

**EXHIBIT A - FINDINGS**

*Environmental Determination*

- A. The Environmental Coordinator, after completion of the initial study, found 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 Mitigated Negative Declaration (pursuant to Public Resources Code Section 21000 et seq, and CA Code of Regulations Section 15000 et seq.) has been issued on September 25, 2014 and is hereby adopted for this project. Mitigation measures are proposed to address Aesthetics, Air Quality, Biological Resources, Cultural Resources, Geology and Soils, and Hazards/Hazardous Materials, and are included as conditions of approval.

*Minor Use Permit*

- B. The proposed project or use is consistent with the San Luis Obispo County General Plan because the use is an allowed use and as conditioned is consistent with all of the General Plan policies.
- C. As conditioned, the proposed project or use satisfies all applicable provisions of Title 22 of the County Code, including provisions of Section 22.30.360 – *Pipelines and Transmissions Lines*.
- D. The establishment and subsequent operation or conduct of the use will not, because of the circumstances and conditions applied in the particular case, be detrimental to the health, safety or welfare of the general public or persons residing or working in the neighborhood of the use, or be detrimental or injurious to property or improvements in the vicinity of the use because the pipeline does not represent an immediate threat in the event of an oil spill, and because the pipeline would be constructed to exceed the requirements of Federal Regulation 49 CFR 195.110 pertaining to pipeline design and safety, and the applicant would be required to prepare an Oil Spill Contingency and Emergency Response Plan to minimize potential risks. This project is subject to Ordinance and Building Code requirements designed to address health, safety and welfare concerns.
- E. The proposed project or use will not be inconsistent with the character of the immediate neighborhood or contrary to its orderly development because the project is consistent with existing activities at the Freeport McMoran Oil Field and Santa Maria Refinery, and the proposed pipeline would be located underground and therefore will not conflict with the surrounding lands and uses.

ATTACHMENT 1

- F. The proposed project or use will not generate a volume of traffic beyond the safe capacity of all roads providing access to the project, either existing or to be improved with the project because the pipeline would not directly generate vehicle trips and would remove 18 tanker truck trips per day from local roads once operational.
- G. The proposed use will not adversely affect the continuing operating or expansion of the energy or extraction use because it is an activity that directly supports the operation of such facilities.
- H. The site design and development incorporate adequate measures to ensure that archeological resources will be acceptably and adequately protected because a Phase I Cultural Resource Survey and Extended Phase I Cultural Resource Survey have been prepared in consultation with tribal members and the agreed upon mitigation measures, including preparation of a monitoring plan have been included as conditions of approval.