

Mono County
Community Development Department

Planning Division

PO Box 347
Mammoth Lakes CA, 93546
760.924.1800, fax 924.1801
commdev@mono.ca.gov

PO Box 8
Bridgeport, CA 93517
(760) 932-5420, fax 932-5431
www.monocounty.ca.gov

VARIANCE
APPLICATION

APPLICATION # _____	FEE \$ _____
DATE RECEIVED _____	RECEIVED BY _____
RECEIPT # _____	CHECK # _____

APPLICANT/AGENT CRAIG TAPLEY, DESIGN DIMENSION ASSOC. INC
 ADDRESS P.O. Box 7193 CITY/STATE/ZIP MAMMOTH LAKES, CA. 93546
 TELEPHONE (760) 934. 4348 E-MAIL CT@DESIGN-DIMENSION.NET

OWNER, if other than applicant BARBARA MINER
 ADDRESS P.O. Box 204 CITY/STATE/ZIP JUNE LAKE, CA. 93546
 TELEPHONE (760) 914 2123 E-MAIL _____

PROPERTY DESCRIPTION:

Assessor's Parcel # 015-060-139-000 General Plan Land Use Designation SFR

PROPOSED USE: Describe in detail the variance, using additional sheets if necessary.

EXISTING SFR NEEDS TO ADD A CARPORT TO PROTECT OCCUPANTS AND VEHICLES FROM ROOF SHEDDING SNOW DIRECTLY INTO EXIST. PARKING.
NEW CARPORT ENCOMPASSES INTO FRONT SETBACK EXIST LOT SLOPE ALLOWS FOR THIS HOWEVER A VARIANCE REVIEW IS REQUIRED PLEASE SEE ATTACHE DOCS.

NOTE: Variance applicants must clearly demonstrate that special circumstances – other than financial hardship – related to the property deprive the property owner of privileges enjoyed by others in the vicinity and in an identical land use district. Special circumstances are typically related to the property's physical characteristics such as its size, shape, topography or surroundings. Variances shall not: 1) constitute special privileges inconsistent with other properties in the vicinity or in the same land use district; 2) injure the public's welfare or be detrimental to property owners in the vicinity; or 3) conflict with the county's General Plan or Specific Plans.

I CERTIFY UNDER PENALTY OF PERJURY THAT I am: legal owner(s) of the subject property (all individual owners must sign as their names appear on the deed to the land), corporate officer(s) empowered to sign for the corporation, or owner's legal agent having Power of Attorney for this action (a notarized "Power of Attorney" document must accompany the application form), AND THAT THE FOREGOING IS TRUE AND CORRECT.

[Signature]
Signature

Signature

7/30/21
Date

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PROJECT INFORMATION

(To be completed by applicant or representative)

NOTE: Please answer all questions as accurately and completely as possible to avoid potential delays in processing. Attach additional sheets if necessary.

I. TYPE OF PROJECT (check any permit(s) requested):

- Director Review Use Permit Lot Line Adjustment Land Division (4 or fewer)
 Subdivision Specific Plan Variance General Plan Amendment
 Other _____

APPLICANT CRAIG TAPLEY; IDPA, INC.

PROJECT TITLE MILLER RENOVEL

LOT SIZE (sq. ft./acre) _____ ASSESSOR'S PARCEL # 015-060-139-000

PROJECT LOCATION 214 SKYLINERD, JUNE LAKE CA. (93529)

Has your project been described in detail in the project application? Yes No

Please Specify: EXIST 5FR - NEW GARAGE
Number of Units 1-5FR Building Height/# of floors _____
Number of Buildings _____ Density (units/acre) _____

Total lot coverage/impervious surface (sq. ft. & %) _____
a. Buildings (first-floor lot coverage /sq. ft. & %) _____
b. Paved parking & access (sq. ft. & %) _____

Landscaping/screening and fencing:
a. Landscaping (sq. ft. & %) _____
b. Undisturbed (sq. ft. & %) _____

Total parking spaces provided:
a. Uncovered _____
b. Covered _____
c. Guest/Handicapped _____

II. SITE PLAN

Are all existing and proposed improvements shown on the Plot Plan (see attached Plot Plan Requirements)? Yes No

III. ENVIRONMENTAL SETTING

Use one copy of the Tentative Map or Plot Plan as needed to show any necessary information. Attach photographs of the site, if available.

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1. VICINITY MAP:

Attach a copy of assessor's parcel pages or a vicinity map showing the subject property in relation to nearby streets and lots or other significant features.

2. EXISTING DEVELOPMENT:

Vacant If the site is developed, describe all existing uses/improvements such as structures, roads, etc. Does the Plot Plan show these uses? Yes No

EXISTING SINGLE FAMILY RESIDENCE w/

3. ACCESS/CIRCULATION:

Name of Street Frontage(s) SKYLINE RD.

Paved Dirt No existing access

Are there any private roads, drives or road easements on/through the property?

Yes No ACCESS TO RESIDENCE ONLY VIA EASEMENT

NA

Has an encroachment permit been submitted to Public Works or Caltrans? Yes No

Does the property have any existing driveways or access points? Yes No

Are any new access points proposed? Yes No

Does the Plot Plan show the driveways or access points? Yes No

Describe the number and type of vehicles associated with the project EXIST. 2 PARKING, APPLICATION FOR NEW CARPORT-COVERED PARKING, SAFETY

4. ADJACENT LAND USES:

A. Describe the existing land use(s) on adjacent properties. Also note any major man-made or natural features (i.e., highways, stream channels, number and type of structures, etc.).

LAND USE

LAND USE

North RESIDENTIAL

South RESIDENTIAL

East RESIDENTIAL

West RESIDENTIAL

B. Will the proposed project result in substantial changes in pattern, scale or character of use in the general area? Yes No If YES, how does the project propose to lessen potential adverse impacts to surrounding uses? NO CHANGE OTHER THAN PROVIDE FOR LIFE SAFETY PROVIDING PROTECTED PARKING UNDER NEW ROOF

5. SITE TOPOGRAPHY:

Is the site on filled land? Yes No Describe the site's topography (i.e., landforms, slopes, etc.) EXIST. RESIDENCE IS LOCATED ON STEEP GRANITE CLIFF, THIS WOULD ALLOW FOR ENCROACHMENT @ FRONT PROPERTY LINE

6. DRAINAGES:

A. Describe existing drainage ways or wetlands on or near the project site (i.e., rivers, creeks and drainage ditches 12" or deeper and/or within 30' of the property) _____

B. Are there any drainage easements on the parcel? Yes No

C. Will the project require altering any streams or drainage channels? Yes No If YES, contact the Department of Fish and Game for a stream alteration permit. IF YES TO ANY OF THE ABOVE, show location on plot plan and note any alteration or work to be done within 30 feet of the stream or drainage.

7. VEGETATION:

A. Describe the site's vegetation and the percentage of the site it covers (map major areas of vegetation on the Plot Plan) SEVERAL LARGE JUNIPER TREES TO BE PRESERVED w/ GRANITE CLIFF NOT MUCH GROUND COVER

B. How many trees will need to be removed? 0

- C. Are there any unique, rare or endangered plant species on site? Yes No
- D. Has the site been used for the production of agricultural crops/trees or grazing/pasture land in the past or at the present time? Yes No
- E. Is landscaping/planting of new vegetation proposed? Yes No

8. WILDLIFE:

- A. Will the project impact existing fish and wildlife? Yes No
Describe existing fish and wildlife on site and note any proposed measures (if any) to avoid or mitigate impacts to fish and wildlife NONE REQUIRED

- B. Are there any unique, rare or endangered animal species on site? Yes No

9. CULTURAL RESOURCES:

- A. Are there any cemeteries, structures or other items of historical or archaeological interest on the property? Yes No Specify _____

10. SITE GRADING:

- A. Will more than 10,000 square feet of site area be cleared and/or graded? Yes No If YES, how much? _____
- B. Will the project require any cuts greater than 4' or fills greater than 3'? Yes No
- C. Will the project require more than 200 cubic yards of cut or fill? Yes No If YES, how much? ____ If YES to A, B or C, contact the Department of Public Works for a grading permit.
- D. Will site grading of 10% or more occur on slopes? Yes No
- E. Note any measures to be taken to reduce dust, prevent soil erosion, or the discharge of earthen material off site or into surface waters N/A ALL EXISTING EXCEPT FOR NEW CARPORT

11. AIR QUALITY:

EXIST. STR / CARPORT DOES NOT REQUIRE THESE MEASURES.

- A. Will the project have wood-burning devices? Yes No If YES, how many? _____
- B. What fuel sources will the proposed project use? Wood Electric Propane/Gas
- C. Will the proposal cause dust, ash, smoke, fumes or odors in the vicinity? Yes No

12. VISUAL/AESTHETICS:

- A. How does the proposed project blend with the existing surrounding land uses? NEW CARPORT WILL MATCH EXIST. STRUCTURE W/ SIDING, COLOR & ROOF LINES
- B. How does the proposed project affect views from existing residential/commercial developments, public lands or roads? NOT IN ANY VIEW SHED
- C. If outdoor lighting is proposed, describe the number, type and location 2 - WALL MOUNTED SCONCE, WITH NIGHT SKY SHROUDING

13. NATURAL HAZARDS:

- A. Is the site known to be subject to geologic hazards such as earthquakes, landslides, mudslides, ground failure, flooding, avalanche or similar hazards? Yes No (Circle applicable hazard[s]).
- B. Will any hazardous waste materials such as toxic substances, flammables or explosives be used or generated? Yes No
- C. Does the project require the disposal or release of hazardous substances? Yes No
- D. Will the project generate significant amounts of solid waste or litter? Yes No

E. Will there be a substantial change in existing noise or vibration levels? Yes No
If YES to any of the above, please describe _____

More on back...

14. OTHER PERMITS REQUIRED:

List any other related permits and other public approvals required for this project, including those required by county, regional, state and federal agencies:

- Encroachment Permits from *Public Works or Caltrans*.
- Stream Alteration Permit from *Department of Fish and Game*
- 404 Wetland Permit from *Army Corps of Engineers*
- Grading Permit from *Public Works*
- Building Permit from *County Building Division*
- Well/Septic from *County Health Department*
- Timber Land Conversion from *California Department of Forestry*
- Waste Discharge Permit from *Lahontan Regional Water Quality Control Board*
- Other _____

IV. **SERVICES** EXIST. RESIDENCE, ALL SERVICES EXIST.

1. Indicate how the following services will be provided for your project and the availability of service.

Electricity _____

Underground Overhead (Show location of existing utility lines on Plot Plan)

Road/Access VIA EXIST. EASEMENT FROM SKYLINE

Water Supply EXIST.

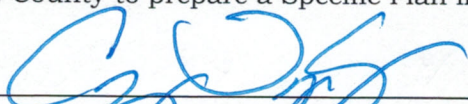
Sewage Disposal EXIST.

Fire Protection EXIST.

School District EXIST.

2. If an extension of any of the above is necessary, indicate which service(s), the length of extension(s), and the infrastructure proposed _____

CERTIFICATION: I hereby certify that I have furnished in the attached exhibits the data and information required for this initial evaluation to the best of my ability, and that the information presented is true and correct to the best of my knowledge and belief. I understand that this information, together with additional information that I may need to provide, will be used by Mono County to prepare a Specific Plan in compliance with state law.

Signature  Date 7/30/21

For BARBARA MILLER, OWNER

NOTE: Failure to provide any of the requested information will result in an incomplete application and thereby delay processing.