

Elaina Cano
San Luis Obispo
County Clerk-Recorder
Main Office: (805) 781-5080
Atascadero: (805) 461-6041
www.slovote.com

Receipt: 25-28460

ProductName	Extended
FISH FISH AND WILDLIFE FILING	\$3,049.75
# Pages	3
Document #	40-09092025-189
Document Info:	SAN LUIS OBISPO COUNTY
Filing Type	ND
Total	\$3,049.75
Tender (On Account)	\$3,049.75
Account#	CTY
Account Name	JE except TX & DSS
Customer Name	PAMELA JARDINI
Balance	\$9,155.50

PLEASE KEEP FOR REFERENCE

9/9/25 9:56 AM M
San Luis Obispo



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER:

40-09092025-189

STATE CLEARINGHOUSE NUMBER (If applicable)

2025080353

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY

SAN LUIS OBISPO COUNTY

LEAD AGENCY EMAIL

aknighton@ca.slo.ca.us

DATE

09/09/2025

COUNTY/STATE AGENCY OF FILING

COUNTY OF SAN LUIS OBISPO

DOCUMENT NUMBER

PROJECT TITLE

ARMET MAJOR GRADING PERMIT (GRAD2022-00120 / CEQA2022-00177)

PROJECT APPLICANT NAME

PAMELA JARDINI

PROJECT APPLICANT EMAIL

pam@planningsolutions.us

PHONE NUMBER

(805) 801-0453

PROJECT APPLICANT ADDRESS

1360 NEW WINE PLACE

CITY

TEMPLETON

STATE

CA

ZIP CODE

93465

PROJECT APPLICANT (Check appropriate box)

☐ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☒ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	\$4,123.50	\$	
☒ Mitigated/Negative Declaration (MND)(ND)	\$2,968.75	\$	\$2,968.75
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,401.75	\$	

☐ Exempt from fee

☐ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	
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☒ County documentary handling fee		\$	\$81.00
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☐ Other		\$	
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PAYMENT METHOD:

☐ Cash ☐ Credit ☐ Check ☒ Other

TOTAL RECEIVED \$ \$3,049.75

SIGNATURE

X

AGENCY OF FILING PRINTED NAME AND TITLE

Michelle Maltby, Deputy County Clerk-Recorder

Filed in County Clerk's Office

Elaina Cano

San Luis Obispo - County Clerk-Recorder

40-09092025-189

09/09/2025

FISH

Pages: 3

Fee: \$ 3049.75

By MMaltby, Deputy





COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PLANNING & BUILDING
NOTICE OF DETERMINATION – FOCUSED MITIGATED
NEGATIVE DECLARATION/NEAR MISS EXEMPTION

ENVIRONMENTAL DETERMINATION NO.: ED24-198

DATE: September 8th, 2025

PROJECT TITLE: Armet Major Grading Permit (GRAD2022-00120 / CEQA2022-00177)

APPLICANT NAME: Pamela Jardini

ADDRESS: 1360 New Wine Place Templeton, CA 93465

TELEPHONE: 805-801-0453

EMAIL: pam@planningsolutions.us

PROJECT DESCRIPTION: A request by Rick Armet for a Major Grading Permit to authorize the grading for the construction of a new 4,853 square-foot single-family residence, 1,299 square-foot attached 4-car garage, 1,191 square-foot accessory dwelling unit, as-built 2,925 square-foot AG shop and as-built access driveway that crosses an unnamed, mapped National Hydrography Dataset (NHD) blue line drainage. The project will result in the disturbance of approximately 97,170 square-feet, including 2,181 cubic yards of cut and 1,925 cubic yards of fill on the 76.65 acre lot. The maximum depth at which grading occurs is 14 feet. The proposed project is located within the Agricultural land use category at 625 Templeton Road (APN 034-131-060), approximately 500 feet west of the community of Templeton and approximately 1,000 feet north of the City of Atascadero. The project site is in the El Pomar-Estrella Sub Area of the North County Planning Area.

LOCATION: 625 TEMPLETON RD TEMPLETON, CA 93465 APN: 034-131-060

LEAD AGENCY: County of San Luis Obispo
Department of Planning & Building
976 Osos Street, Room 200
San Luis Obispo, CA 93408-2040
(805) 781-5600
Website: <http://www.sloplanning.org>

STATE CLEARINGHOUSE REVIEW: YES ☒ NO ☐

OTHER POTENTIAL PERMITTING AGENCIES: Air Resources Board, Caltrans - District 5, CA Dept. of Fish and Wildlife - District 4, Regional Water Quality and Control Board - District 3, CA Dept. of Forestry and Fire Protection, CA Dept. of Parks and Recreation.

ADDITIONAL INFORMATION: Additional information pertaining to this environmental determination may be obtained from the Lead Agency at the contact information above and also on our website at

<https://sanluisobispocountyca-energovweb.tylerhost.net/apps/selfservice#/permit/d1b8be3e-8fc8-49ab-bb0d-19a009413363>



COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PLANNING & BUILDING
**NOTICE OF DETERMINATION – FOCUSED MITIGATED
NEGATIVE DECLARATION/NEAR MISS EXEMPTION**

Notice of Determination

State Clearinghouse No. 2025080353

This is to advise that the San Luis Obispo County Chief Building Official as ☒ *Lead Agency* ☐ *Responsible Agency* approved the above described project on 8/1/2025, and has made the following determinations regarding the above described project:

The project will not have a significant effect on the environment. A Focused Mitigated Negative Declaration/Near Miss Exemption was prepared for this project pursuant to the provisions of CEQA. A Statement of Overriding Considerations was not adopted for this project. Findings were made pursuant to the provisions of CEQA.

This is to certify that the Focused Mitigated Negative Declaration/Near Miss Exemption with comments and responses and record of project approval is available to the General Public at the 'Lead Agency' address above.

Andy Knighton Andy Knighton (aknighton@co.slo.ca.us) 9/9/2025 County of San Luis Obispo

Signature	Project Manager	Date	Public Agency
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