

Amy Ow

From: Taylor Peterson <tpeterson@migcom.com>
Sent: Wednesday, October 02, 2019 5:16 PM
To: Camille Leung
Cc: Kristen Outten; Jessica Henderson-McBean; Melissa Leet; Robert Pellegrine; Amy Ow; Noel Chamberlain; Jack Chamberlain; David Gallagher
Subject: Woodrat relocation Lot 9
Attachments: C9.30-Lot 9 Grading Plan with woodrat locations 2019 10 2.pdf

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Hello,

We were able to complete the woodrat house removal today. We moved one house that is immediately adjacent to the grading limit to the open space south of the grading envelope. We left the adjacent house that is several feet away from the grading limit in place. A map is attached. We carefully followed the requirements in the Conditions of Approval. MIG Senior Biologist David Gallagher, who has a scientific collection permit, conducted and oversaw the relocation.

Please let me know if you need any additional information.

Tay

From: Camille Leung <cleung@smcgov.org>
Sent: Tuesday, October 1, 2019 2:49 PM
To: Taylor Peterson <tpeterson@migcom.com>
Cc: Kristen Outten <koutten@swca.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>; Melissa Leet <mleet@graniteridgellp.com>; Robert Pellegrine <robertpellegrine@yahoo.com>; Amy Ow <aow@smcgov.org>
Subject: RE: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

Ok thanks!

From: Taylor Peterson [<mailto:tpeterson@migcom.com>]
Sent: Tuesday, October 01, 2019 1:06 PM
To: Camille Leung <cleung@smcgov.org>
Cc: Kristen Outten <koutten@swca.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>; Melissa Leet <mleet@graniteridgellp.com>; Robert Pellegrine <robertpellegrine@yahoo.com>; Amy Ow <aow@smcgov.org>
Subject: RE: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

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Thanks Camille, will do.

We plan to complete the relocation tomorrow, but I will confirm that again tomorrow.

Tay

From: Camille Leung <cleung@smcgov.org>
Sent: Tuesday, October 1, 2019 1:02 PM
To: Taylor Peterson <tpeterson@migcom.com>
Cc: Kristen Outten <koutten@swca.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>; Melissa Leet <mleet@graniteridgellp.com>; Robert Pellegrine <robertpellegrine@yahoo.com>; Amy Ow <aow@smcgov.org>
Subject: RE: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

Hi Tay,

Regarding the relocation of the Woodrat middens/nests on Lot 9, SWCA recommends the following:

An email notice to the County of when you plan to complete the relocation, and a follow up email or memo confirming completion of the relocation. In your post-relocation email/memo, SWCA recommends that you include a map showing which middens were relocated, and where they were relocated to. Also, SWCA recommends that you strictly follow Mitigation Measure BIO-2a when relocating the nests. MM BIO-2a reads as follows: "...If woodrats are observed within the disturbance footprint outside of the breeding period, individuals shall be relocated to a suitable location within the open space by a qualified biologist in possession of a scientific collecting permit. This will be accomplished by dismantling woodrat nests (outside of the breeding period), to allow individuals to relocate to suitable habitat within the adjacent open space."

Thanks

From: Taylor Peterson [<mailto:tpeterson@migcom.com>]
Sent: Tuesday, October 01, 2019 11:46 AM
To: Camille Leung <cleung@smcgov.org>
Subject: RE: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

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Hi Camille,
What biology report is still outstanding?
Thanks,
Tay

From: Camille Leung <cleung@smcgov.org>
Sent: Tuesday, October 1, 2019 11:45 AM
To: Zaid Khan <ZaidKhan@tcbk.com>; Noel Chamberlain <noel@nexgenbuilders.com>; 'Jack Chamberlain' <jtuttlec@aol.com>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Kristen Outten <koutten@swca.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>; Taylor Peterson <tpeterson@migcom.com>; John Brennan <jbrennan@smcgov.org>; Melissa Leet <mleet@graniteridgellp.com>; Amy Ow <aow@smcgov.org>; Steve Monowitz <smonowitz@smcgov.org>
Subject: RE: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

Hi Zaid,

Bob Pellegrine at NextGen is working through the remaining items, which include a follow up erosion control inspection and necessary corrections and biological reports. There is no date I can give you at this time.

Thanks

From: Zaid Khan [<mailto:ZaidKhan@tcbk.com>]
Sent: Thursday, September 26, 2019 9:33 AM
To: Camille Leung <cleung@smcgov.org>; Noel Chamberlain <noel@nexgenbuilders.com>; 'Jack Chamberlain' <jtuttlec@aol.com>
Cc: Jack Chamberlain <jtuttlec@aol.com>; Kristen Outten <koutten@swca.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>; Taylor Peterson <tpeterson@migcom.com>; John Brennan <jbrennan@smcgov.org>; Melissa Leet <mleet@graniteridgellp.com>; Amy Ow <aow@smcgov.org>; Steve Monowitz <smonowitz@smcgov.org>
Subject: RE: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

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Hi Camille,

When can we expect building permits for Lots 9 & 10?

Thanks,

Zaid Khan
Vice President
Construction Lending Specialist


975 El Camino Real
South San Francisco, CA 94080

Direct (650) 875-4830, Extension 86630
www.tricountiesbank.com | ZaidKhan@tcbk.com

From: Camille Leung <cleung@smcgov.org>
Sent: Wednesday, September 04, 2019 10:44 AM
To: Noel Chamberlain <noel@nexgenbuilders.com>
Cc: Zaid Khan <ZaidKhan@tcbk.com>; Jack Chamberlain <jtuttlec@aol.com>; Kristen Outten <koutten@swca.com>; Jessica Henderson-McBean <JHenderson-McBean@swca.com>; Taylor Peterson <tpeterson@migcom.com>; John Brennan <jbrennan@smcgov.org>; Melissa Leet <mleet@graniteridgellp.com>; Amy Ow <aow@smcgov.org>; Steve Monowitz <smonowitz@smcgov.org>
Subject: Remaining Items for Issuance of BLD Permits for Lots 9, 10 & 11

WARNING: External email, be cautious!

Hi Noel,

Thanks for submitting the Grading Schedule, please address the following for issuance of the Grading Hard Card and Building Permits for Lots 9-11:

1. Payment for Mitigation Monitoring. Current balance is \$6,083.44. Please provide \$5,000 of additional funds to cover future construction monitoring services.
2. Provide additional info requested by Planning for sign-off of Lot 11.

- a. Please see attached map for Planning comments on the 5/22/19 resubmittal for Lot 11. We reviewed the plans with SWCA (mitigation monitor) and the County Arborist. Please provide information as requested on the map attached.
- b. Please check the location of the evacuation easement and other easements that may have changed with the changes to house and driveway on Lot 11.
3. Bio-surveys per Bio Mitigation Measures to replace expired bio surveys; must be completed prior to installation of the construction entrance
4. Install all Erosion Control and Tree Protection Measures, as required by plan and comments from SWCA
5. Schedule and complete Erosion Control and Tree Protection Pre-site inspection with Planning Staff and SWCA (follow-up inspection required)

Please feel free to call me if you have any questions. Thanks

Camille Leung, Senior Planner
Planning & Building Department
San Mateo County
455 County Center, 2nd Floor
Redwood City, CA 94063
Phone - 650-363-1826
Fax – 650-363-4849

From: Noel Chamberlain [<mailto:noel@nexgenbuilders.com>]
Sent: Tuesday, September 03, 2019 4:30 PM
To: Camille Leung <cleung@smcgov.org>
Cc: Zaid Khan <ZaidKhan@tcbk.com>; Jack Chamberlain <jtuttlec@aol.com>
Subject: Highlands Estates Lots 9,10 & 11

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Hi Camille,

Please find attached our anticipated grading schedule for Lots 9, 10 & 11.

Please call me at (650) 444-3089 with any questions that you may have.

Thanks,
Noel

Please consider the environment before printing this email

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