



FH
SAN LUIS OBISPO COUNTY

DEPARTMENT OF PLANNING AND BUILDING

THIS IS A NEW PROJECT REFERRAL

RECEIVED

DATE: 1/17/2014

TO: PW

FROM: Megan Martin (805-781-4163 or mamartin@co.slo.ca.us)
Coastal Team / Development Review

JAN 17 2014

COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PUBLIC WORKS

PROJECT DESCRIPTION: DRC2013-00055 FORSYTH – Proposed minor use permit for a new single family residence of 2,664 sf with 904 sf unconditioned space and 495 sf garage. Site location is 2746 Richard Ave, Cayucos. APN: 064-204-023.

Return this letter with your comments attached no later than: 14 days from receipt of this referral. CACs please respond within 60 days. Thank you.

PART 1 - IS THE ATTACHED INFORMATION ADEQUATE TO COMPLETE YOUR REVIEW?

- YES (Please go on to PART II.)
- NO (Call me ASAP to discuss what else you need. We have only 10 days in which we must obtain comments from outside agencies.)

PART II - ARE THERE SIGNIFICANT CONCERNS, PROBLEMS OR IMPACTS IN YOUR AREA OF REVIEW?

- YES (Please describe impacts, along with recommended mitigation measures to reduce the impacts to less-than-significant levels, and attach to this letter)
- NO (Please go on to PART III)

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 SO INDICATE, OR CALL.

see attached comments, recommended conditions. send the attached Stormwater Control Plan Application & Coversheet to the applicant with the info hold letter please.

1-29-14
Date

P. Tomlinson
Name

5271
Phone



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Date: January 29, 2014 *Superseded (Aug. 25, 2014)*
 To: Megan Martin, Project Planner
 From: Tim Tomlinson, Development Services
 Subject: **Public Works Comments on DRC2013-00055, Forsyth MUP, Richard Ave, Cayucos, APN 064-204-023**

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 REQUESTS THAT AN INFORMATION HOLD BE PLACED ON THIS PROJECT UNTIL THE APPLICANT PROVIDES THE FOLLOWING DOCUMENTS FOR PUBLIC WORKS REVIEW AND COMMENT:

1. In accordance with Land Use Ordinance, Section 23.05.040 (Drainage), the proposed project is considered a regulated project and required to submit a Stormwater Control Plan Application and Coversheet.

Public Works Comments:

- A. The proposed project is within a drainage review area. Drainage plan is required and it will be reviewed at the time of Building Permit submittal by Public Works. The applicant should review Chapter 23.05.040 of the Land Use Ordinance prior to future submittal of development permits.
- B. The project may meet the applicability criteria for Stormwater Management. Therefore, the project is required to submit a Stormwater Control Plan Application and Coversheet.

Recommended Project Conditions of Approval:

Drainage

1. **At the time of application for construction permits, the applicant shall submit complete drainage plans for review and approval in accordance with Section 23.05.040 (Drainage) of the Land Use Ordinance.**

2. **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.
3. **At the time of application for construction permits**, the applicant shall demonstrate that the project construction plans are in conformance with their Stormwater Control Plan (if required).
4. **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

5. **At the time of application for construction permits**, the applicant shall demonstrate whether the project is subject to the LUO Section for Stormwater Management. Applicable projects shall submit a Stormwater Control Plan (SWCP) prepared by an appropriately licensed professional to the County for review and approval. The SWCP shall incorporate appropriate BMP's, shall demonstrate compliance with Stormwater Quality Standards and shall include a preliminary drainage plan, a preliminary erosion and sedimentation plan. The applicant shall submit complete drainage calculations for review and approval.
6. **At the time of application for construction permits**, the applicant shall submit a draft "Private Stormwater Conveyance Management and Maintenance System" exhibit for review and approval by the County (if necessary).
7. **Prior to issuance of construction permits**, the applicant shall record with the County Clerk the "Private Stormwater Conveyance Management and Maintenance System" to document on-going and permanent storm drainage control, management, treatment, disposal and reporting (if necessary).



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: August 25, 2014
To: Megan Martin, Project Planner
From: Tim Tomlinson, Development Services
Subject: **Public Works Comments on DRC2013-00055, Forsyth MUP, Richard Ave, Cayucos, APN 064-204-023**

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Public Works Comments:

- A. The proposed project is within a drainage review area. Drainage plan is required and it will be reviewed at the time of Building Permit submittal by Public Works. The applicant should review Chapter 23.05.040 of the Land Use Ordinance prior to future submittal of development permits.
- ~~B. The project meets the applicability criteria for Stormwater Management. Therefore, the project is required to submit a Stormwater Control Plan Application and Coversheet.~~
- C. The project appears to not meet the applicability criteria for a Stormwater Management (it creates or replaces less than 2500 sf of impervious area). Therefore no Stormwater Control Plan is required.

Recommended Project Conditions of Approval:

Drainage

1. **At the time of application for construction permits**, the applicant shall submit complete drainage plans for review and approval in accordance with Section 23.05.040 (Drainage) of the Land Use Ordinance.
2. **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.
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- ~~6. **At the time of application for construction permits**, the applicant shall submit a draft "Private Stormwater Conveyance Management and Maintenance System" exhibit for review and approval by the County (if necessary).~~
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SAN LUIS OBISPO COUNTY
DEPARTMENT OF PLANNING AND BUILDING

THIS IS A NEW PROJECT REFERRAL

DATE: 1/17/2014

TO: _____

FROM: Megan Martin (805-781-4163 or mamartin@co.slo.ca.us)
Coastal Team / Development Review

PROJECT DESCRIPTION: DRC2013-00055 FORSYTH – Proposed minor use permit for a new single family residence of 2,664 sf with 904 sf unconditioned space and 495 sf garage. Site location is 2746 Richard Ave, Cayucos. APN: 064-204-023.

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IF YOU HAVE "NO COMMENT," PLEASE SO INDICATE, OR CALL.

Preliminary plans show ENCROACHMENT INTO SEWER EASEMENT.
A Conditional Sewer Will Serve Letter
will be required for this project

1/17/14
Date

Anita Rebich
Name

805-995-3290
Phone

COUNTY GOVERNMENT CENTER • SAN LUIS OBISPO • CALIFORNIA 93408 • (805)781-5600
EMAIL: planning@co.slo.ca.us • FAX: (805) 781-1242 • WEBSITE: <http://www.sloplanning.org>



DRC2013-00055 Forsyth

Rick Koon

to:

mamartin

08/04/2014 09:47 AM

Cc:

arebich

Hide Details

From: "Rick Koon" <rkoon@cayucossd.org>

To: <mamartin@co.slo.ca.us>

Cc: <arebich@cayucossd.org>

History: This message has been forwarded.

Megan,

I would be glad to discuss the Forsyth MUP with you.

From our stand point, they are encroaching into our easement with both the second floor and third floor decks. The third looks to be high enough as to not cause a problem if we need to replace our sewer main. The second floor deck and it's 2'-6" encroachment will be the issue. We have no room for pipe replacement. The District may be able to mitigate this but that is up to my Board to vote on once our staff has a chance to look at the plans.

Also, the District will require that all footings extend below our pipeline since the house is right on our easement line (10' setback).

The elevations do show extending the footings to a depth where they do not place a bearing load on our pipe, but we will require them to extend to the depth of the pipe in case we decide to replace the pipe by excavation.

District policy is to review the construction drawings, issue a conditional will serve and require the owner to sign and record a "Grant of License" for the encroachments, including any other encroaching site improvements, i.e. drainage piping, landscaping, fences...

Hope this helps. Call me if you have any more questions.

Rick

Rick Koon
District Manager
Cayucos Sanitary District
(805) 995-3290



February 14, 2014

File No.: 0916-01
SLO Co. File No. DRC2013-00055

Mr. Ian Forsyth
c/o John McDonald, Architect
2813 Santa Barbara Avenue
Cayucos, California 93430

RECEIVED

FEB 20 2014

Attention: Mr. John McDonald

PLANNING & BUILDING

Subject: Review of Engineering Geology Investigation

Project: Forsyth Residence (APN 064-204-023)
2746 Richard Avenue
Cayucos Area of San Luis Obispo County, California

Reference: 1. Engineering Geology Investigation, 2746 Richard Street, APN: 064-204-023, Cayucos Area of San Luis Obispo County, California, Project No. SL08599-1, prepared by Geosolutions, Inc., dated January 24, 2014.

Dear Mr. Forsyth:

The purpose of this letter is to summarize our findings of a site reconnaissance performed on February 12, 2014; and review of the above referenced engineering geology report (Reference 1).

The report was reviewed for conformance with section 23.07.084 of the San Luis Obispo County Coastal Land Use Ordinance (CZLUO) and the San Luis Obispo County Guidelines for Engineering Geology Reports. It is our opinion that the referenced report presents a comprehensive outline, modeling the site engineering geology and geologic constraints.

It is our opinion that the site geologic conditions are accurately modeled as represented. Our findings are congruent with the conclusions and recommendations of the engineering geology investigation prepared by Geosolutions, Inc., dated January 24, 2014.

It is our opinion that the project engineering geologic constraints have been adequately characterized and appropriate mitigative measures have been included for CEQA & CZLUO

February 14, 2013

File No.: 0916-01
SLO Co. File No. DRC2013-0055

compliance. The itemized recommendations nos. 1 through 12, summarized on pp. 2 through 4 (Reference 1) should be included as conditions of approval prior to the issuance of building permits.

Please contact me at (831) 443-6970 or bpapurello@landseteng.com if you have questions regarding this matter.

Respectfully,
LandSet Engineers, Inc.



Brian Papurello, CEG 2226



Doc. No. 1402-107.REV

Copies: Addressee (2)
Mr. Ian Forsyth (1)
Ms. Megan Martin, San Luis Obispo Co., Dept. of Planning & Building (1)
Mr. John M.D. Kammer (1)
SLO County Geology files

February 14, 2013

File No.: 0916-01
SLO Co. File No. DRC2013-00055**SAN LUIS OBISPO COUNTY ENGINEERING GEOLOGY REPORT REVIEW FORM**

The San Luis Obispo County Planning and Building Department uses the following checklist as part of reviewing engineering geology reports. Explanatory notes are appended and keyed to each numbered item.

Checklist item within consulting report	Adequately described: satisfactory	Additional data needed: unsatisfactory
1. Project Description	X	
2. SLO County Geological Study Area Map	X	
3. Site Location	X	
4. Regional Geologic Map	X	
5. Original engineering geologic map of site	X	
6. Aerial photograph interpretation	X	
7. Subsurface site geology	X	
8. Geologic cross sections	X	
9. Active faulting and coseismic deformation across the site	X	
10. Landslides	X	
11. Flooding, severe erosion, deposition	X	
12. On-site septic systems	N/A	
13. Hydrocollapse of alluvial fan soils	X	
14. Evaluation of historical seismicity and regional faults	X	
15. Characterize and classify geologic site class	X	
16. Probabilistic evaluation of earthquake ground motion	X	
17. Peak ground acceleration for MCE levels of ground motion	X	
18. Site coefficients F_a & F_v and spectral accelerations S_s , S_1 , S_{MS} , S_{M1} S_{DS} & S_{D1}	X	
19. Geologic setting for liquefaction analysis	X	
20. Liquefaction methodology	N/A	
21. Bluff erosion	N/A	
22. Tsunami or seiche potential	X	
23. Expansive soil	X	
24. Naturally occurring asbestos	X	
25. Radon and other hazardous gasses	X	
26. Geologic constraints anticipated during grading operations	X	
27. Areas of cut and fill, preparation of the ground, and depth of removals	N/A	
28. Subdrainage plans for groundwater	N/A	
29. Final grading report and as-built map	N/A	
30. Summary sheet	X	
31. Age of report	X	
32. Engineering geology report signed by CEG	X	



Flat Top, Downslope

SAN LUIS OBISPO COUNTY

DEPARTMENT OF PLANNING AND BUILDING

Eng. Grading Plans

THIS IS A NEW PROJECT REFERRAL

Not a Variance

DATE: 1/17/2014

TO: CCAC

FROM: Megan Martin (805-781-4163 or mamartin@co.slo.ca.us)
Coastal Team / Development Review

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LUC/CCAC RECOMMEND APPROVAL

Requested Applicant's Assisted to work with staff to enhance the design - that is, not so stark/boxy - to add articulation

Date 2-10-14 Name LARRY FISHMAN Phone 995-0007

LUC CHAIR

CCAC

COUNTY GOVERNMENT CENTER • SAN LUIS OBISPO • CALIFORNIA 93408 • (805)781-5600
EMAIL: planning@co.slo.ca.us • FAX: (805) 781-1242 • WEBSITE: http://www.sloplanning.org