

MONO COUNTY
LAND DEVELOPMENT TECHNICAL ADVISORY COMMITTEE
Public Works, Community Development, Environmental Health
(Other departments may attend as needed)

LDTAC AGENDA

March 20, 2023 – 1:30 pm

Authorization for teleconference participation in today's meeting by members of the Land Development Technical Advisory Committee (LDTAC) is under the modified Brown Act procedures of AB 361, based on Governor Newsom's March 1, 2023, Proclamation of Emergency resulting from severe storms and a finding that in-person participation would result in an imminent risk to the health and safety of meeting attendees. This authorization may last through April 19, 2023, provided the above conditions remain in effect.

Pursuant to subdivision (1)(B)(2) of Government Code 54953, find that: (1) on March 1, 2023, Governor Newsom proclaimed a state of emergency in Mono and twelve other California Counties due to the effects of severe winter storms; and (2) as a result of the conditions underlying the emergency declaration, the holding of an in-person meeting of the LDTAC presents an imminent risk to the health and safety of attendees who would need to drive on icy and/or unplowed roads in poor driving conditions with low visibility to reach the in-person location.

The meeting may be joined by video at:

<https://monocounty.zoom.us/j/84629949929?pwd=ODNkZWtSaEt6eWdqOUZINmZrUDY4QT09>

and by telephone at 669-900-6833 (Meeting ID# 846 2994 9929, passcode 1234).

An alternate method to access the video meeting is visit <https://zoom.us/join> and enter Meeting ID: 840 2278 9718, passcode 1234.

****TENTATIVE START TIMES (see note below)***

1. PUBLIC COMMENT

2. Adopt resolution R23-02 to continue Brown Act remote meetings rules under AB361.

3. APPLICATION ACCEPTANCE

- A. Golden Pine RV Park/ Camil (~1:30 pm)** Review Use Permit application for processing to convert part of the existing clubhouse at Golden Pine RV Park into a 221-square foot convenience store. Project is located at 98 Gull Lake Drive (APN 015-140-053) in June Lake and the parcel is designated Commercial Lodging-High (CL-H). *Staff: Brent Calloway*
- B. DIRECTOR REVIEW/Cornelius (~1:35 pm)** Proposal to place and use a RV trailer during construction of a primary residence at 11458 Benton Crossing Road (APN 037-110-018-000). Property is designated Resource Management (RM). *Staff: Heidi Willson*

4. PREAPPLICATION

- A. PREAPPLICATION/Basecamp** (~1:40 pm) Discuss a preapplication for a proposed campground with yurts and lodge at 108432 Highway 395 in Coleville (APN 002-450-024). The parcel is 156 acres, and the land use designation is Agricultural (AG). *Staff: April Sall*

5. ACTION ITEM

MINOR VARIANCE BY DIRECTOR 23-001/Lampson (~1:45 pm) Review and approve conditions of approval for a Minor Variance by Director to permit a spa on a concrete pad which may exceed lot coverage by 4%. The project is located at 206 Crawford (APN 015-075-017-000) in June Lake on parcel designated Mixed Use (MU). A minor variance allows for a reduction of up to 10% in any given Land Development Standard subject to the findings listed in Land Use Element §01.041. *Staff: Laura Stark*

6. WORKSHOP

No item

7. ADJOURN to April 3, 2023, at 1:30 pm

For questions on the above projects, call Community Development at 760-924-1800.

***NOTE:** Start times are only tentative. Although the LDTAC generally strives to follow the agenda as scheduled, it reserves the right to take any agenda item, in any order, and at any time after its meeting starts. The only way to ensure that you are present for a specific agenda item is to attend the meeting from the time it starts until that agenda item is taken up.

In compliance with the Americans with Disabilities Act, anyone who needs special assistance to attend this meeting can contact the LDTAC assistant at 760-924-1804 within 48 hours prior to the meeting in order to ensure accessibility (see 42 USCS 12132, 28CFR 35.130).

AGENDA GUIDELINES

Rules of order: Project staff introduces item; applicant comments; each department comments; public comments; general discussion; LDTAC action (if applicable); project staff summarizes action/review; project staff records audio minutes to keep on file.

ABOUT THE LAND DEVELOPMENT TECHNICAL ADVISORY COMMITTEE...

The Mono County Land Development Technical Advisory Committee consists of representatives from Public Works, Community Development (Building, Planning and Compliance) and Environmental Health. The LDTAC provides technical review and recommendations on land development projects. Its purposes include facilitating coordination among County departments, promoting efficient and timely permit processing, and providing applicants an inexpensive forum to learn of County requirements early in the development review process.