



# NOTICE OF INTENT & NEGATIVE DECLARATION

SAN LUIS OBISPO COUNTY DEPARTMENT OF PLANNING AND BUILDING  
976 OSOS STREET • ROOM 200 • SAN LUIS OBISPO • CALIFORNIA 93408 • (805) 781-5600

COUNTY ENVIRONMENTAL DETERMINATION NO. ED23-198

DATE: 02/08/2024

PROJECT/ENTITLEMENT: Portesi Major Grading Permit ED23-198 GRAD2022-00097

APPLICANT NAME: Monica and Brian Portesi Email: brian@rrocpa.com  
ADDRESS: 8217 Orcutt Road, Arroyo Grande, CA 93420  
CONTACT PERSON: Brian Portesi Telephone: 805-550-6504

PROPOSED USES/INTENT: A request by Monica and Brian Portesi for a Major Grading Permit to authorize grading on a 9.84 acre parcel for the purpose of constructing a 7,262 square foot single-family residence with an attached 1,019 square foot garage and related site improvements. The project will result in the disturbance of approximately 0.98 acre and will include 1,200 cubic yards of cut and 900 cubic yards of fill.

LOCATION: The project site is located southeast of the City of San Luis Obispo at 8217 Orcutt Road within the Residential Rural land use category and within the San Luis Obispo South Sub Area of the South County Planning Area.

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

STATE CLEARINGHOUSE REVIEW: YES  NO

OTHER POTENTIAL PERMITTING AGENCIES:

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

COUNTY "REQUEST FOR REVIEW" PERIOD ENDS AT ..... 4:30 p.m. (2 wks from above DATE)

30-DAY PUBLIC REVIEW PERIOD begins at the time of public notification


## Notice of Determination

State Clearinghouse No. 2024020744

This is to advise that the San Luis Obispo County Planning & Building Department as  *Lead Agency*  *Responsible Agency* approved the above described project on February 20, 2024, and has made the following determinations regarding the above described project:

The project will not have a significant effect on the environment. A Negative Declaration was prepared for this project pursuant to the provisions of CEQA. Mitigation measures and monitoring were made a condition of approval of the project. 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 Negative Declaration with comments and responses and record of project approval is available to the General Public at the 'Lead Agency' address above.

	Jessica Macrae, <a href="mailto:jmacrae@co.slo.ca.us">jmacrae@co.slo.ca.us</a>		County of San Luis Obispo
Signature	Project Manager Name	Date	Public Agency