



TOWN OF MAMMOTH LAKES
P.O. Box 1609, Mammoth Lakes, CA 93546
Phone (760) 965-3630 | Fax (760) 934-7493
<http://www.townofmammothlakes.ca.gov/>

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

Project Title: 83 Bridges Lane New Single-Family Residence (Administrative Design Review 19-005)

Project Location – Specific: 83 Bridges Lane (APN: 031-260-012-000)

Project Location – City: Mammoth Lakes

Project Location – County: Mono

Description of Nature, Purpose, and Beneficiaries of Project: The proposed project is a 6,455 sq. ft. single-family residence located at 83 Bridges Lane on a 0.24-acre site in the Altis Master Plan Area. The proposed project meets all the requirements of the Altis Master Plan, Design Guidelines for the Town of Mammoth Lakes, and the Mammoth Lakes Municipal Code. The project applicant is John Berger, Laney LA, and the property owner is B3 Holdings, LLC.

Name of Public Agency Approving Project: Town of Mammoth Lakes

Name of Person or Agency Carrying Out Project: B3 Holdings, LLC

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): Guidelines Section 15303(a), New Construction or Conversion of Small Structures
- Statutory Exemptions (State code number):

Reason why project is exempt: The project is exempt because the following criteria are met:

The project consists of the construction of one single-family residence in a residential zone, which pursuant to the CEQA Guidelines has been determined to not have a significant effect on the environment, and none of the exceptions set forth in CEQA Guidelines Section 15300.2, which would bar the application of the categorical exemption, are present.

Lead Agency Contact Person: Michael Peterka, Assistant 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:

Date: May 26, 2020

Title: Assistant Planner

- Signed by Lead Agency
- Signed by Applicant

Date received for filing at OPR:

Governor's Office of Planning & Research

MAY 26 2020

STATE CLEARINGHOUSE