SAN LUIS OBISPO COUNTY

DEPARTMENT OF PLANNING AND BUILDING

RECEIVED
SR 14040
JUL 7 2014
IN 92,180

THIS IS A NEW PROJECT REFERRAL

DATE: 7/2/2014

TO: ENV HEALTH

FROM: Holly Phipps (805-781-1162 or hphipps@co.slo.ca.us)
North County Team / Development Review

PROJECT DESCRIPTION: DRC2013-00117 NINER WINE ESTATES – Proposed modification to an approved conditional use permit to allow limited restaurant use with an existing commercial kitchen. Site location is 2400 W Hwy 46, Paso Robles. APN: 040-111-031

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.

Facility is current & compliant with its 3 permits with this office (water, food, hazmat). No additional comments

7/8/14 — Date

[signature] — Name

X5551 — Phone

Templeton Area Advisory Group (TAAG)
October 20, 2014

DRC2013-00117 Niner Wine Estates CUP
Modification of an existing CUP to allow limited restaurant use with their existing commercial kitchen at 2400 W Highway 46, Paso Robles, Calif. The original CUP (DRC2004-00275) was supported by TAAG in October 2005.

Community Vision: Currently the kitchen closes at 4:00 pm and only offers "tapas" style meals. The applicant proposes extending their kitchen hours until 9:00 pm and offering an extended menu. The kitchen would become a restaurant and serve full meals during their open hours. The property has 25 seats indoors and 50 seats when including the patio.

Agricultural Resources: ARC does not believe any ag resources will be diminished.

Roads: Modifications may result in additional traffic at different hours.

Signage: No additional lighting will be added to any signage. A plaque will likely be added to existing monument signage.

Given the previous support of TAAG, and the noting the conditions above, ARC supports the modification of the CUP to allow limited restaurant use of the existing commercial kitchen and extended hours.

TAAG Vote: Approved, 7-0