



State of California – Natural Resources Agency
DEPARTMENT OF FISH AND WILDLIFE
Central Region
1234 East Shaw Ave
Fresno, California 93710
www.wildlife.ca.gov

GAVIN NEWSOM, Governor
CHARLTON H. BONHAM, Director



November 14, 2022

Greg Weimann
Wiemann Creston Property
3400 Stage Springs Road
Creston, California 93432
(805) 674-0125
greg@gwiemann.com

Subject: San Joaquin Kit Fox Mitigation
Wiemann Creston Property Project (Major Grading Permit PMTG2022-00005)

Dear Greg Weimann:

The Department of Fish and Wildlife (CDFW) assists the County of San Luis Obispo (County) and project applicants in mitigating project impacts to San Joaquin kit fox and kit fox habitat. CDFW and the County apply a habitat evaluation method which considers the functions and values of kit fox habitat affected at each project site.

The Kit Fox Evaluation, which was completed for your Project, Wiemann Creston Property, located at APN 043-121-004, 3400 Stage Springs Road, Creston, California, on June 8, 2022, by Kevin Merk, indicates your project will impact **0.89** acre of kit fox habitat. Your Project earned a score of **61** on the evaluation, which requires that all impacts be mitigated at a ratio of one (1) acre conserved for each acre impacted (**1:1**). Total compensatory mitigation required for your Project is **0.89** acres, based on one (1) times 0.89 acres impacted.

This letter identifies the options for satisfying this mitigation obligation, based on options which were identified in condition Bio-1 of your signed Developer's Statement/Conditions of Approval on file with the County. The mitigation options identified below apply to **the proposed Project only**; should your Project change, your mitigation obligation may also change, and a reevaluation of your mitigation measures would be required.

1. *Provide for the protection in perpetuity, through acquisition of fee or a conservation easement, of **0.89** acres of suitable habitat in the kit fox corridor area (e.g., within the San Luis Obispo County kit fox habitat area northwest of Highway 58), either on-site or off-site, and provide for a non-wasting endowment to provide for management and monitoring of the property in perpetuity. Lands conserved shall be subject to the review and approval of the CDFW and the County.*

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Should you choose this mitigation alternative, please be advised that all aspects of this program must be in place prior to issuance of County permits and initiation of any ground-disturbing activities.

- 2. Deposit funds into an approved in-lieu fee program, which would provide for the protection in perpetuity of suitable habitat in the kit fox corridor area located primarily within San Luis Obispo County and provide for a non-wasting endowment for management and monitoring of the property in perpetuity.*

If you elect to meet mitigation requirements by way of option (2) above, you can do so by providing funds, in the amount determined by the CDFW through the evaluation described above, to The Nature Conservancy (TNC), at the first address listed below, pursuant to the Voluntary Fee-Based Compensatory Mitigation Program (Program). The Program was established through an agreement between the CDFW and TNC to preserve San Joaquin kit fox habitat and to provide a voluntary mitigation alternative to project proponents who must mitigate the impacts of projects in accordance with the California Environmental Quality Act (CEQA). A copy of the agreement between the CDFW and TNC is enclosed with this letter. CDFW has determined that your fee, which is payable to The Nature Conservancy, would total **\$2,225**. This fee is calculated based on the current cost-per-unit, \$2,500 per acre of mitigation, which is scheduled to be adjusted to address the increasing cost of property in San Luis Obispo County; your actual cost may increase depending on the timing of payment. This fee would need to be paid prior to issuance of County permit and initiation of any ground disturbing activities.

- 3. Purchase **0.89** credits in an approved conservation bank, which would provide for the protection in perpetuity of suitable habitat in the kit fox corridor area and provide for a non-wasting endowment for management and monitoring of the property in perpetuity.*

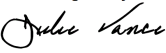
If you elect to meet mitigation requirements by way of option (3) above, you can do so by purchasing credits, in the amount determined by the CDFW through the evaluation described above, from the Palo Prieto Conservation Bank, at the third address listed below. The Bank was established through an agreement between the CDFW and the Grant Family Trust to preserve San Joaquin kit fox habitat and to provide a voluntary mitigation alternative to project proponents who must mitigate the impacts of projects in accordance with CEQA. Purchase of credits would need to be completed prior to issuance of a County permit and initiation of any ground-disturbing activities.

Should you have questions regarding your mitigation alternatives, please contact Kelley Nelson of the Department of Fish and Wildlife at (559) 580-3194. CDFW concurs with the County that implementation of all of the mitigation measures identified in your signed Developer's Statement will result in mitigating potential impacts to San Joaquin kit fox habitat to a level of less-than-significant, based on the evaluation of potential impacts which would result from your project, as proposed. Should you have questions regarding the status of your application with the County, please contact Xzandrea

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Fowler at the San Luis Obispo County Department of Planning and Building at (805)
781-5600.

Sincerely,

DocuSigned by:


FA83F09FE08945A...
Julie A. Vance
Regional Manager

Enclosure

cc: See Page Four

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cc: Sara Tanigawa
The Nature Conservancy
830 S Street
Sacramento, California 95811

The Nature Conservancy
Attention: Legal Department
830 S Street
Sacramento, California 95811

Palo Prieto Conservation Bank
c/o Althouse and Meade
1602 Spring Street
Paso Robles, California 93446

ec: County of San Luis Obispo
Shelby Fredrick
sfredrick@co.slo.ca.us

County of San Luis Obispo
Eric Hughes
ehughes@co.slo.ca.us

Department of Fish and Wildlife:
Kelley Nelson
Kelley.Nelson@wildlife.ca.gov

For Department Use Only

PROJECT NAME: Weimann-Creston Property

PROJECT PROPONENTS: Greg Weimann

LEAD AGENCY: County of San Luis Obispo

AMOUNT OF IN-LIEU FEE: \$2,225.00

DEPARTMENT CONTACT PERSON: Kelley Nelson