

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

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## LDTAC AGENDA

November 18, 2024 – 1:30 pm

**Mammoth Office - Dana Room**  
1290 Tavern Road  
Mammoth Lakes, CA 93546

**Bridgeport Office - CAO Conference Room**  
First Floor Annex 1, 74 N. School Street  
Bridgeport CA, 93517

The meeting may be joined by video at:

<https://monocounty.zoom.us/j/86077398724?pwd=7nVgZ522FdPQoBYbla7OqmXAf3LbC6.1>

and by telephone at

669-900-6833 (Meeting ID# 860 7739 8724, passcode 5678). An alternate method to access the video meeting is visit <https://zoom.us/join> and enter Meeting ID: 860 7739 8724, passcode 5678.

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

**1) PUBLIC COMMENT**

**2) APPLICATION ACCEPTANCE**

- a) **UP 24-00X Moore Parking Lot.** Applicant seeks a Use Permit to build a parking lot on APN 008-213-010-000, an undeveloped, 0.16 acre Mixed Use parcel in Bridgeport without an assigned address. Applicant intends to pave the lot with compressed asphalt shavings and store personal vehicles, including a boat, on the property. *Staff: Erin Bauer.*

**3) PREAPPLICATION**

- a) **Church on the Mountain/Overhead Utilities.** Applicant seeking information regarding overhead utilities to a modular classroom at 384 South Landing Road in Crowley Lake (APN 060-210-021-000). The 2.15-acre property is designated as Public and Quasi-Public Facilities (PF). *Staff: Olya Egorov*
- b) **Devil's Gate TPM.** Applicant seeking information regarding feasibility of subdividing APN 007-050-024-000 into two parcels. Property currently has two single-family residences, subdivision proposes siting one existing house on each parcel. Parcel is 56.54 acres, designated Estate Residential (ER-20). *Staff: Rob Makoske*

**4) ACTION ITEM**

- a) **LM 24-003 MC Cook (Sierra Business Park).** Review conditions and approval of Lot Merger. Old APNs: 037-260-017-000, 037-260-018-000, New APN: 037-260-043-000. *Staff: Erin Bauer.*
- b) **UP24-005 (Mann STR).** Review Conditions of Approval for a use permit applicant is seeking to allow for short-term rentals at 122 Nevada Street in June Lake (APN: 016-099-036-000). The parcel is 0.18 acres and has a land use designation of Single-Family Residential (SFR). *Staff: Aaron M. Washco*

**5) WORKSHOP**

**6) EXTENSION REQUESTS**

**7) ADJOURN to December 2, 2024.**

For questions on the above projects, please 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.

\*Public comment on any item listed on this agenda will be considered by LDTAC. Once an application is accepted, it will be processed by County Staff and may be considered by the Planning Commission. Public comment made to LDTAC is not automatically transmitted to the Planning Commission, as a project or application may change in response to processing.

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.