

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

Receipt: 26-7865-C1

Receipt corrected 3/12/26 10:46 AM by
MMaltby
26-7865-C1 - Change page count

| ProductName | Extended |
|-------------------------------|------------------------|
| FISH FISH AND WILDLIFE FILING | \$3,124.75 |
| # Pages | 2 |
| Document # | 40-03122026-060 |
| Document Info: | SAN LUIS OBISPO COUNTY |
| Filing Type | ND |
| <hr/> | |
| Total | \$3,124.75 |
| Tender (On Account) | \$3,124.75 |
| Account# | CTY |
| Account Name | JE except TX & DSS |
| Customer Name | PETER NELSON |
| Balance | \$4,291.75 |

PLEASE KEEP FOR REFERENCE

10:44 AM MMaltby
ispo



State of California - Department of Fish and Wildlife
2026 ENVIRONMENTAL DOCUMENT FILING FEE CASH RECEIPT
 DFW 753.5a (REV. 01/01/26) Previously DFG 753.5a

RECEIPT NUMBER:
40-03122026-060

STATE CLEARINGHOUSE NUMBER (If applicable)
2025111043

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

| | | |
|--|--|--------------------|
| LEAD AGENCY SAN LUIS OBISPO COUNTY | LEAD AGENCY EMAIL bmaule@co.slo.ca.us | DATE 03/12/2026 |
| COUNTY/STATE AGENCY OF FILING COUNTY OF SAN LUIS OBISPO | | DOCUMENT NUMBER |

PROJECT TITLE
NELSON TENTATIVE PARCEL MAP (N-SUB2022-00034/ ED24-167)

| | | |
|--|---|--------------------------------|
| PROJECT APPLICANT NAME PETER NELSON, DDS | PROJECT APPLICANT EMAIL peternelsondds@gmail.com | PHONE NUMBER (805) 544-1877 |
| PROJECT APPLICANT ADDRESS 41 SQUIRE CANYON ROAD | CITY SAN LUIS OBISPO | STATE CA |
| | | ZIP CODE 93405 |

PROJECT APPLICANT (Check appropriate box)

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

CHECK APPLICABLE FEES:

- Environmental Impact Report (EIR) \$4,227.50 \$ _____
- Mitigated/Negative Declaration (MND)(ND) \$3,043.75 \$ \$3,043.75
- Certified Regulatory Program (CRP) document - payment due directly to CDFW \$1,437.25 \$ _____
- 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 \$ _____
- County documentary handling fee \$ _____ \$ \$81.00
- Other \$ _____

PAYMENT METHOD:

- Cash Credit Check Other
- TOTAL RECEIVED** \$ \$3,124.75

| | |
|--|--|
| SIGNATURE X <i>Michelle Maltby</i> | 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

40-03122026-060

03/12/2026
 FISH
 Pages: 2
 Fee: \$ 3124.75

By M Maltby, Deputy





COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PLANNING & BUILDING
NOTICE OF DETERMINATION – MITIGATED NEGATIVE DECLARATION

ENVIRONMENTAL DETERMINATION NO.: ED24-167

DATE: December 24, 2025

PROJECT/ENTITLEMENT: Nelson Tentative Parcel Map (N-SUB2022-00034/ ED24-167)

APPLICANT NAME: Peter Nelson, DDS

ADDRESS: 41 Squire Canyon Road, San Luis Obispo, CA 93405

TELEPHONE: (805) 544-1877

EMAIL: peternelsondds@gmail.com

PROJECT DESCRIPTION: A request by Peter Nelson for a Vesting Tentative Parcel Map to subdivide an existing 35-acre parcel into three parcels of varying sizes (Parcel 1: 4.75 acres, Parcel 2: 5.68 acres, Parcel 3: 24.94 acres) for the purpose of sale and/or development. The proposed subdivision would use the existing access from Squire Canyon Road. The site is characterized by a level to steeply sloping topography and open space areas to the north and south. Parcel 2 is improved with an approximately 2,576-square foot existing single-family residence served by an on-site well and septic system. Parcels 1 and 3 will need individual septic systems but would have access to one of the 4 on-site wells. The area of disturbance is estimated to be approximately 4.70 acres. The proposed project is within the Residential Suburban land use category and is located at 35 Squire Canyon Road, San Luis Obispo (076-271-058). The site is approximately 0.5 miles east of the Avila Beach Urban Reserve Line and 2 miles east of the community of Avila Beach. The project is within the San Luis Bay Inland Sub Area North of the San Luis Obispo Planning Area.

LOCATION: 35 Squire Canyon Road, San Luis Obispo, CA. APN 076-271-058.

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

STATE CLEARINGHOUSE REVIEW: YES NO

OTHER POTENTIAL PERMITTING AGENCIES: Caltrans District 5; Fish & Game Region 4; Department of Forestry and Fire Protection; Regional Water Quality Control Board #3

ADDITIONAL INFORMATION: Additional information pertaining to this Environmental Determination may be obtained by contacting the above Lead Agency address or (805) 781-5600.

| Notice of Determination | | State Clearinghouse No. <u>2025111043</u> | |
|--|-----------------------------------|--|---------------------------|
| <p>This is to advise that the San Luis Obispo County <u>Building Official</u> as <input checked="" type="checkbox"/> <i>Lead Agency</i> <input type="checkbox"/> <i>Responsible Agency</i> approved the above-described project on <u>February 2, 2026</u>, and has made the following determinations regarding the above-described project:</p> <p><i>The project will not have a significant effect on the environment. A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA. Mitigation measures were made a condition of the approval of the project. A Statement of Overriding Considerations was not adopted for this project. Findings were made pursuant to the provisions of CEQA.</i></p> <p>This is to certify that the Mitigated Negative Declaration with comments and responses and record of project approval is available to the General Public at the 'Lead Agency' address above.</p> | | | |
| <i>Blake Maule</i> | Blake Maule (bmaule@co.slo.ca.us) | 12/24/25 | County of San Luis Obispo |
| Signature | Project Manager Name | Date | Public Agency |