

Notice of Determination

Appendix D

To:

Office of Planning and Research
U.S. Mail: Street Address:
P.O. Box 3044 1400 Tenth St., Rm 113
Sacramento, CA 95812-3044 Sacramento, CA 95814

County Clerk
County of: San Luis Obispo
Address: 1055 Monterey St
San Luis Obispo CA 93401

From:

Public Agency: City of San Luis Obispo
Address: 919 Palm Street
San Luis Obispo CA 93401
Contact: Walter Oetzell, Assistant Planner
(805) 781-7593 | woetzell@slocity.org

Lead Agency (if different from above): _____
Address: _____
Contact: _____
Phone: _____

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearinghouse Number (if submitted to State Clearinghouse): N/A

Project Title: Motel Inn

Project Applicant: Covelop Holdings, LLC

Project Location (include county): 2223 Monterey St., San Luis Obispo; County of San Luis Obispo

Project Description:

Revisions to the project design for the Motel Inn development, to construct thirteen guest bungalows in replacement of 27 Airstream trailer installations on Parcel 3 of the project site (increasing on Parcel 3 total building floor area from 6,700 square feet to 14,000 square feet, and number of guestrooms from 26 to 27), including construction of a 12-foot-tall sound wall at the northern boundary of the project site to enhance the guest experience. (ARCH-0327-2022) +

This is to advise that the City of San Luis Obispo has approved the above
(Lead Agency or Responsible Agency)

described project on July 12, 2023 and has made the following determinations regarding the above
described project. (date)

- 1. The project [will will not] have a significant effect on the environment.
- 2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
- 3. Mitigation measures [were were not] made a condition of the approval of the project.
- 4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
- 5. A statement of Overriding Considerations [was was not] adopted for this project.
- 6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the Mitigated Negative Declaration (MND) with comments and responses, the Addendum to the MND, and record of project approval are available to the general public at:

Community Development Department, 919 Palm Street, City of San Luis Obispo

Signature (Public Agency): [Signature] Title: Assistant Planner

Date: July 31, 2023 Date Received for filing at OPR: _____



State of California - Department of Fish and Wildlife
2023 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (REV. 01/01/23) Previously DFG 753.5a

RECEIPT NUMBER: 40-07312023-118
STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY CITY OF SAN LUIS OBISPO	LEAD AGENCY EMAIL WOETZELL@SLOCITY.ORG	DATE 07/31/2023
COUNTY/STATE AGENCY OF FILING SAN LUIS OBISPO COUNTY		DOCUMENT NUMBER

PROJECT TITLE
MOTEL INN

PROJECT APPLICANT NAME COVELOP HOLDINGS LLC	PROJECT APPLICANT EMAIL BHULBURD@COVELOP.NET	PHONE NUMBER (805) 459-0753
PROJECT APPLICANT ADDRESS 2223 MONTEREY ST.	CITY SAN LUIS OBISPO	STATE CA
		ZIP CODE 93401

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)	\$3,839.25	\$ _____
<input checked="" type="checkbox"/> Mitigated/Negative Declaration (MND)(ND)	\$2,764.00	\$ _____
<input type="checkbox"/> Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,305.25	\$ _____
<input type="checkbox"/> Exempt from fee		
<input type="checkbox"/> Notice of Exemption (attach)		
<input type="checkbox"/> CDFW No Effect Determination (attach)		
<input checked="" type="checkbox"/> Fee previously paid (attach previously issued cash receipt copy)		
<hr/>		
<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		\$ _____ \$50.00
<input type="checkbox"/> Other		\$ _____
<hr/>		
PAYMENT METHOD:		
<input type="checkbox"/> Cash <input checked="" type="checkbox"/> Credit <input type="checkbox"/> Check <input type="checkbox"/> Other	TOTAL RECEIVED	\$ _____ \$50.00

SIGNATURE X	AGENCY OF FILING PRINTED NAME AND TITLE Metta Stiletto, Deputy County Clerk-Recorder
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Filed in County Clerk's Office
 Elaina Cano
 San Luis Obispo - County Clerk-Recorder
40-07312023-118
 07/31/2023
 FISH
 Pages: 2
 Fee: \$ 50.00
 By mstiletto, Deputy

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

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San Luis Obispo
County Clerk-Recorder
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Receipt: 16-3888

*** REPRINT *** REPRINT *** REPRINT ***

ProductName	Extended
FISH FISH AND WILDLIFE FILING	\$2,260.25
# Pages	2
Document #	40-03242016-071
Document Info:	CITY OF SAN LUIS OBISPO
Filing Type	ND
Total	\$2,260.25
Tender (Check)	\$2,260.25
Paid By	CITY OF SLO
Check #	1414

*** REPRINT *** REPRINT *** REPRINT ***
PLEASE KEEP FOR REFERENCE

3/24/16 1:56 PM amccormick
San Luis Obispo

Receipt: 23-21656

ProductName	Extended
FISH FISH AND WILDLIFE FILING	\$50.00
# Pages	2
Document #	40-07312023-118
Document Info:	CITY OF SAN LUIS OBISPO
Filing Type	ND

Sub-Total \$50.00

Service Fee \$1.49

Total \$51.49

Tender (Credit Card OTC) \$51.49

Transaction ID 19599543303
Service Fee \$1.49
Credit Card # *****8159
Entry method MANUAL
Auth Code 04485G
Credit Card Invoice # BPI626S666

Signature _____

PLEASE KEEP FOR REFERENCE

7/31/23 10:01 AM mstiletto
San Luis Obispo