



COUNTY OF SAN LUIS OBISPO DEPARTMENT
OF PLANNING & BUILDING

Trevor Keith, *Department Director*

NOTICE OF INTENT TO ADOPT MITIGATED NEGATIVE DECLARATION

WHO: County of San Luis Obispo

WHAT: A Draft Mitigated Negative Declaration for the **Barrett Grading Variance N-DRC2024-00050 ED25-0253** complete and available for public review and comment. The document addresses the environmental impacts that may be associated with activities related to the implementation of the project. The Environmental Coordinator, after completion of the Initial Study, finds that there is substantial evidence that the project would not have a significant effect on the environment, and the preparation of an Environmental Impact Report is not necessary. Therefore, a Mitigated Negative Declaration (pursuant to Public Resources Code Section 21000 et seq., and CA Code of Regulations Section 15000 et seq.) has been issued on **4/10/2026**. Mitigation measures are proposed to address impacts associated with **Air Quality, Biological Resources, Geology and Soils, Hazards and Hazardous Materials, Land Use and Planning, and Mandatory Findings of Significance** and will be included as conditions of approval.

PROJECT: The proposed project is Request by **Chase Barrett** for a Variance to allow grading on slopes that exceed 30 percent for the purpose of improving an existing driveway to Cal Fire standards and the construction of a new 4,349 square foot (sf) single-family residence, a 1,200 sf Accessory Dwelling Unit (ADU), and a 2,369 sf. detached garage/workshop. Other site improvements will include retaining walls, storm drainage conveyances, a new septic leach field, a new 5,000 gallon water storage tank, and trenching for utilities. The project will be constructed in a single phase; a swimming pool may be constructed in the future under a separate permit. The project will result in an area of disturbance of about 1.77 acres including 2,354 cubic yards (cy) of cut and fill. The project will result in the removal of a small storage shed along with sixteen almond trees that are either dead or in poor health. The project site consists of a single lot of record of 15.58 acres located about 0.75 miles east of Nacimiento Lake Drive and 1.5 miles northwest of the city of Paso Robles within the Adelaida Sub-area of the North County Planning Area. The project site is located within the Agriculture land use category and is subject to the Camp Roberts Influence Area combining designation.

WHERE: Copies of the proposed Mitigated Negative Declaration and all of the associated documents referenced in the Mitigated Negative Declaration are available for review at the County of San Luis Obispo Department of Planning and Building, 976 Osos Street, County Government Center Room 300, San Luis Obispo, CA 93408 and also on our website at:
<https://sanluisobispocountyca-energoweb.tylerhost.net/apps/selfservice#/plan/3909d1fb-c5ac-43c8-96dd-5165f344ab79>

HOW TO COMMENT OR GET MORE INFORMATION:

Anyone interested in commenting on the Draft Mitigated Negative Declaration should email your comments or questions to **Eric Tolle**, Project Manager, at etolle@co.slo.ca.us or mail your written comments to the County of San Luis Obispo Department of Planning and Building at 976 Osos St., Rm 300, San Luis Obispo, CA 93408. The 30-day public review period for this Draft Initial Study and Mitigated Negative Declaration begins **April 10, 2026**, and ends **May 9, 2026**. Written comments must be received by 5:00 p.m. on the last day of the review period to be considered. The County of San Luis Obispo will hold a public hearing to consider the adoption of the Mitigated Negative Declaration. The hearing is tentatively scheduled for June 25, 2026.

If you would like more information about this project, please contact Eric Tolle, Project Manager, at etolle@co.slo.ca.us or (805) 788-2148.

DATED: **04/03/26**