



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: Adjustment 24-010

Project Location – Specific: 4 St. Anton Circle (APN: 039-040-001-000)

Project Location – City: Mammoth Lakes

Project Location – County: Mono

Description of Nature, Purpose, and Beneficiaries of Project: Adjustment 24-010 permits a 20% reduction of the 10-foot east side yard setback requirement (*reduced to 8 feet*) and the 20-foot west street side yard setback requirement (*reduced to 16 feet*) to allow for the construction of an attached single-car garage and additional habitable space for the existing single-family residence located at 4 St. Anton Circle. The Adjustment was filed by Craig Tapley of Design Dimension Associates, Inc. on behalf of the record property owner, Glackin Revocable Trust 5-25-23. The project meets applicable Mammoth Lakes Municipal Code standards and requirements.

Name of Public Agency Approving Project: Town of Mammoth Lakes

Name of Person or Agency Carrying Out Project: Mark and Mary Glackin, Trustees

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): CEQA Guidelines Section 15301
- Statutory Exemptions (state code number):

Reason the project is exempt: The project has been determined to be categorically exempt from the provisions of CEQA pursuant to CEQA Guidelines Section 15301, Existing Facilities, of Title 14 of the Code of Regulations. Section 15301 applies to projects that consist of minor alterations of existing, private structures that involve negligible or no expansion of use beyond that existing at the time of the lead agency's determination, such as smaller additions (less than 10,000 square feet) to existing structures that are located in an area where all public services and facilities are available and located in an area that is not environmentally sensitive. The State of California has determined that these types of projects are within a class of projects that will not have any significant environmental impacts. The project qualifies for the above-described categorical exemption, since the project consists of the construction of a 432-square-foot attached garage addition and a 1,365-square-foot habitable space addition for the existing 2,280-square-foot single-family residence that involves a negligible expansion of the existing use. The additions will not result in an increase of more than 10,000 square feet, are in an area where all public services and facilities are available, and are in an area that is not environmentally sensitive. In addition, none of the exceptions set forth in CEQA Guidelines Section 15300.2 are applicable.

Lead Agency Contact Person: Tess Houseman

Title: Assistant Planner

Email: thouseman@townofmammothlakes.ca.gov

Phone: (760) 965-3619

Signature: 

Date: 04/22/2025

- Signed by Lead Agency
- Signed by Applicant

Date Received for Filing at OPR: