



CITY OF ATASCADERO

COMMUNITY DEVELOPMENT DEPARTMENT

Notice of Intent to Adopt Mitigated Negative Declaration

APPLICATION	DEV24-0027	Environmental Document No.	2024-0006
PROJECT TITLE	Jorczak Residence		
APPLICANT NAME & PHONE NUMBER	Bruce and Mary Jorczak (657) 203-5979	(657) 203-5979	bjorczak@ffres.com
PROJECT ADDRESS:	10930 Vista Road, Atascadero, CA 93422	APN:	055-161-041
STAFF CONTACT:	Erick Gomez, Associate Planner	(805) 470-3436	egomez@atascadero.org
MAILING ADDRESS:	6500 Palma Avenue, Atascadero, CA 93422		

PROJECT DESCRIPTION:

Bruce and Mary Jorczak, the property owners, propose the development of a two-story, single-family residence with a 576 SF two-car garage, 476 SF garage workshop, 552 SF of covered deck and porch areas, and an in-ground pool on an undeveloped, 6.86-acre lot zoned Residential Suburban (RS) and located at 10930 Vista Road (APN 055-161-041). The proposed structure will have a maximum height of approximately 26'. The property will be served by the Atascadero Mutual Water Company and an on-site septic system. A proposed driveway connecting to Vista Road will provide access to the property. Earthwork for the project will include approximately 360 cubic yards of cut, 2,102 cubic yards of fill, retaining walls with a maximum height of approximately 16', and typical utility trenching. A total of 2 trees will be removed, one Coastal Live Oak and one Shrub Oak.

LEAD AGENCY: City of Atascadero
Community Development Department
6500 Palma Avenue
Atascadero, CA 93422

DOCUMENT AVAILABLE ONLINE: <http://www.atascadero.org/environmentaldocs>

STATE CLEARING HOUSE REVIEW: Yes No

REVIEW PERIOD BEGINS: 10/09/2024 **REVIEW PERIOD ENDS:** 10/28/2024

PUBLIC HEARING REQUIRED: No Yes

PUBLIC NOTICE: The City of Atascadero is releasing a draft Initial Study and Mitigated Negative Declaration at 10930 Vista Road for review and comment to all effected agencies, organizations, and interested parties. Reviewers should focus on the content and accuracy of the report and the potential impacts upon the environment. The notice for this project is in compliance with the California Environmental Quality Act (CEQA). Persons responding to this notice are urged to submit their comments in writing. Written comments should be delivered to the City (lead agency) no later than 5pm on the date listed as "review period ends". Submittal of written comments via email is also accepted and should be directed to the Staff contact at the above email address. This document may be viewed by visiting the Community Development Department, listed under the lead agency address, or accessed via the City's website.