

RIPARIAN BIOSUPPORT, INC.

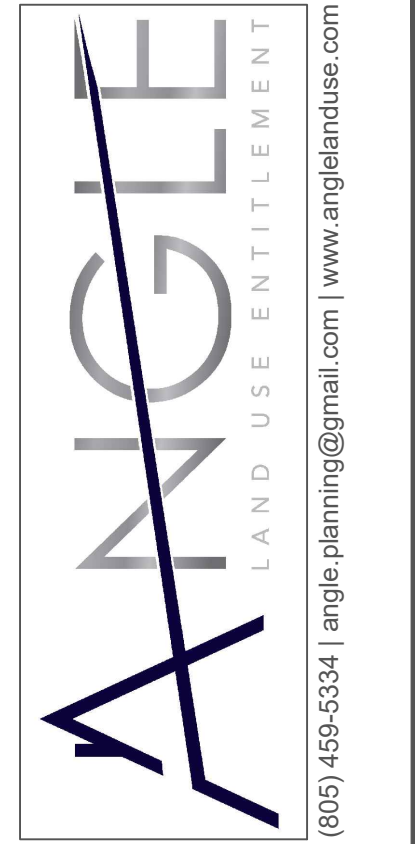
OUTDOOR CANNABIS CULTIVATION

1375 KLAU MINE ROAD

PASO ROBLES, CA 93466

PARCEL 'B' (E) 40.06 ACRES APN 014-331-064

PROPOSED PARCEL (146.19 AC) COAL 18-0124



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PROPERTY INFORMATION

LEGAL: T26S R10E PTN SEC 27
 APN: 014-331-064
 1375 KLAU MINE ROAD
 PASO ROBLES, CA 93466
 ZONE: AG
 PARCEL AREA: (E) 40.06 ACRES
 PROPOSED PARCEL 1 COAL 10-0124 (146.19 ACRES)

SHEET INDEX

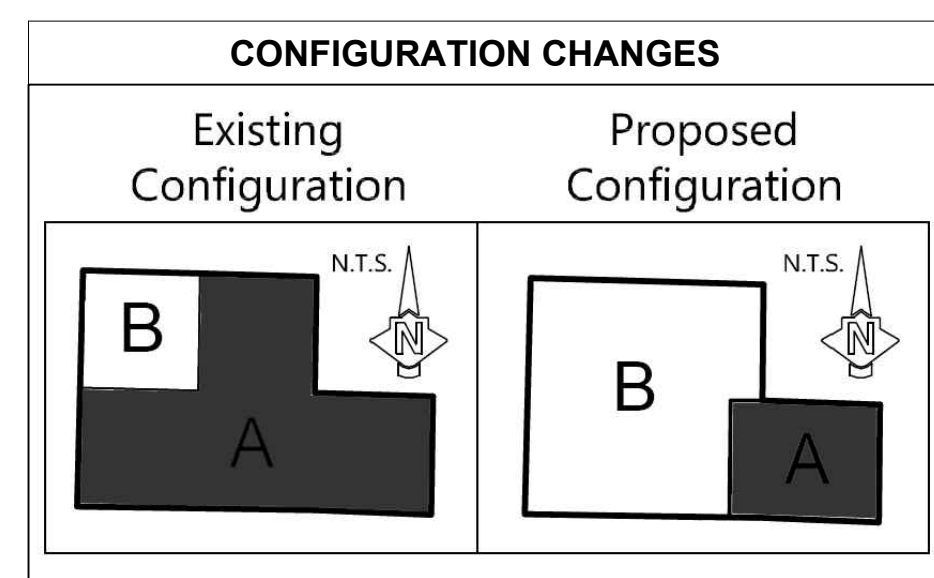
A2.0 TITLE SHEET
 A2.1 OVERALL SITE PLAN
 A2.2 ENLARGED SITE PLAN
 A2.3 PROPERTY SITE PHOTOGRAPHS
 A2.4 GREENHOUSE FLOOR PLAN AND ELEVATIONS
 A2.5 NURSERY FLOOR PLAN AND ELEVATIONS
 A2.6 SECURITY FENCING EXHIBIT

INDEX OF OWNER AND PROFESSIONAL CONSULTANTS

APPLICANT:
 DR. KIRK AZEVEDO
 1375 KLAU MINE ROAD
 PASO ROBLES, CA 93466

AGENT:
 ANGLE LAND USE ENTITLEMENT
 MANDI PICKENS
 1439 MARSH ST.
 SAN LUIS OBISPO, CA 93401

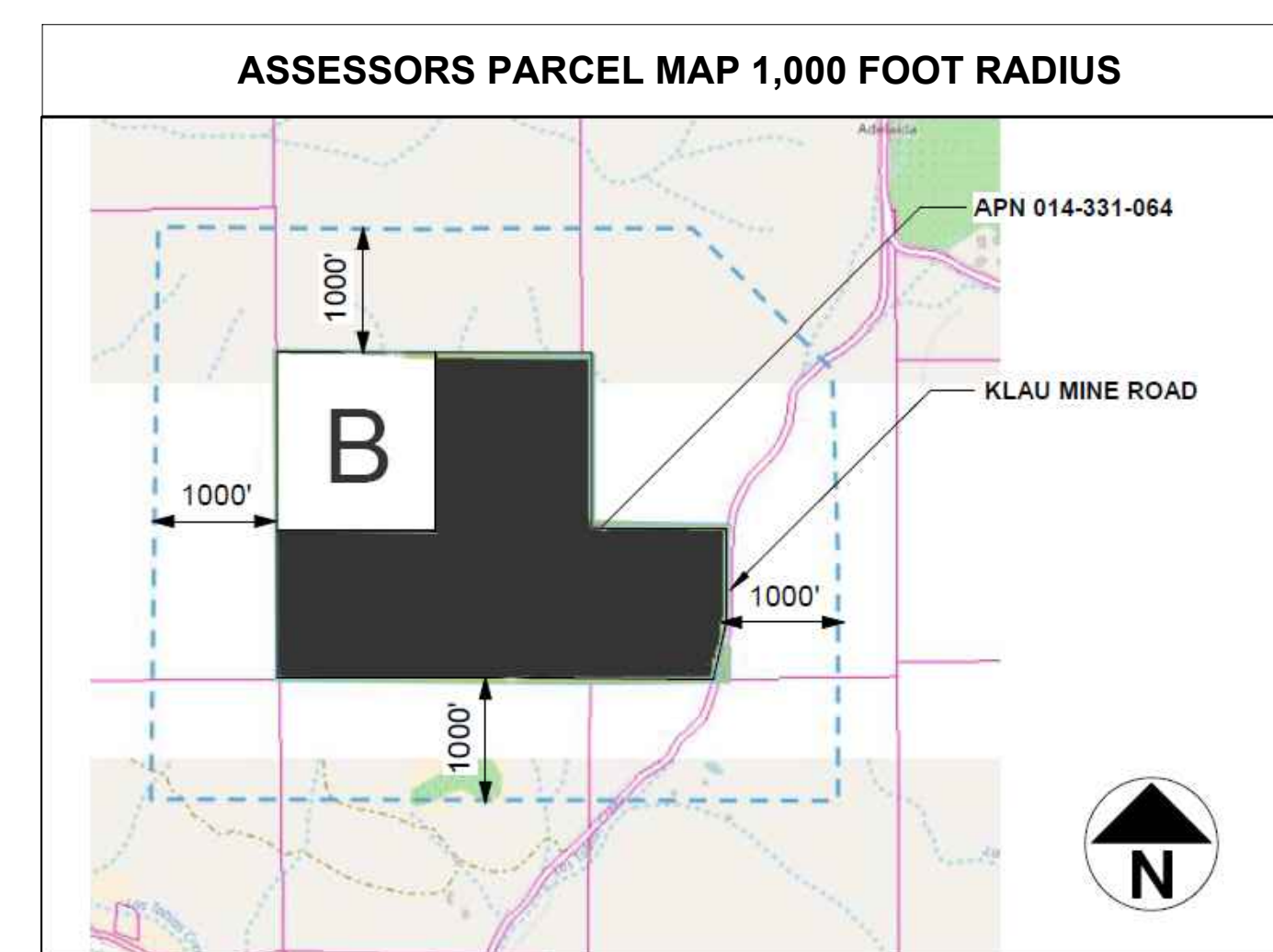
SURVEY AND TOPOGRAPHIC MAPPING
 DAKOS LAND SURVEYS
 MARC DOUGLA DAKOS LAND SURVEYOR #8769
 7600 MORRO ROAD
 ATASCADERO, CA 93422
 PHONE 805-466-2645 FAX 805-466-0812



SCOPE OF WORK

MINOR USE PERMIT FOR 3 ACRES
 OUTDOOR CANNABIS CULTIVATION AND
 ANCILLARY TRANSPORT

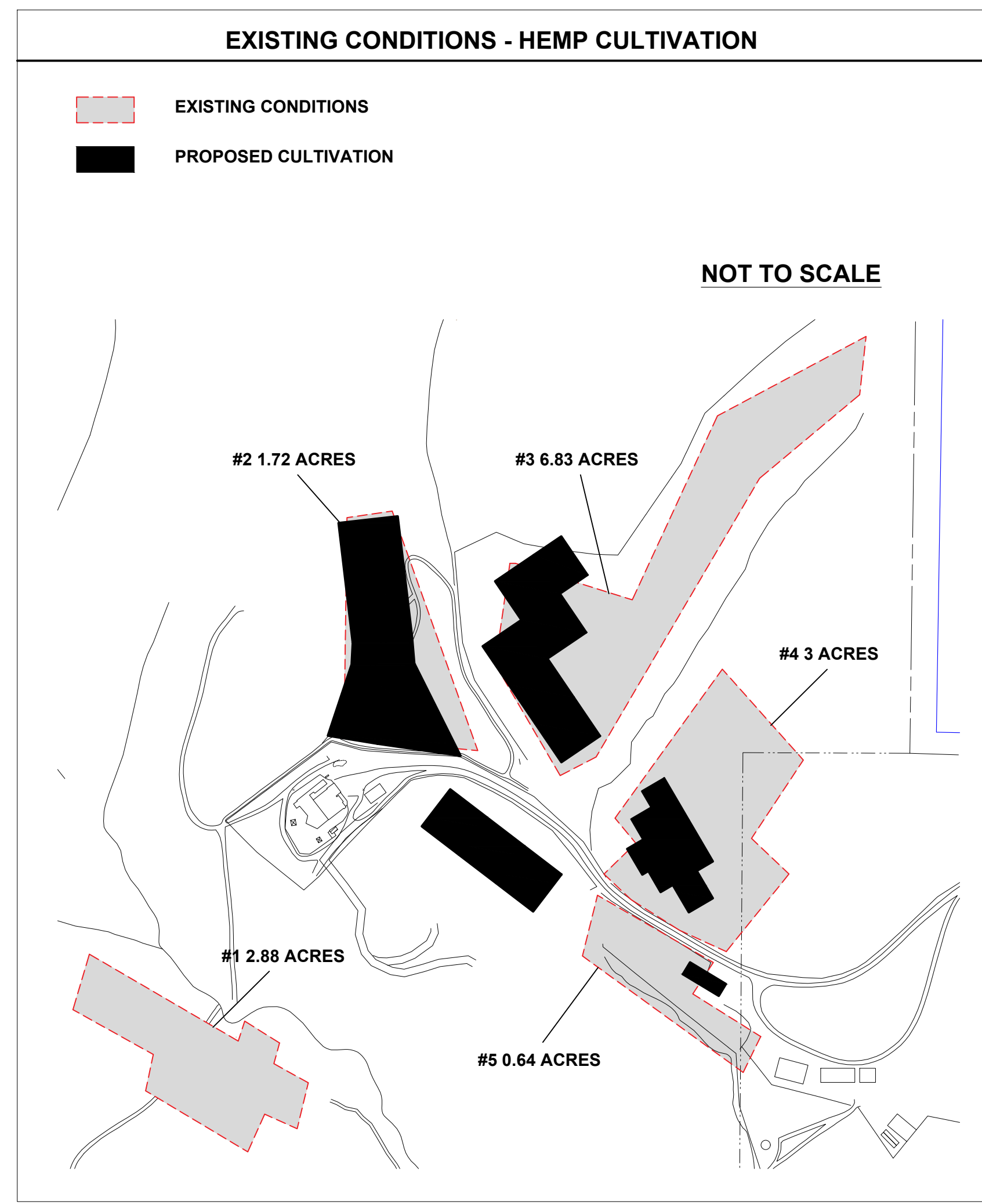
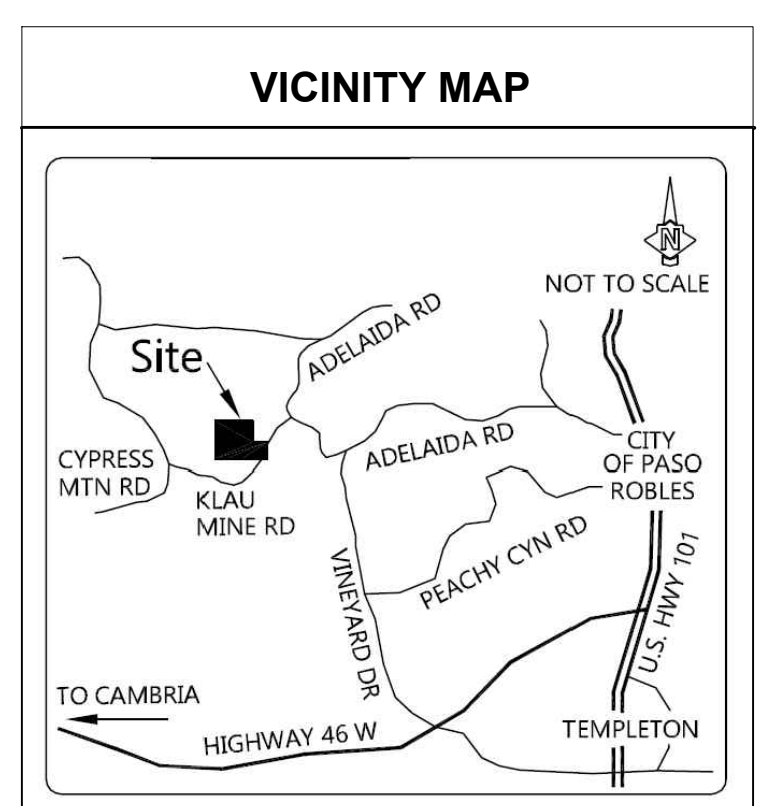
THIS PROJECT WILL USE ACCESS COMPOST WASTE
 LOADING ON ADJACENT PARCEL B - SEPARATE PERMIT



1,000 FOOT RADIUS PARCEL DESCRIPTIONS

APN	Acreage	Ownership	Use	Sensitive Receptor
014-331-001	155.24	Lanice Crozier	Vacant Land	NO
014-331-033	285.63	Halter Real Estate, LLC	Residence + Grazing	NO
014-331-085	150.70	Hay & Baulf Trust	Residence (2) + Grazing	NO
014-331-013	144.71	Dodd Ranch, LLC	Residence + Grazing	NO
014-321-007	125.62	Dodd Ranch, LLC	Vacant Land	NO
014-321-017	566.97	Hyde-Mullen Ranch, LLC	Vacant Land	NO

THE PROPOSED CANNABIS CULTIVATION IS NOT LOCATED WITHIN ONE THOUSAND (1,000) FEET FROM ANY PRE-SCHOOL, ELEMENTARY SCHOOL, JUNIOR HIGH SCHOOL, HIGH SCHOOL, LIBRARY, PARK, PLAYGROUND, RECREATION OR YOUTH CENTER, LICENSED DRUG OR ALCOHOL RECOVERY FACILITY, OR LICENSED SOBER LIVING FACILITY.



PROJECT

M.U.P. OUTDOOR CANNABIS CULTIVATION (PARCEL B)

1375 KLAU MINE ROAD
 PASO ROBLES, CA 93466

CLIENT

DR. KIRK AZEVEDO
 1375 KLAU MINE ROAD
 PASO ROBLES, CA 93466

PROJECT NO.

DRAWN BY: SS

DATE: 7/15/20

CONSULTANT:

STAMP:

NOT FOR CONSTRUCTION

SHEET TITLE:

TITLE SHEET

PARCEL B

SHEET NUMBER:

A2.0

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PASO ROBLES, CA 93466

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DR. KIRK AZEVEDO
1375 KLAU MINE ROAD
PASO ROBLES, CA 93466

PROJECT NO.	
DRAWN BY	SS
DATE	3/22/21

CONSULTANT:

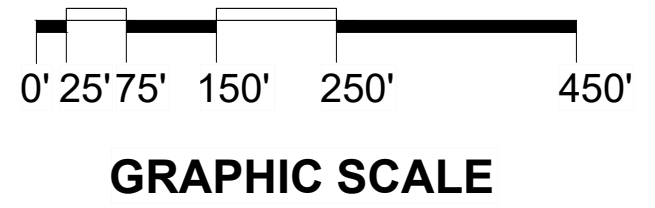
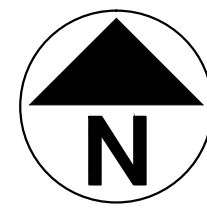
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SHEET TITLE:
OVERALL SITE PLAN PARCEL B

SHEET NUMBER:
A2.1

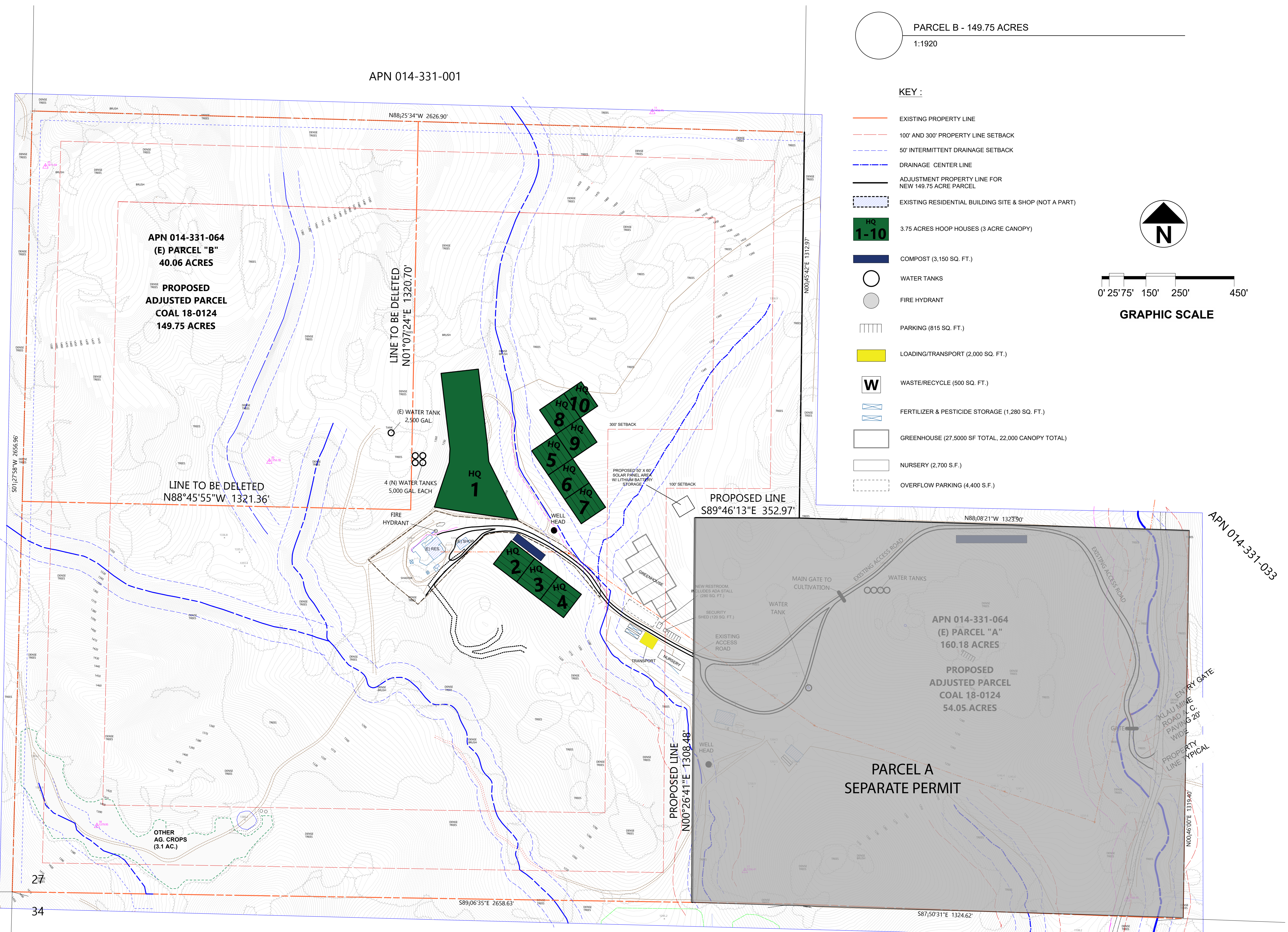
PARCEL B - 149.75 ACRES
1:1920

- KEY :**
- EXISTING PROPERTY LINE
 - 100' AND 300' PROPERTY LINE SETBACK
 - 50' INTERMITTENT DRAINAGE SETBACK
 - DRAINAGE CENTER LINE
 - ADJUSTMENT PROPERTY LINE FOR NEW 149.75 ACRE PARCEL
 - EXISTING RESIDENTIAL BUILDING SITE & SHOP (NOT A PART)
 - 3.75 ACRES HOOP HOUSES (3 ACRE CANOPY)
 - COMPOST (3,150 SQ. FT.)
 - WATER TANKS
 - FIRE HYDRANT
 - PARKING (815 SQ. FT.)
 - LOADING/TRANSPORT (2,000 SQ. FT.)
 - WASTE/RECYCLE (500 SQ. FT.)
 - FERTILIZER & PESTICIDE STORAGE (1,280 SQ. FT.)
 - GREENHOUSE (27,500 SF TOTAL, 22,000 CANOPY TOTAL)
 - NURSERY (2,700 S.F.)
 - OVERFLOW PARKING (4,400 S.F.)



APN 014-321-017

APN 014-321-007



APN 014-331-001

APN 014-331-064
(E) PARCEL "B"
40.06 ACRES

PROPOSED
ADJUSTED PARCEL
COAL 18-0124
149.75 ACRES

LINE TO BE DELETED
N88°45'55"W 1321.36'

LINE TO BE DELETED
N01°07'24"E 1320.70'

PROPOSED LINE
S89°46'13"E 352.97'

PARCEL A
SEPARATE PERMIT

APN 014-331-064
(E) PARCEL "A"
160.18 ACRES

PROPOSED
ADJUSTED PARCEL
COAL 18-0124
54.05 ACRES

APN 014-321-013

APN 014-321-065

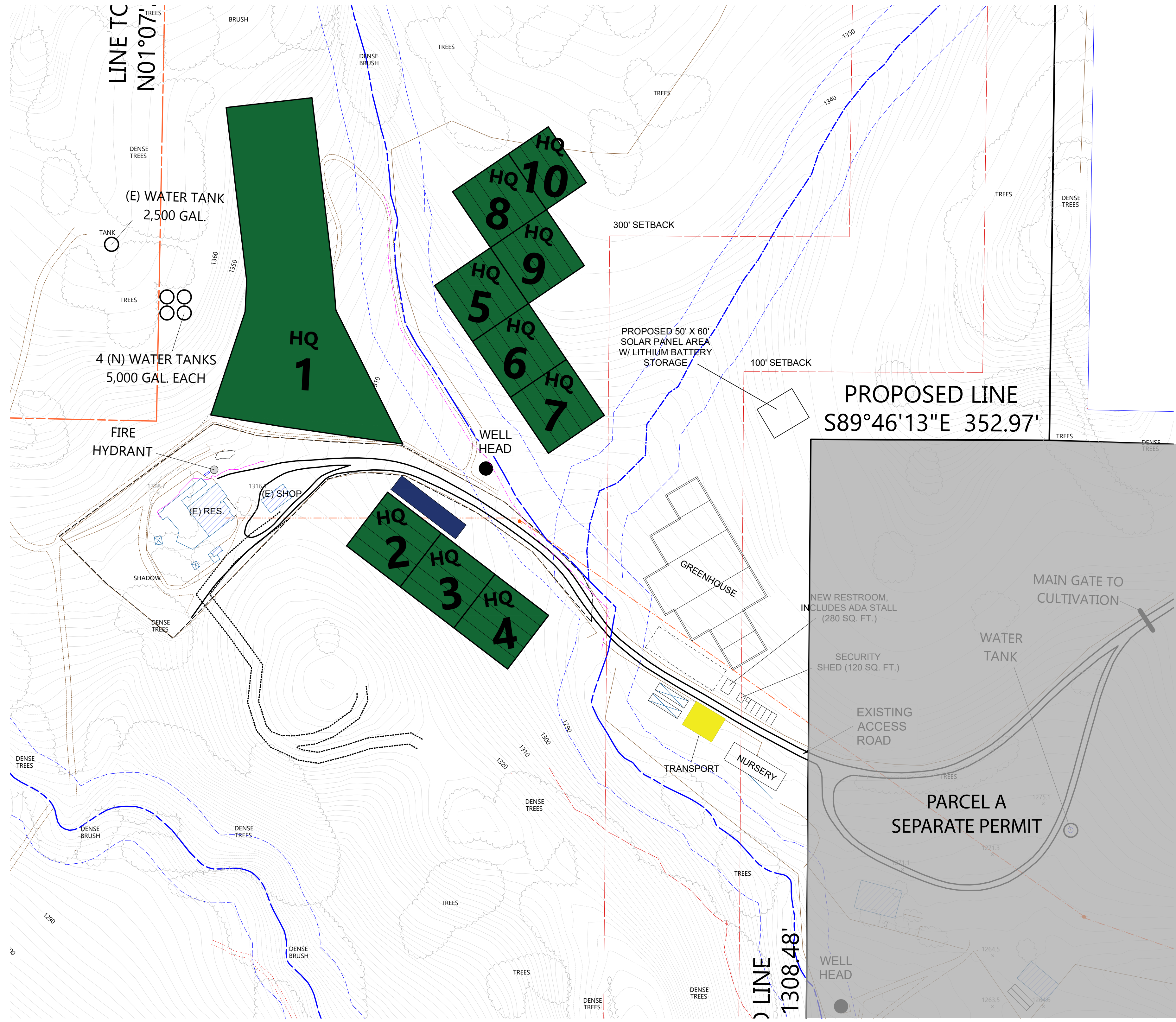
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28

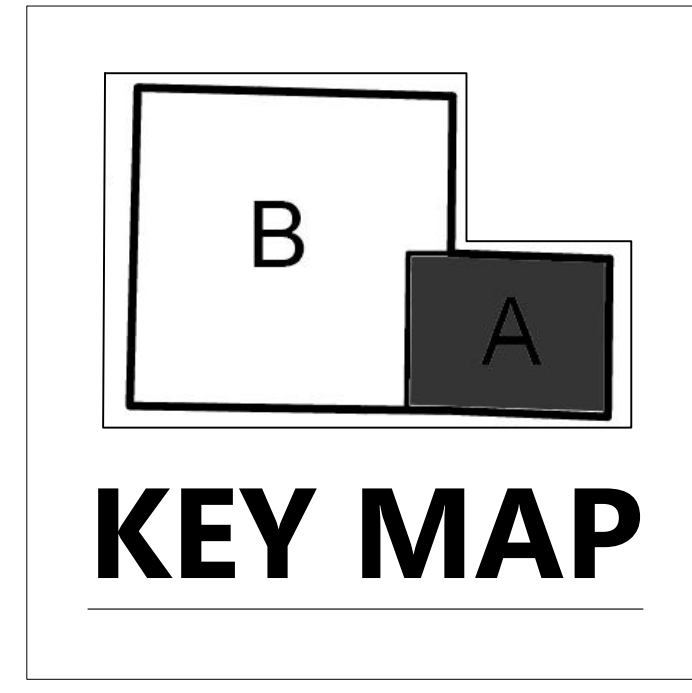
33

27

34



- KEY :**
- EXISTING PROPERTY LINE
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 - GREENHOUSE (27,500 SF TOTAL, 22,000 CANOPY TOTAL)
 - NURSERY (2,700 S.F.)
 - OVERFLOW PARKING (4,400 S.F.)



ANGLE
 LAND USE ENTITLEMENT
 (805) 459-5334 | angle_planning@gmail.com | www.anglelanduse.com

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 PASO ROBLES, CA 93466

CLIENT
 DR. KIRK AZEVEDO
 1375 KLAU MINE ROAD
 PASO ROBLES, CA 93466

PROJECT NO.	
DRAWN BY	SS
DATE	3/22/21

CONSULTANT:

STAMP:
NOT FOR CONSTRUCTION

SHEET TITLE:
ENLARGED SITE PLAN PARCEL B

SHEET NUMBER:
A2.2

ENLARGED SITE PLAN - PARCEL B
 SCALE: 1" = 90'-0"



A

VIEW TO NORTH ALONG KLAU MINE RD AT ENTRANCE



AO

VIEW TO SOUTH ALONG KLAU MINE ROAD



ER

EXISTING RESIDENCE & BARN PARCEL B



AN

AERIAL VIEW PARCEL B TO THE NORTH



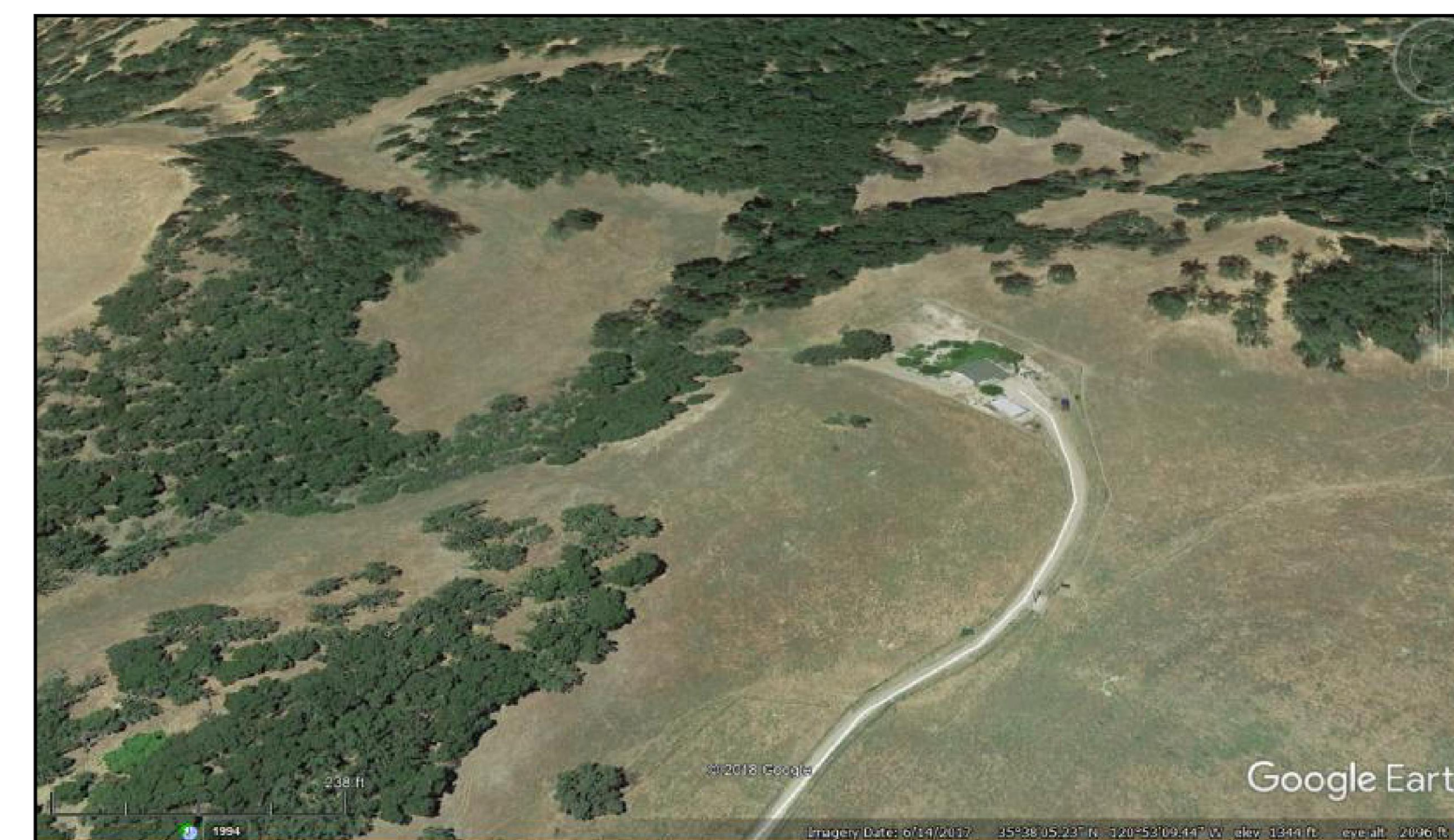
AE

AERIAL VIEW OF PARCEL B TO THE EAST



AS

AERIAL VIEW PARCEL B TO THE SOUTH



AW

AERIAL VIEW PARCEL B TO THE WEST



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XXXXXXXXXX

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PASO ROBLES, CA 93466

PROJECT NO.

DRAWN BY: SS

DATE: 1/15/20

CONSULTANT:

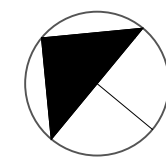
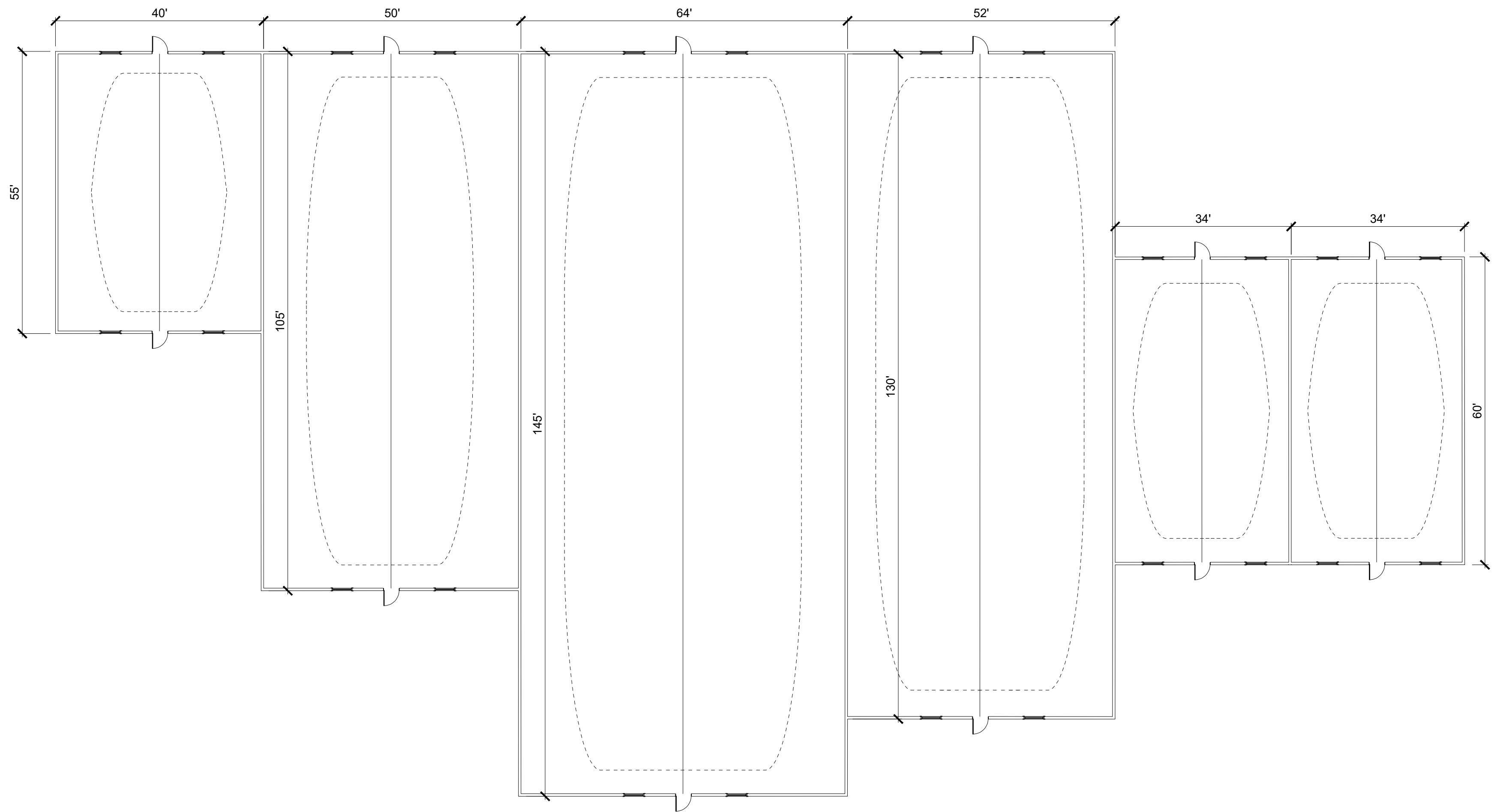
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**NOT FOR
CONSTRUCTION**

SHEET TITLE:
**PROPERTY SITE
PHOTOGRAPHS
PARCEL B**

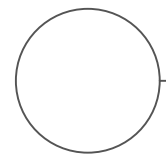
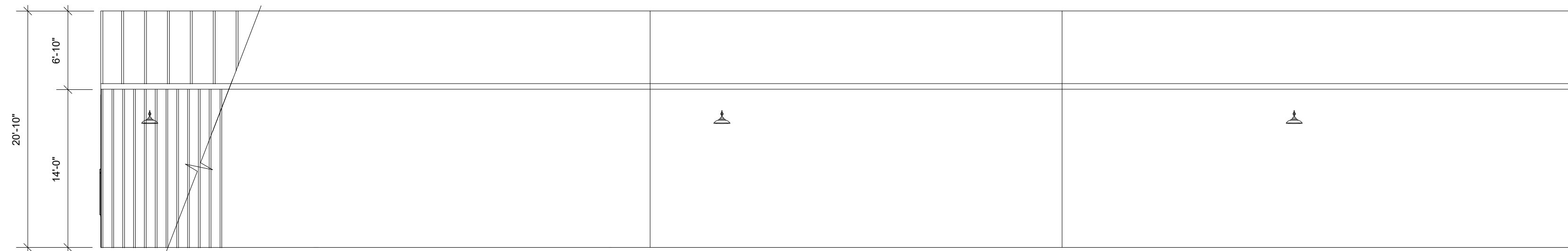
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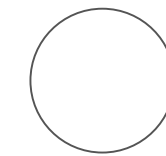
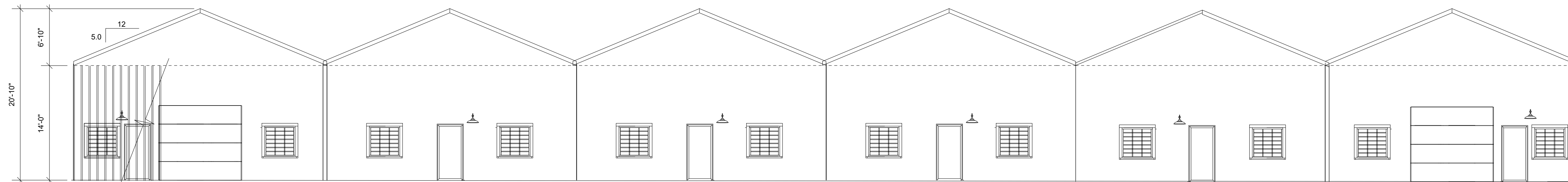
NEW GREENHOUSES FLOOR PLAN (TYPICAL)

SCALE: 1/16" = 1'-0"



NEW GREENHOUSES WEST ELEVATION (EAST SIMILAR, TYPICAL)

SCALE: 1/8" = 1'-0"



NEW GREENHOUSES NORTH ELEVATION (SOUTH SIMILAR, TYPICAL)

SCALE: 1/8" = 1'-0"



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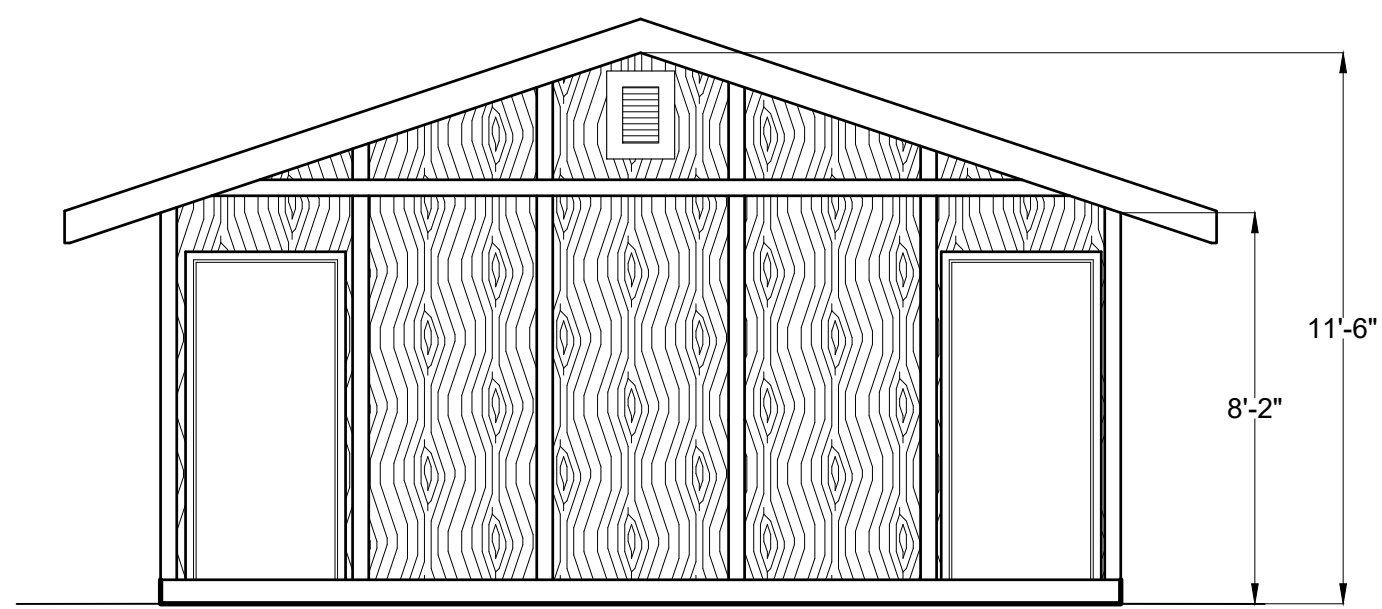
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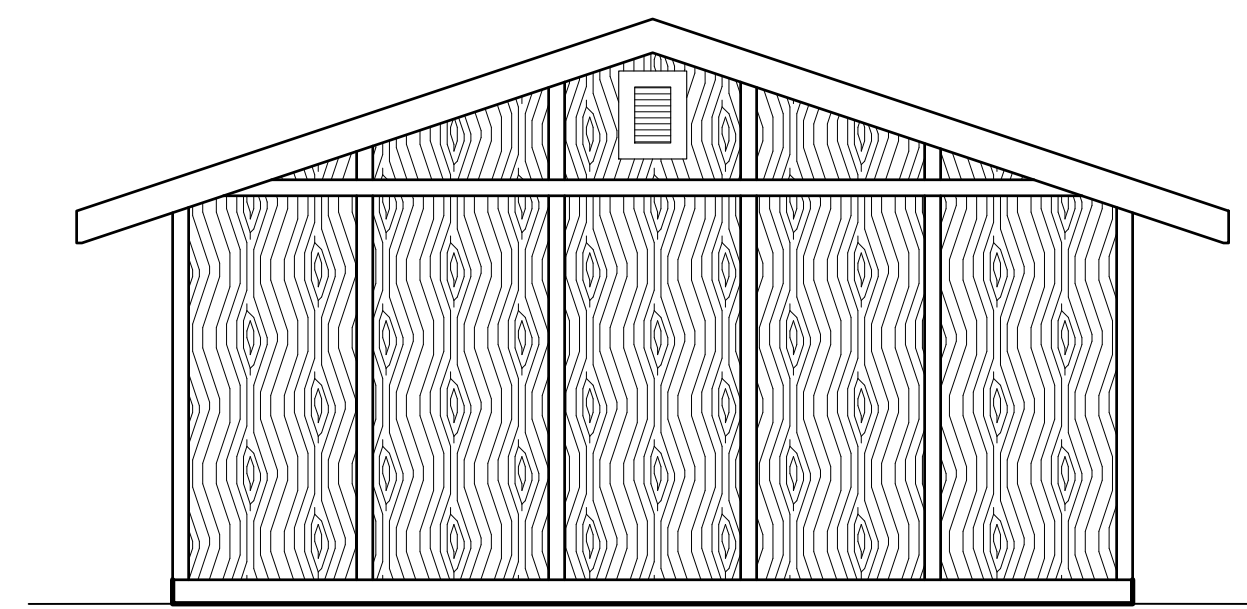
FLOOR PLANS, ELEVATIONS

SHEET NUMBER:

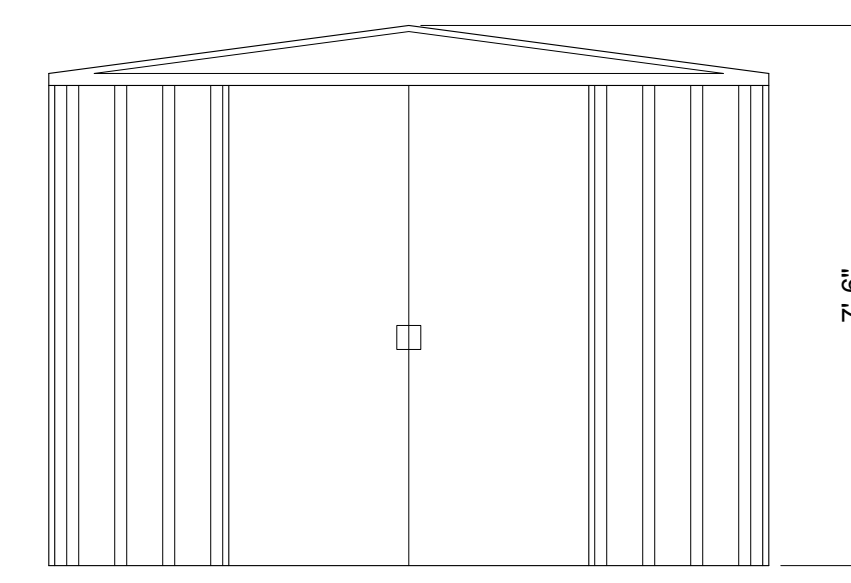
A2.4



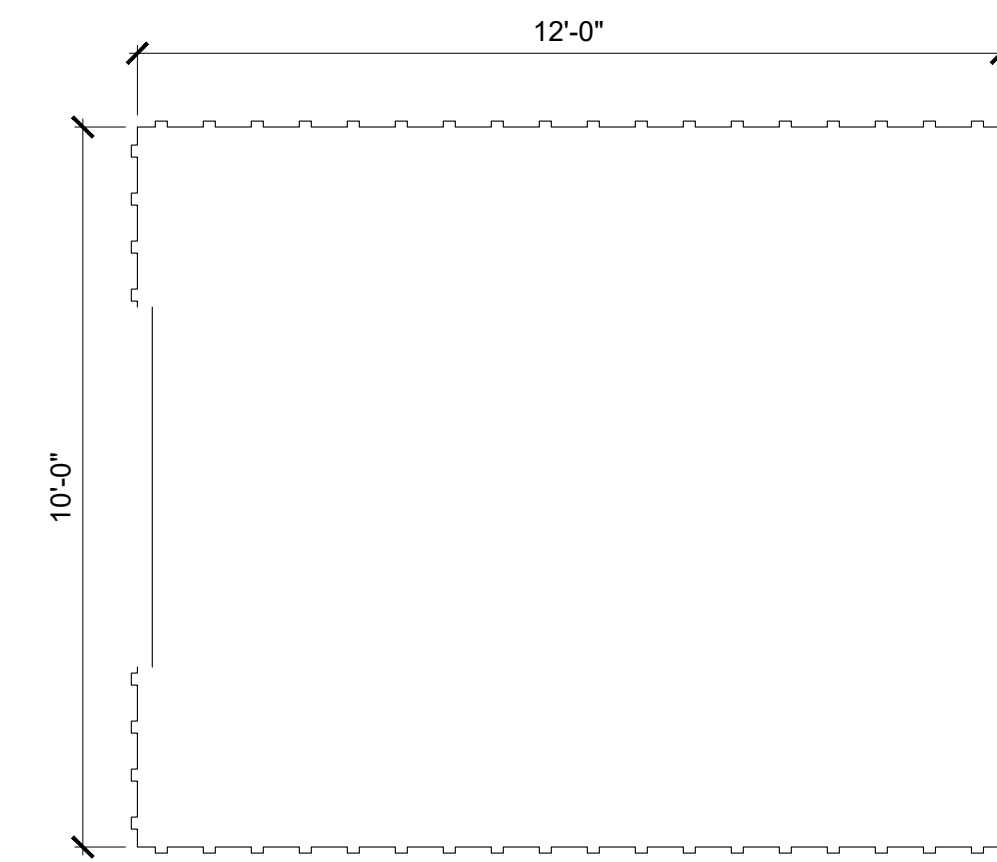
FRONT



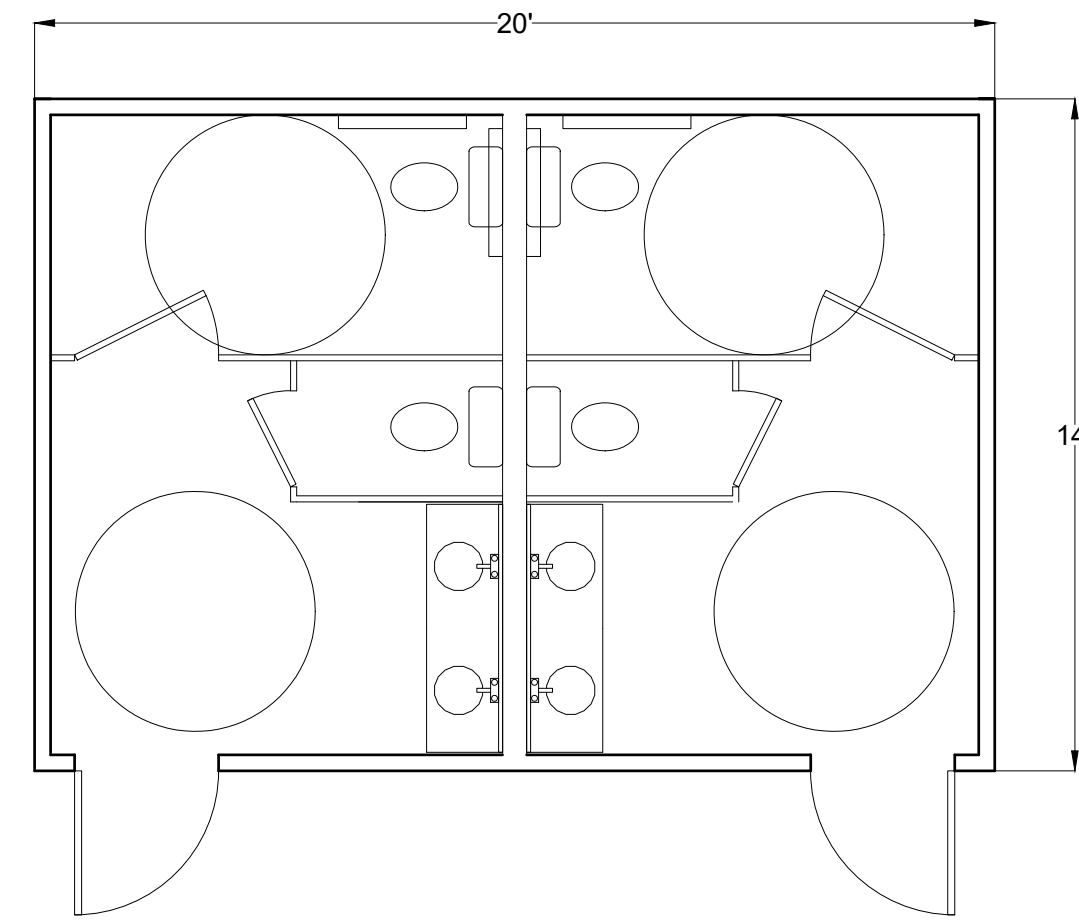
BACK



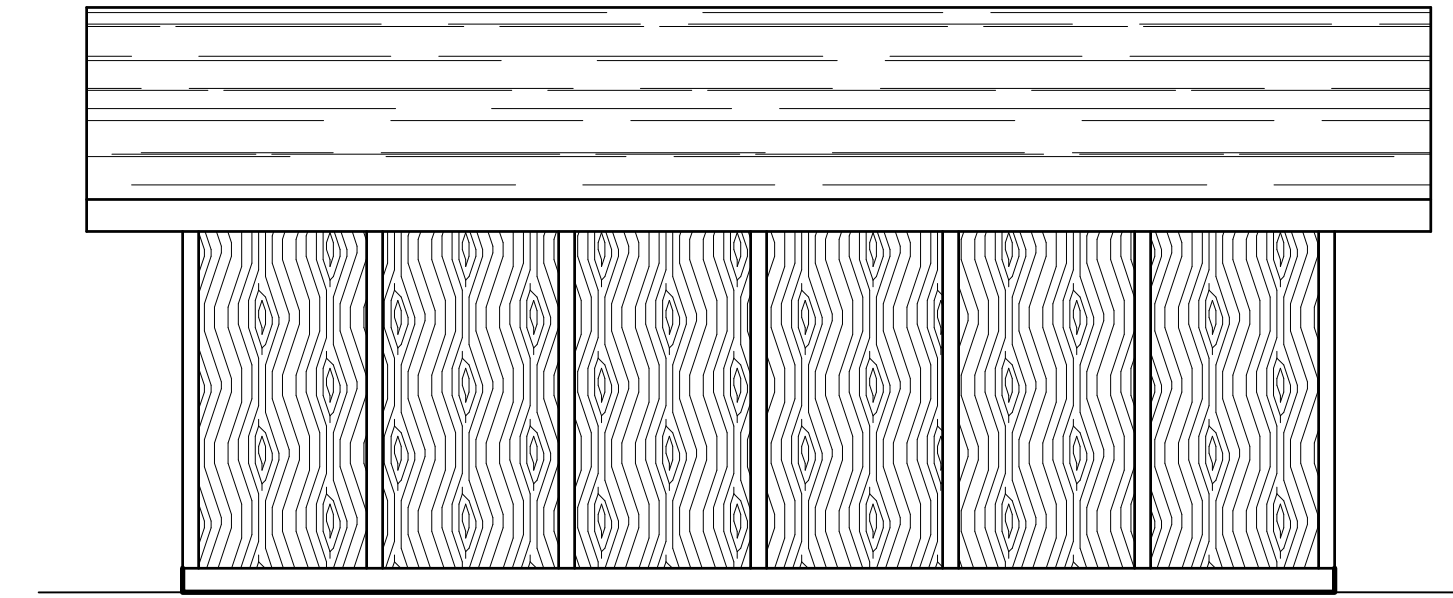
FRONT



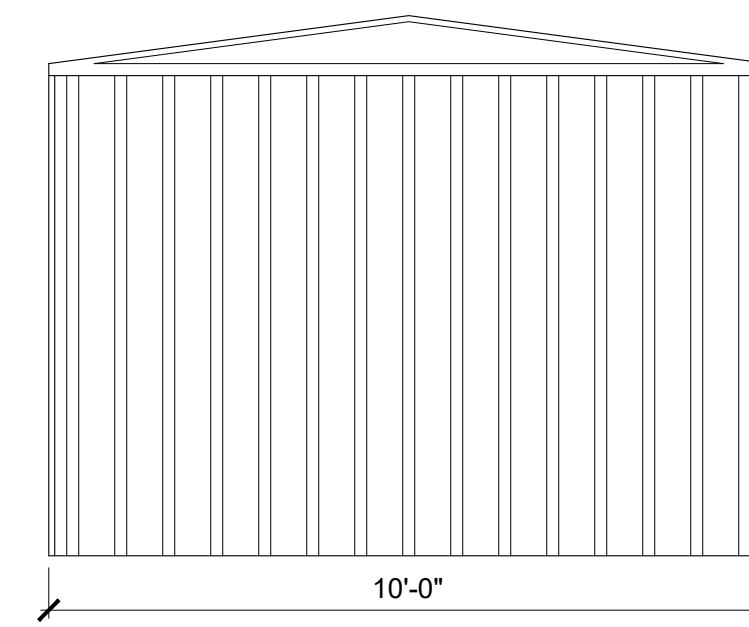
PLAN



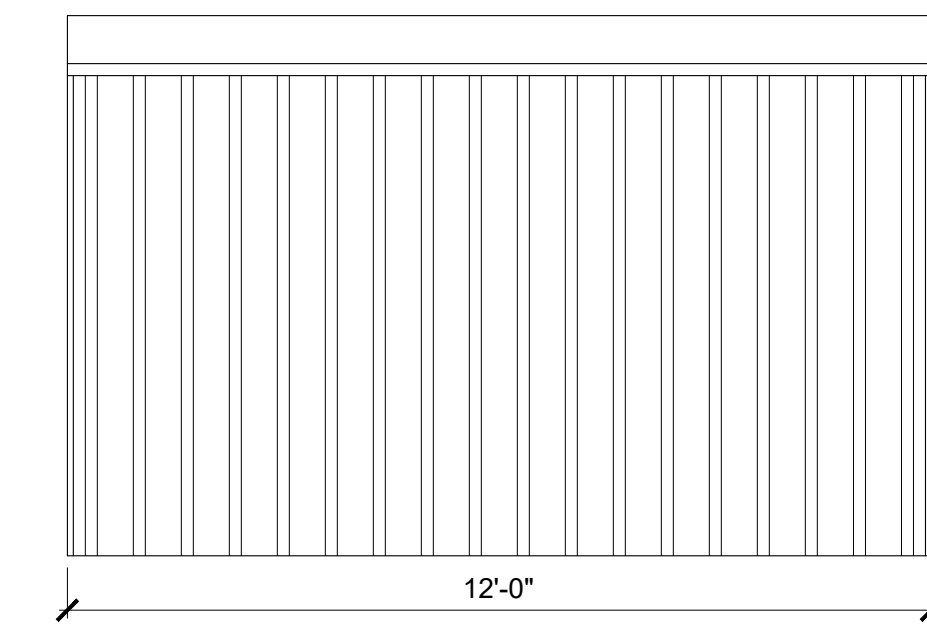
PLAN



SIDE (OTHER SIDE SIM.)



BACK



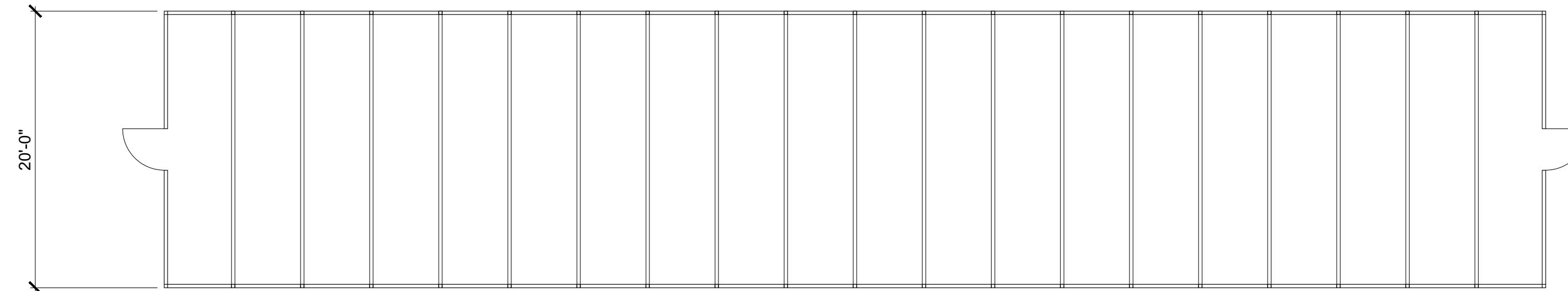
SIDE

DETACHED BATHROOM FLOOR PLAN AND ELEVATIONS

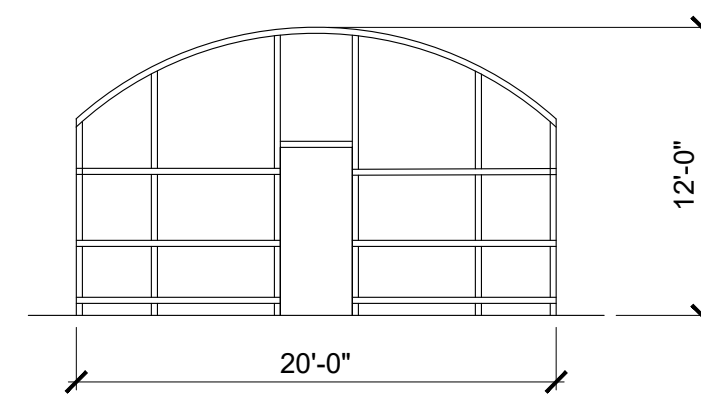
SCALE: 1/4" = 1'-0"

SECURITY SHED FLOOR PLAN AND ELEVATIONS

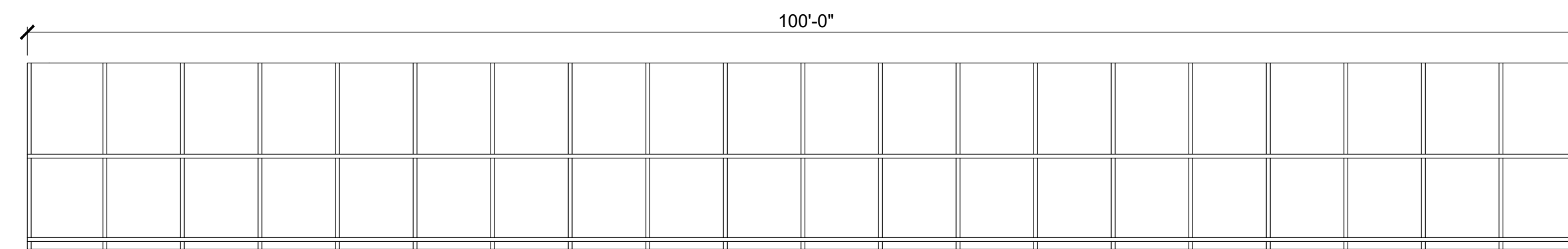
SCALE: 3/8" = 1'-0"



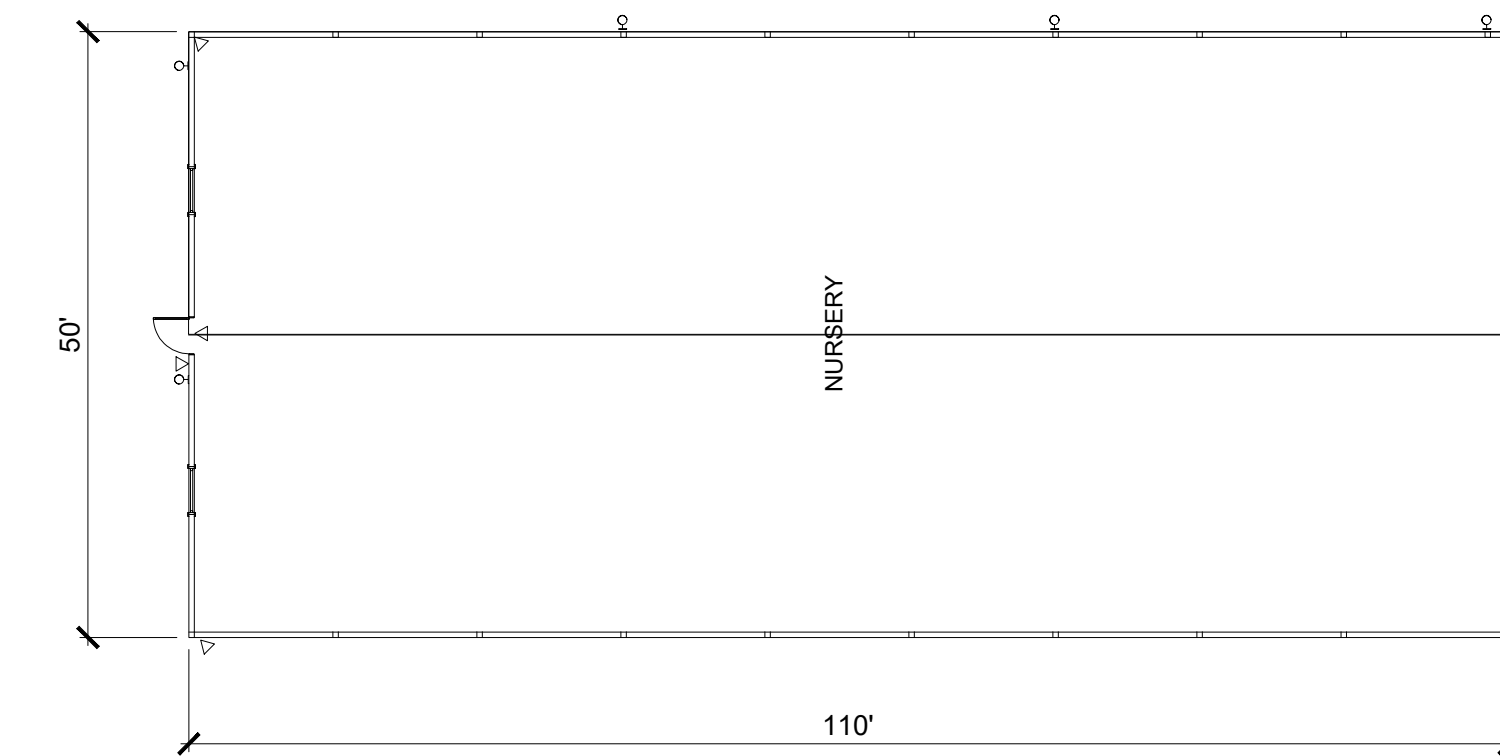
PLAN



FRONT/BACK



SIDE, TYPICAL

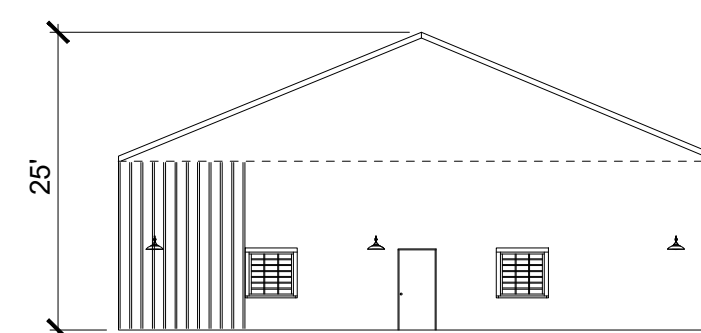


OUTDOOR CULTIVATION HOOP HOUSE FLOOR PLAN AND ELEVATIONS

SCALE: 1/8" = 1'-0"

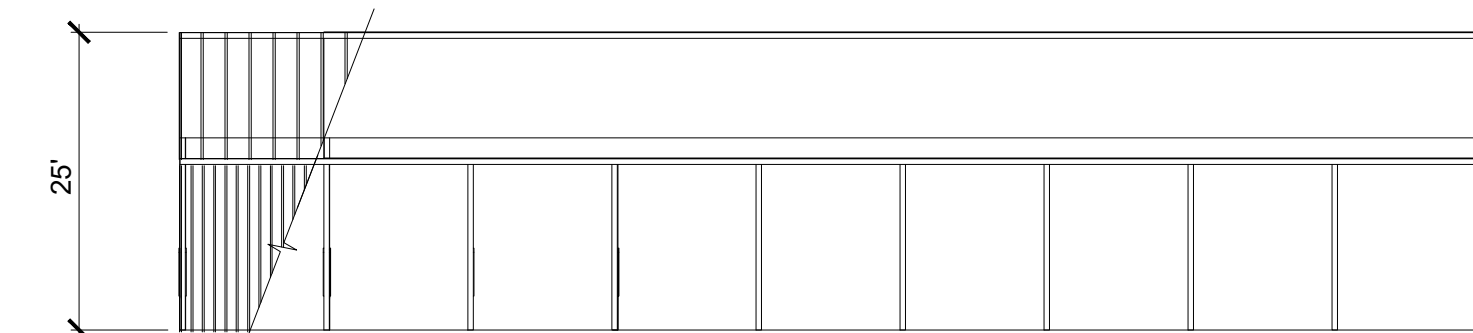
NEW NURSERY FLOOR PLAN (TYPICAL)

SCALE: 1/16" = 1'-0"



NEW NURSERY WEST ELEVATION (EAST SIMILAR, TYPICAL)

SCALE: 1/8" = 1'-0"



NEW NURSERY NORTH ELEVATION (SOUTH SIMILAR, TYPICAL)

SCALE: 1/16" = 1'-0"



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PASO ROBLES, CA 93466

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1375 KLAU MINE ROAD
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PROJECT NO.	
DRAWN BY	SS
DATE	8/5/20

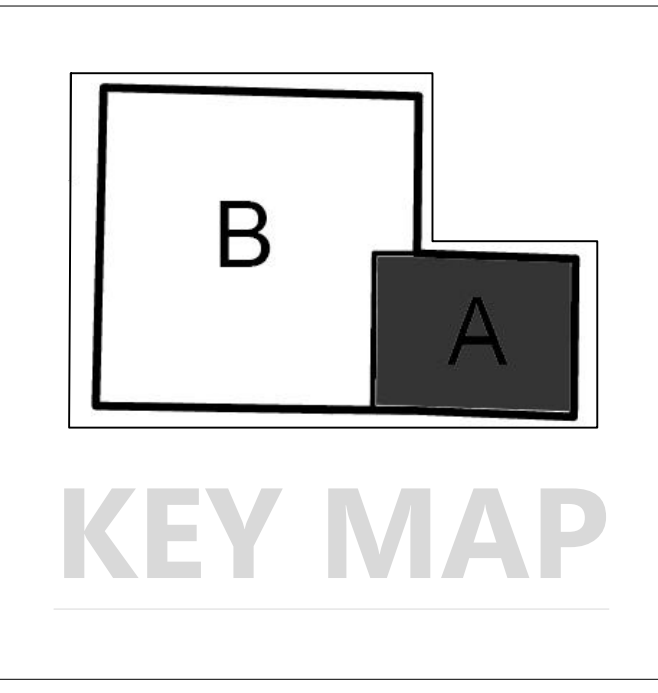
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STAMP:

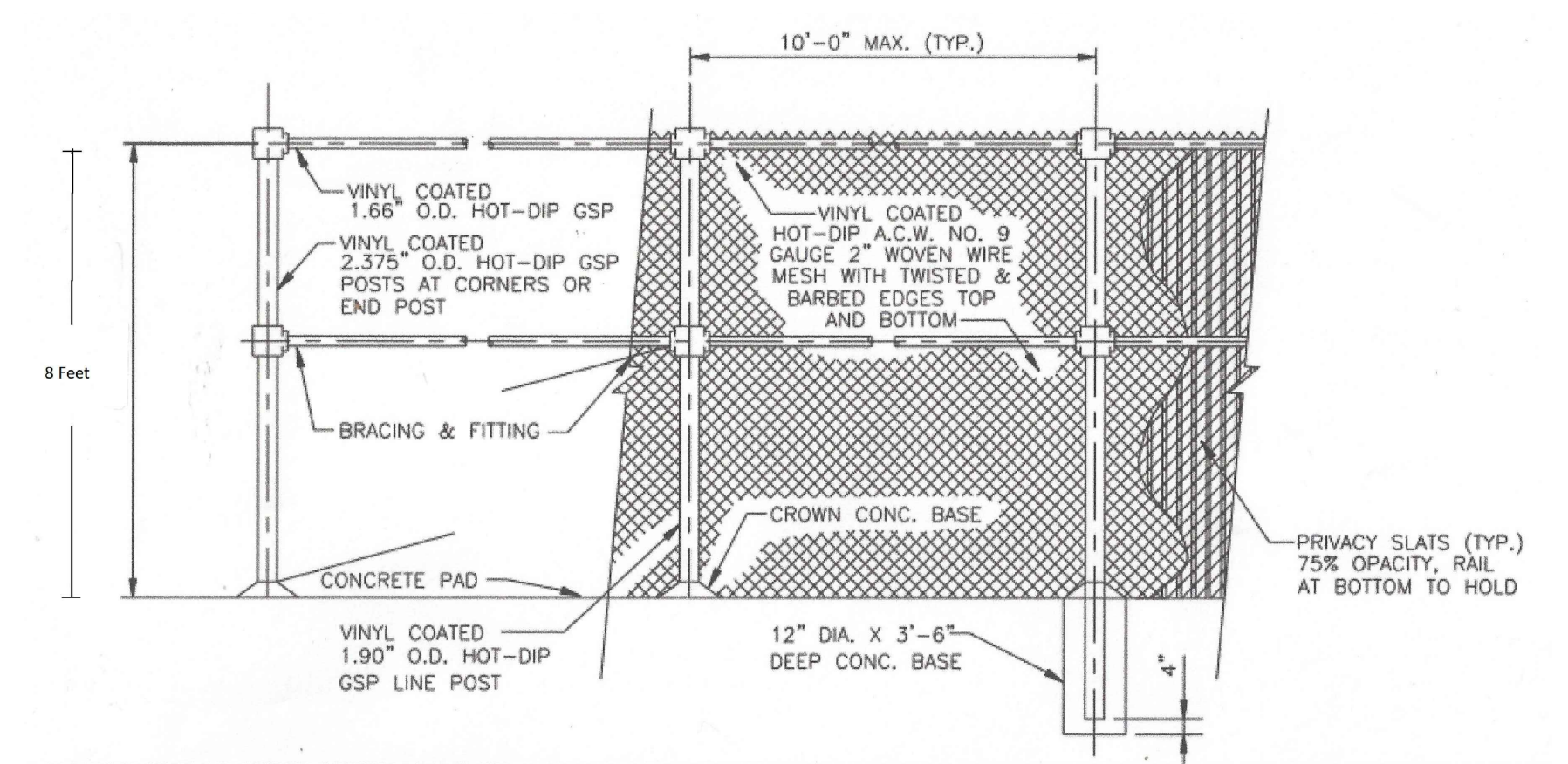
NOT FOR CONSTRUCTION

SHEET TITLE:
FLOOR PLANS, ELEVATIONS

SHEET NUMBER:
A2.5



- KEY :
- 8" SOLID FENCE
 - CAMERA EVERY 100' WITH MOTION LIGHT SENSOR



FENCING DETAIL
SCALE: N.T.S.

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SHEET TITLE:
SECURITY FENCING EXHIBIT

SHEET NUMBER:
A2.6