



**COUNTY OF SAN LUIS OBISPO  
BOARD OF SUPERVISORS  
AGENDA ITEM TRANSMITTAL**

(1) DEPARTMENT Public Works	(2) MEETING DATE 12/15/2020	(3) CONTACT/PHONE Peter Moreci Deputy County Surveyor (805) 781-5268	
(4) SUBJECT Request to approve Parcel Map CO 11-0035, a proposed subdivision resulting in 3 lots, by various owners; and adopt the attached resolution to accept the offer of dedication for additional right of way, 1075 Rossi Road in the community of Templeton. District 1.			
(5) RECOMMENDED ACTION It is recommended that the Board: <ol style="list-style-type: none"> <li>1. Approve Parcel Map CO 11-0035, a proposed subdivision resulting in 3 lots, which has been received and has satisfied all the conditions of approval that were established at the public hearing on the tentative map by the applicant Newlin Hastings, for the benefit of the present owners Harry Hodges "Turko" Semmes, III and BJ Semmes, Trustees of the Turko and BJ Semmes Trust created August 1, 2002; Bryan N. Beckham and Louise Spadia-Beckham, as Trustees of the BLB Family Trust dated December 25, 1999; Thomas Newlin Hastings Jr. and Elizabeth S. Hastings, as Trustees of the Hastings Family Trust dated July 4, 2000; James Hill Hastings,; Shannon Hastings Higa; and American Riviera Bank; and</li> <li>2. Adopt the attached resolution to accept the offer of dedication for additional right of way; and</li> <li>3. Authorize and instruct the Clerk of the Board to have the Parcel Map recorded in the Clerk Recorder's office.</li> </ol>			
(6) FUNDING SOURCE(S) N/A	(7) CURRENT YEAR FINANCIAL IMPACT N/A	(8) ANNUAL FINANCIAL IMPACT N/A	(9) BUDGETED? N/A
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. _____) <input type="checkbox"/> Board Business (Time Est. _____)			
(11) EXECUTED DOCUMENTS <input checked="" type="checkbox"/> Resolutions <input type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A			
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: N/A <input type="checkbox"/> 4/5th's Vote Required <input checked="" type="checkbox"/> N/A	
(14) LOCATION MAP Attached	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY <input checked="" type="checkbox"/> N/A Date _____	
(17) ADMINISTRATIVE OFFICE REVIEW Kristin Eriksson			
(18) SUPERVISOR DISTRICT(S) District 1			



## COUNTY OF SAN LUIS OBISPO

TO: Board of Supervisors

FROM: Public Works  
Peter Moreci, Deputy County Surveyor

VIA: Edward Reading, County Surveyor

DATE: 12/15/2020

SUBJECT: Request to approve Parcel Map CO 11-0035, a proposed subdivision resulting in 3 lots, by various owners; and adopt the attached resolution to accept the offer of dedication for additional right of way, 1075 Rossi Road in the community of Templeton. District 1.

### **RECOMMENDATION**

It is recommended that the Board:

1. Approve Parcel Map CO 11-0035, a proposed subdivision resulting in 3 lots, which has been received and has satisfied all the conditions of approval that were established at the public hearing on the tentative map by the applicant Newlin Hastings, for the benefit of the present owners Harry Hodges "Turko" Semmes, III and BJ Semmes, Trustees of the Turko and BJ Semmes Trust created August 1, 2002; Bryan N. Beckham and Louise Spadia-Beckham, as Trustees of the BLB Family Trust dated December 25, 1999; Thomas Newlin Hastings Jr. and Elizabeth S. Hastings, as Trustees of the Hastings Family Trust dated July 4, 2000; James Hill Hastings,; Shannon Hastings Higa; and American Riviera Bank; and
2. Adopt the attached resolution to accept the offer of dedication for additional right of way; and
3. Authorize and instruct the Clerk of the Board to have the Parcel Map recorded in the Clerk Recorder's office.

### **DISCUSSION**

At the October 7, 2019 public hearing, the Subdivision Review Board granted approval to the proposed subdivision tentative map. All proposed real property divisions are subject to conditions of approval. The project owner has satisfied all the conditions of approval that were established for this project at the public hearing. The map was processed by the County Department of Planning and Building with input from the following County Departments: Public Works, Environmental Health, as well as the Templeton Community Services District, Air Pollution Control District, Templeton Advisory Group, Bike Advisory Committee, and Heal SLO.

The Real Property Division Ordinance (Title 21 of the San Luis Obispo County Code) requires that when the conditions of approval have been met, and when an adequate parcel map that is substantially in conformance with the design of the approved tentative map has been submitted to the County Surveyor, the County Surveyor will transmit the map with his approval and certification to the Clerk of the Board awaiting your Board's approval to record the map. Section 21.06.050 of the County Code requires your Board to approve the map if it is determined to be in conformity with the Real Property Division Ordinance and the Subdivision Map Act. It is also recommended that your Board adopt the attached resolution accepting an offer of dedication for right of way to the County of San Luis Obispo.

### **OTHER AGENCY INVOLVEMENT/IMPACT**

The Clerk of the Board is to hold the map until your Board approves it. The Clerk of the Board also certifies the Board's approval, arranges receipt of the recording fee and after the signatures and seals have been affixed, transmits the map to the County Clerk Recorder. The County Clerk Recorder files the map as prescribed by the Subdivision Map Act and records the approved resolution.

County Counsel has reviewed the attached resolution and approved it as to legal form and effect.

### **FINANCIAL CONSIDERATIONS**

All costs for examination and certification of the map by the County Surveyor are paid by the project owners.

Accepting this offer of dedication does not increase the mileage of maintained roads and is specific to sidewalk improvements adjoining the tract parcels.

There are no other costs associated with this action.

### **RESULTS**

Approval of the recommended action will allow the subdivision map to be filed in the office of the County Clerk Recorder.

### **ATTACHMENTS**

- 1 Vicinity Map
- 2 Layout Map
- 3 Resolution Accepting an Offer of Dedication for Right of Way of a Road Currently in the County Road System Vineyard Drive, County Road No. 5156 and Rossi Road, County Road No. 5330

File: CO - 11-0035

Reference: 21.001

L:\DevServ\2020\December\BOS\CO 11-0035\21.001 brd ltr.docPM.nd