for review and approval in accordance with Sections 22.52.110 (Drainage Plan Required) of the Land Use Ordinance.
5. **At the time of application for construction permits**, the applicant shall submit complete erosion and sedimentation control plan for review and approval in accordance with 22.52.120.
6. **On-going condition of approval (valid for the life of the project)**, the project shall comply with the requirements of the National Pollutant Discharge Elimination System Phase I and / or Phase II storm water program and the County's Storm Water Pollution Control and Discharge Ordinance, Title 8, Section 8.68 et sec.

Stormwater Pollution Prevention

7. **At the time of application for construction permits**, the applicant shall show compliance with the "Post-Construction Stormwater Management Requirements for Development Projects in the Central Coast Region (CRWQB Central Coast Region", Resolution No. R3-2012-0025, Section (B)(1)(b)(viii)).