



TOWN OF MAMMOTH LAKES
P.O. Box 1609, Mammoth Lakes, CA 93546
Phone (760) 934-8989 | Fax (760) 934-8608
<http://www.townofmammothlakes.ca.gov/>

Filed

Notice of Exemption

To: ☒ State Clearinghouse
Office of Planning and Research
P.O. Box 3044, 1400 Tenth Street
Sacramento, CA 95812-3044

☒ County Clerk
County of Mono
P.O. Box 237
Bridgeport, CA 93517

AUG 22 2024

Mono County
24-025

Project Title: Lot Line Adjustment 24-002

Project Location – Specific: 445, 465, and 485 Fir Street, Mammoth Lakes, CA 93546, APNs: 022-392-011-000, 022-392-016-000, and 022-392-015-000

Project Location – City: Mammoth Lakes

Project Location – County: Mono

Description of Nature, Purpose, and Beneficiaries of Project: Lot Line Adjustment (LLA) 24-002 approves the merger of the three parcels located at 445, 465, 485 Fir Street into two parcels consisting of one 74,603 square foot parcel and one 78,642 square foot parcel in the Rural Residential Zoning District. The project applicants and property owners are Ryan Meyers, Catherine Meyers, and Joseph Valdez.

Name of Public Agency Approving Project: Town of Mammoth Lakes

Name of Person or Agency Carrying Out Project: Ryan Meyers, Catherine Meyers, and Joseph Valdez

Exempt Status: (check one)

- ☐ Ministerial (Sec. 21080(b)(1); 15268);
- ☐ Declared Emergency (Sec. 21080(b)(3); 15269(a));
- ☐ Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- ☐ Categorical Exemption: State type and section number:
- ☐ Statutory Exemptions, State code number:
- ☒ Common Sense Exemption (Sec. 15061(b)(3))

Reasons why project is exempt: The project has been determined to be exempt as a "common sense" exemption under State CEQA Guidelines Section 15061(b)(3), which applies only to projects which do not have the potential for causing a significant effect on the environment. Where it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment, the activity is not subject to CEQA. In this case, the project consists of a lot line adjustment that will merge three parcels into two parcels with no additional development proposed. The lot line adjustment will not affect the existing Rural Residential zoning of the properties, and the two resulting parcels will meet all standards for the Rural Residential zone including minimum lot size and dimensions. Therefore, it can be seen with certainty that the lot line adjustment will have no significant effect on the environment.

Lead Agency Contact Person: Michael Peterka, Associate Planner

Phone: (760) 965-3669

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a Notice of Exemption been filed by the public agency approving the project? ☒ Yes ☐ No

Signature: Michael Peterka **Date:** August 21, 2024 **Title:** Associate Planner
☒ Signed by Lead Agency ☐ Signed by Applicant **Date received for filing at OPR:**





State of California - Department of Fish and Wildlife
**2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT**
DFW 753.5a (REV. 01/01/24) Previously DFG 753.5a

Print

StartOver

Save

RECEIPT NUMBER:

26 — 08/22/2024 —

STATE CLEARINGHOUSE NUMBER (If applicable)

SEE INSTRUCTIONS ON REVERSE. TYPE OR PRINT CLEARLY.

LEAD AGENCY

Town of Mammoth Lakes

LEAD AGENCY EMAIL

mpeterka@townofmammothlakes

DATE

08/22/2024

COUNTY/STATE AGENCY OF FILING

Mono

DOCUMENT NUMBER

TM-24-025

PROJECT TITLE

Lot Line Adjustment 24-002

PROJECT APPLICANT NAME

Town of Mammoth Lakes

PROJECT APPLICANT EMAIL

mpeterka@townofmammothlakes

PHONE NUMBER

(760) 965-3669

PROJECT APPLICANT ADDRESS

PO Box 1609

CITY

Mammoth Lakes

STATE

CA

ZIP CODE

93546

PROJECT APPLICANT (Check appropriate box)

☒ Local Public Agency ☐ School District ☐ Other Special District ☐ State Agency ☐ Private Entity

CHECK APPLICABLE FEES:

☐ Environmental Impact Report (EIR)	\$4,051.25	\$	0.00
☐ Mitigated/Negative Declaration (MND)(ND)	\$2,916.75	\$	0.00
☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW	\$1,377.25	\$	0.00

☒ Exempt from fee

☒ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

☐ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee (State Water Resources Control Board only)	\$850.00	\$	0.00
☒ County documentary handling fee		\$	50.00
☐ Other		\$	

PAYMENT METHOD:

☐ Cash ☒ Credit ☐ Check ☐ Other

TOTAL RECEIVED \$ 50.00

SIGNATURE

X

AGENCY OF FILING PRINTED NAME AND TITLE

Stephanie Frank Deputy Clerk Recorder