



SOUTH COUNTY ADVISORY COUNCIL

PO BOX 2355 NIPOMO, CA 93444-2355

SOUTH COUNTY ADVISORY COUNCIL LAND USE COMMITTEE AGENDA 148 South Wilson,
Nipomo, CA 93444

Monday, May 13th, 2019 – 9:00 am

Call to Order Pledge of Allegiance

Roll Call –

Kevin Beauchamp LUC Chair – kevin.beauchamp@kw.com

Art Herbon SCAC Chair – afterbon@gmail.com

El-Jay Hansson – hehansson626@gmail.com

Hans Hansson – hehansson626@gmail.com

Richard Wright – zwrights229@aol.com

Barbara Verlangiere – Secretary - blondmare@gmail.com

Tom Ryan - whitneyhiker888@yahoo.com

Additions or Deletions - Correspondence and Comments from the Chair –
Approval of June Minutes

Public Comment Period: Limited to three minutes for those items not
on the agenda

PROJECT NUMBER & NAME: DRC2019-00020 Phillips 66 Pipeline LLC PROJECT DESCRIPTION: Phillips 66 Pipeline LLC (Phillips 66) proposes to replace and relocate segments of the existing Line 300 pipeline system in Santa Barbara and San Luis Obispo Counties. The Line 300 pipeline transports crude oil from various production facilities in and adjacent to Santa Barbara and San Luis Obispo counties to the Phillips 66 Company Santa Maria Refinery (SMR) in southwestern San Luis Obispo County. In accordance with Phillips 66's Pipeline Integrity Management Program and best practices across operations, Phillips 66 is proposing to replace and relocate the CC-30 and CC-32 pipelines of Line 300 to sustain the safety, reliability, and integrity of the pipeline. Please refer to the detailed project description in the attached files. Certain information has been redacted and therefore cannot be released to the public, pursuant to Federal Regulations. This Conditional Use Permit/Development Plan/Coastal Development Permit covers development within San Luis Obispo County only, which includes lands within the Coastal Zone and the Inland Area of the County. A single Environmental Impact Report will be prepared covering development in three jurisdictions: Santa Barbara County, City of Santa Maria, and San Luis Obispo County. APN(s): 092-031-007; 092-021-039;092-021-035; 092-411-005; 092-401-013; 092-401-014; 092-401-011

PROJECT NUMBER & NAME: DRC2019-00041 T-Mobile West LLC / DOTY PROJECT DESCRIPTION: Proposed Conditional Use Permit for a wireless facility consisting of 20x20 ft fenced lease area to accommodate 80 ft Mono Eucalyptus and equipment cabinets at 256 N Oakglen Ave in Nipomo. APN(s): 090-151-009

PROJECT NUMBER & NAME: DRC2019-00050 SLO Cal Inc / Williams PROJECT DESCRIPTION: Proposed Minor Use Permit for both indoor (greenhouse) and outdoor cannabis cultivation on Thompson Ave in Nipomo. APN(s): 090-261-014 / 090-261-015

PROJECT NUMBER & NAME: DRC2019-00058 CORTEZ PROJECT DESCRIPTION: Proposed Conditional Use Permit for 22,000 square-foot cannabis cultivation, 5,250 square feet ancillary cannabis nursery, and use of an existing 3,000 square-foot building for cannabis manufacturing to be located at 375 Mehlschau Rd, Nipomo, CA APN(s): 090-051-058

PROJECT NUMBER & NAME: DRC2019-00049 DALE_CISNEROS PROJECT DESCRIPTION: Proposed Minor Use Permit for 3 acres outdoor cultivation, ancillary cannabis nursery, processing, ancillary distribution transport-only to be located at 514 E Tefft St. Nipomo, CA APN(s): 090-051-042

These applications were recently filed with the Planning Department for review and approval. Because the proposals may be of interest or concern to your agency or community group, we are notifying you of the availability of a referral on the projects.

Community Advisory Groups: You will want to contact the applicant and/or agent for the project to request a presentation to your group, or simply to answer questions about the project. The telephone number and address for the applicant/agent are provided in the links above.

Old Business:

Are there significant concerns, problems or impacts in your area of review?

If Yes, please describe the impacts along with any recommendations to reduce the impacts in your response.

If your community has a "vision" statement in the Area Plan - does the community, feel this project helps to achieve that vision? If No, please describe.

What does the community like or dislike about the project or proposal?

Is the project compatible with surrounding development, does it fit in well with its surroundings? If No, are there changes in the project that would make it fit in better?

Does the community believe the road(s) that provide access to the site is(are) already overcrowded? Does the community wish to have a trail in this location?

If the proposal is a General Plan Amendment, does the community feel the proposed change would encourage other surrounding properties to intensify, or establish intense uses that would not otherwise occur?

Next meeting June 10th 2019 at 9:00 am

Adjourn