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2019100225



NOTICE OF EXEMPTION

OCT 10 2019
MC 19-025
OFFICE OF THE CLERK

TO: Office of Planning and Research
PO Box 3044
Sacramento, CA 95812-3044

County Clerk / County of Mono
PO Box 237
Bridgeport, CA 93517

FROM: Mono County Community Development
PO Box 347
Mammoth Lakes, CA 93546

Project Title: Sale of Birch Creek Condo for transitional housing purposes pursuant to Government Code Section 26227

Project Applicant: Mono County

Project Location - Specific: 40 Willow Avenue, Unit No. 5 (APN 016-195-005-000)

Project Location - City: June Lake

Project Location - County: Mono

Description of Nature, Purpose, and Beneficiaries of Project:

Sale of Birch Creek Condominium to the Inyo Mono Advocates for Community Action with deed restrictions requiring use of the property as transitional housing or affordable housing (120% AMI and below) in order to alleviate a current shortage of transitional and affordable housing in Mono County.

Name of Public Agency Approving Project: Mono County

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: 15303 (Class 3)

Statutory Exemptions. State code number: CEQA Guidelines Sections 15061(b)(3) (Common Sense Exemption) and 15301 (Existing Facilities Exemption)

(Address)

Reasons why project is exempt:

Transitional housing is a permitted use of the property under current applicable zoning, use of the property will not change substantially as a result of the sale, no earthmoving activity or construction is included in the project or a reasonably foreseeable consequence of the sale, and the project does not implicate any of the circumstances described in CEQA Guidelines Section 15300.2.

Lead Agency Contact Person: Michael Draper

Area Code/Telephone/Extension: (760) 924-1805

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 Draper

Date: 10/10/19 Title: Planning Analyst

Signed by Lead Agency

Signed by Applicant

Governor's Office of Planning & Research

OCT 10 2019

STATE CLEARINGHOUSE

Posted thru November 11, 2019