SAN LUIS OBISPO COUNTY DEPARTMENT OF BUILDING AND PLANNING

Page 1 of 4

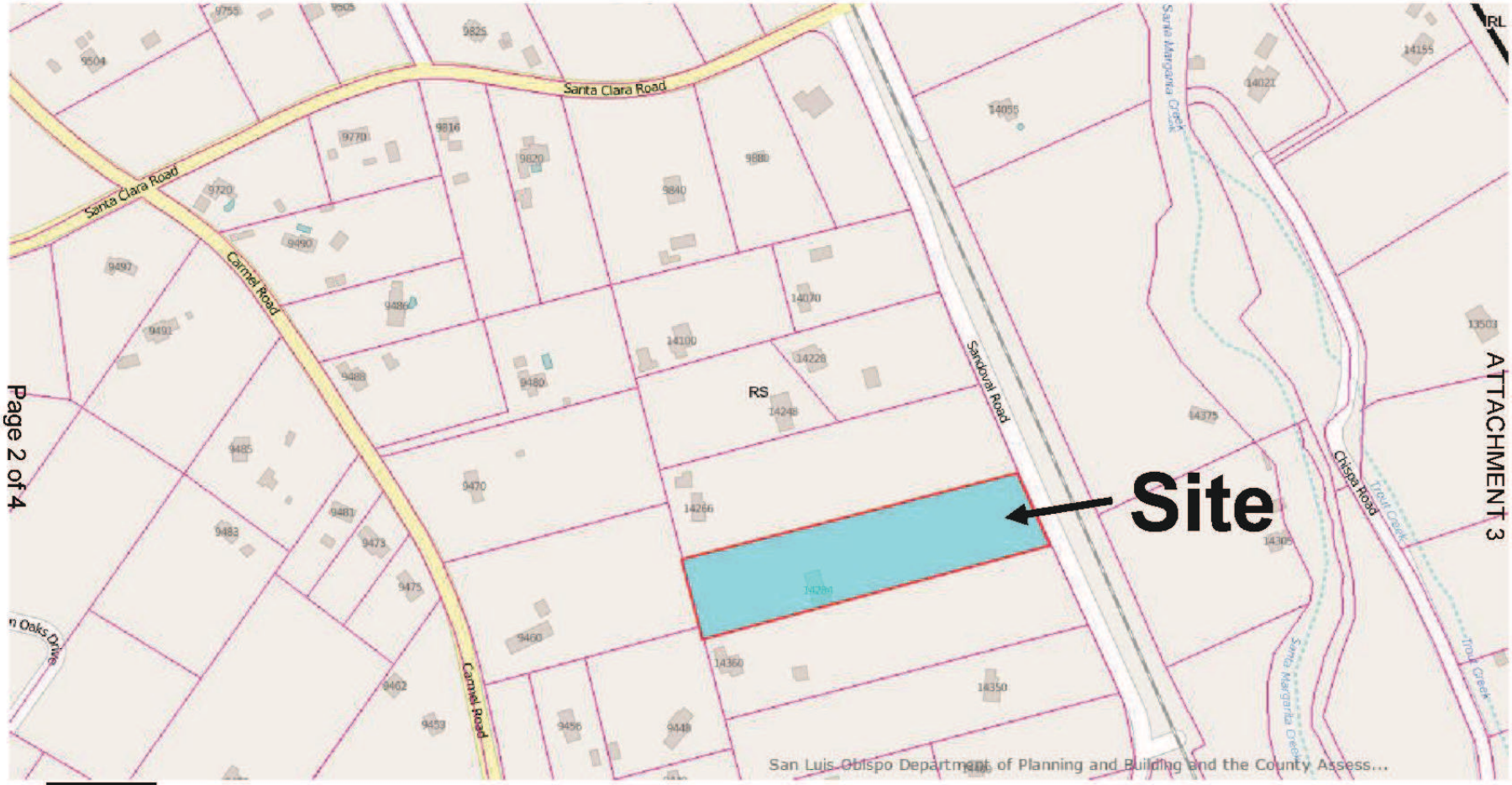
ATTACHMENT 3

PROJECT

Parcel Map
Hilliard/SUB2013-00070

EXHIBIT

Vicinity Map



PROJECT

Parcel Map
Hilliard/SUB2013-00070

EXHIBIT

Land Use Category Map

PROJECT

Parcel Map
Hilliard/SUB2013-00070

EXHIBIT

Aerial Map

VICINITY MAP

COUNTY OF SAN LUIS OBISPO, CA
TENTATIVE PARCEL MAP
CO 12-0065

GEO-WEST Land Surveys
5422 Horda Ave, Atascadero, CA 93422
805.461.5560 - 805.305.0438
www.geo-west.com

OWNER

THOMAS AND CATHY HILLIARD
14254 SANDOVAL ROAD
ATASCADERO, CA 93422

APN

039-151-049

ACREAGE

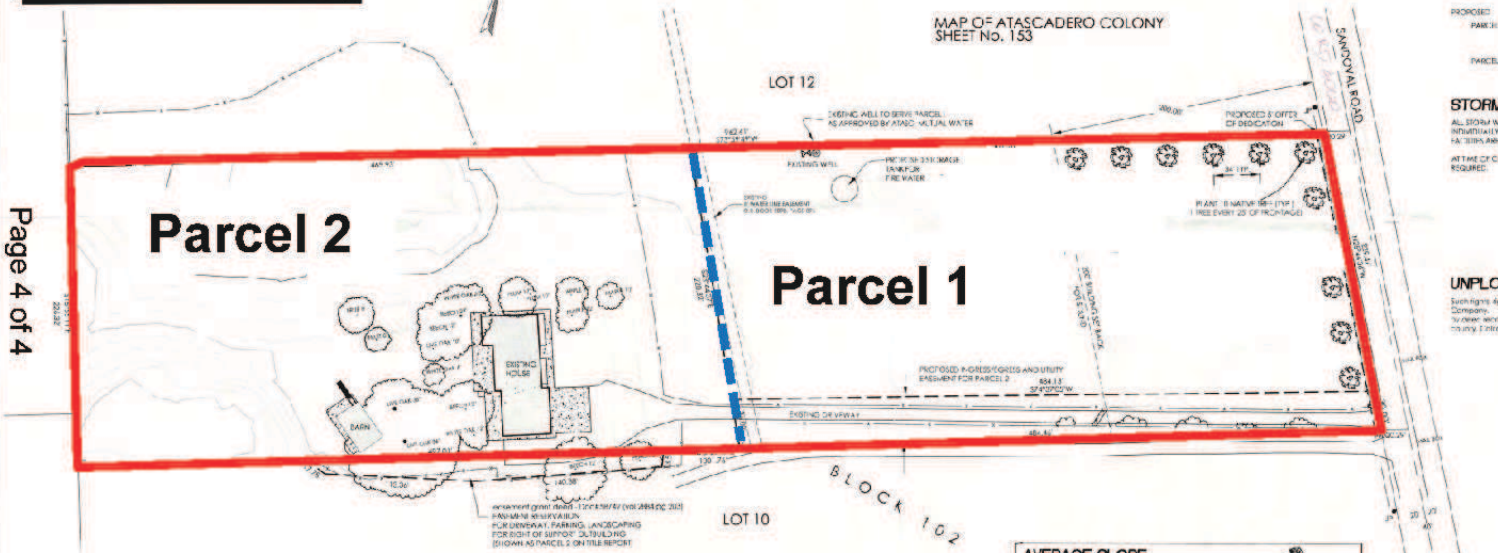
ORIGINAL
LOT 11 BLOCK 102 ATASCADERO COLONY — 5.10 ACRES GROSS, 5.00 ACRES NET

PROPOSED
PARCEL 1 — 2.60 ACRES NET - 2.60 ACRES GROSS
PARCEL 2 — 2.50 ACRES NET - 2.50 ACRES GROSS

PARCEL 1 PROPOSED BUILDING

APPROXIMATELY 5200 SQ. FT. ROOF RESIDENCE INCLUDING GARAGE, PATIO SHALL CONSIST OF PAVERS, TOTAL SITE DISTURBANCE SHALL BE LESS THAN 15,000 SQUARE FEET. TOTAL IMPERVIOUS SURFACES PROPOSED IS LESS THAN 4,999 SQUARE FEET.

MAP OF ATASCADERO COLONY
SHEET No. 153



STORM WATER CONTROL PLAN

ALL STORM WATER MANAGEMENT FACILITIES ARE TO BE DESIGNED AND CONSTRUCTED AT INITIATION OF WITH EACH LOT AS THEY ARE DEVELOPED IF STORM WATER MANAGEMENT FACILITIES ARE REQUIRED.

AT TIME OF CONSTRUCTION PERMIT A STORMWATER POLLUTION PREVENTION PLAN WILL BE REQUIRED.

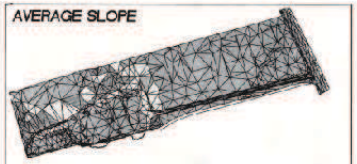
UNPLOTTABLE EASEMENTS

Such rights, rights of way and easements as were granted to the Atascadero Mutual Water Company.
As more amended November 18, 1914 in Book 1, Page 84 of Deeds, records of San Luis Obispo County, California.

LEGEND

- FOUND MONUMENT
- JOINT POWER AND PHONE POLE
- GUY WIRE
- POWER POLE
- TREE
- WATER VALVE
- FIRE HYDRANT
- OVERHEAD POWER
- EXISTING FENCE
- EXISTING FENCE

AVERAGE SLOPE



Color	Slope Beg.	Slope End	% of Area	Area
	0.00 %	7.00 %	74.0%	4.35 acres
	7.00 %	14.00 %	14.6 %	0.51 acres
	14.00 %	21.00 %	5.8 %	0.33 acres
	21.00 %	30.00 %	4.1 %	0.19 acres
	30.00 %	63.00 %	2.1 %	0.12 acres

GRAPHIC SCALE
(IN FEET)
inch = 40 ft.

NOTE:
1) AREA OF WASTE WATER SYSTEMS UNDER 20% SLOPE
2) AREA OF WASTE WATER SYSTEMS OUTSIDE ALL DRIVEWAYS OR NATIVE TREES

BARAK J. MILLS No. 7835 — REGISTERED CIVIL ENGINEER — STATE OF CALIFORNIA

CO 12 - 0065

AS REQUESTED BY:
THOMAS HILLIARD

LEGAL DESCRIPTION: LOT 11 IN BLOCK 102 OF ATASCADERO COLONY, IN THE UNINCORPORATED AREA OF THE COUNTY OF SAN LUIS OBISPO, STATE OF CALIFORNIA, ACCORDING TO MAP OF ATASCADERO COLONY, RECORDED OCTOBER 31, 1914 IN BOOK 3, PAGE 153 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

DATE: JAN 2014 JOB: 014 12 APN: 039 151 049

Sheet 1 of 1

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PROJECT

Parcel Map
Hilliard/SUB2013-00070

EXHIBIT

Tentative Parcel Map