

Elaina Cano
San Luis Obispo
County Clerk-Recorder
Main Office: (805) 781-5080
Atascadero: (805) 461-6041
www.slovote.com

Receipt: 25-4730

ProductName	Extended
FISH FISH AND WILDLIFE FILING	\$81.00
# Pages	3
Document #	40-02182025-027
Document Info:	SAN LUIS OBISPO COUNTY
Filing Type	NOE

Total	\$81.00
Tender (On Account)	\$81.00
Account#	CTY
Account Name	JE except TX & DSS
Customer Name	MADISON LASCALZA
Balance	\$123,341.25

PLEASE KEEP FOR REFERENCE

2/18/25 2:12 PM MMaltby
San Luis Obispo



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/25) Previously DFG 753.5a

RECEIPT NUMBER: 40-02182025-027
STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY SAN LUIS OBISPO COUNTY	LEAD AGENCY EMAIL ddalporto@co.slo.ca.us	DATE 02/18/2025
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COUNTY/STATE AGENCY OF FILING COUNTY OF SAN LUIS OBISPO	DOCUMENT NUMBER
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PROJECT TITLE
 VERIZON WIRELESS / CONDITIONAL USE PERMIT / N-DRC2024-00023 (ED24-197)

PROJECT APPLICANT NAME MADISON LASCALZA	PROJECT APPLICANT EMAIL madison.lascalza@sequoia-ds.com	PHONE NUMBER (949) 326-3232
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PROJECT APPLICANT ADDRESS 1 SPECTRUM POINTE, UNIT 130	CITY LAKE FOREST	STATE CA	ZIP CODE 92630
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PROJECT APPLICANT (Check appropriate box)

Local Public Agency
 School District
 Other Special District
 State Agency
 Private Entity

CHECK APPLICABLE FEES:

<input type="checkbox"/> Environmental Impact Report (EIR)	\$4,123.50	\$ _____
<input type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,968.75	\$ _____
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,401.75	\$ _____

Exempt from fee

Notice of Exemption (attach)
 CDFW No Effect Determination (attach)

Fee previously paid (attach previously issued cash receipt copy)

<input type="checkbox"/> Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$ _____
<input checked="" type="checkbox"/> County documentary handling fee		\$ _____ \$81.00
<input type="checkbox"/> Other		\$ _____


PAYMENT METHOD:

Cash
 Credit
 Check
 Other

TOTAL RECEIVED \$ _____ \$81.00

SIGNATURE X <i>Michelle Maltby</i>	AGENCY OF FILING PRINTED NAME AND TITLE Michelle Maltby, Deputy County Clerk-Recorder
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Filed in County Clerk's Office
 Elaina Cano
 San Luis Obispo - County Clerk-Recorder
40-02182025-027
 02/18/2025
 FISH
 Pages: 3
 Fee: \$ 81.00
 By MMaltby, Deputy





COUNTY OF SAN LUIS OBISPO
DEPARTMENT OF PLANNING & BUILDING

PLN-1123
3/22/2018

Notice of Exemption

Project Title and No.: Verizon Wireless / Conditional Use Permit / N-DRC2024-00023 (ED24-197)

Project Location (Specific address [use APN or description when no situs available]): 1980 Bridle Ridge Trail, San Luis Obispo, County of San Luis Obispo (APN: 073-331-037)

Project Applicant/Phone No./Email: Madison LaScalza / (949) 326-3232 / madison.lascalza@sequoia-ds.com

Applicant Address (Street, City, State, Zip): 1 Spectrum Pointe, Unit 130, Lake Forest, CA 92630

Description of Nature, Purpose and Beneficiaries of Project

Hearing to consider a request by Verizon Wireless for a Conditional Use Permit (N-DRC2024-00023) to allow for the construction and operation of a new wireless communications facility consisting of six (6) panel antennas and six (6) remote radio units (RRUs) located within a 50-foot-tall faux water tower. Ancillary equipment includes a 30kW diesel generator, equipment cabinets, and PG&E transformer within an 8-foot-tall concrete block wall enclosure. The proposed project will result in the disturbance of approximately 1450-square-feet on a 21-acre parcel. The proposed project is within the Residential Rural land use category and is located at 1980 Bridle Ridge Trail, approximately 0.4-miles north of the San Luis Obispo Urban Reserve Line. The site is in the San Luis Obispo North Sub Area of the San Luis Obispo Planning Area.

Name of Public Agency Approving Project: County of San Luis Obispo

Exempt Status: (Check One)

- Ministerial {Sec. 21080(b)(1); 15268}
Declared Emergency {Sec. 21080(b)(3); 15269(a)}
Emergency Project {Sec. 21080(b)(4); 15269(b)(c)}
[X] Categorical Exemption. {Sec. 15303; Class: 3}
Statutory Exemption {Sec. ___}
General Rule Exemption. {Sec. 15061(b)(3)} (also complete GRE form PLN-1124)
Not a Project _____

Reasons why project is exempt:

The project qualifies for a Categorical Exemption (Class 3) pursuant to CEQA Guidelines Sections 15303 (New Construction or Conversion of Small Structures) because the construction of a wireless communications facility is minor in nature and the design will visually blend with the rural character of the surrounding area. Proposed development will occur on a previously-disturbed area of the property used for storage of horse trailers. The proposed project is surrounded by other similarly

developed rural lots and would not change the primary use of the right-of-way or the general street and neighborhood design. It would not result in any significant effects relating to traffic, since the facility is unmanned, with a technician visiting the site as required for routine maintenance. A visual study demonstrated the proposed project will not impact any scenic resources for any officially designated scenic highway because the project is small in nature and has been designed to blend in with the existing agrarian development (Geer; September 17, 2024). The location of the proposed project is not within any hazardous waste site compiled pursuant to Gov. Code § 65962.5. The proposed project does not involve or does not cause a substantial adverse change in the significance of a historical resource. The site disturbance resulting from the project will only remove a minimal amount of ruderal vegetation and does not propose to remove any healthy, mature, or scenic trees. The project site has an average slope of 12% and site disturbance will not occur in a flood zone, or near any streams, and would not have a significant effect on drainage or water quality.

Dominic Dal Porto ddalporto@co.slo.ca.us

(805) 781-5710

Lead Agency Contact Person

Telephone

If filed by applicant:

1. Attach certified document of exemption finding
2. Has a notice of exemption been filed by the public agency approving the project? Yes No

Signature: *Dominic Dal Porto* Date: 1/31/2025

Name: Dominic Dal Porto Title: Planner

On January 23rd, 2025 the project was Approved by:

- Board of Supervisors Subdivision Review Board Other _____
- Planning Commission Planning Dept Hearing Officer