

32-98-08

MONO COUNTY

Planning Department

NOTICE OF DECISION & USE PERMIT

USE PERMIT: UP 32-98-08

APPLICANT: Melvin Perriseau

ACCESSOR PARCEL NUMBER: 08-134-13

PROJECT TITLE: Proposed construction of 1,700 sq. ft. of retail space

PROJECT LOCATION: southwest corner of Sinclair Street and Hwy 395, Bridgeport

On January 14, 1999 a duly advertised and noticed public hearing was held and the necessary findings, pursuant to Section 19.38.010 of the Mono County Zoning and Development Code, were made by the Mono County Planning Commission. In accordance with those findings, a Notice of Decision is hereby rendered for Use Permit Number: 32-98-08 subject to the following conditions, at the conclusion of the appeal period.

CONDITIONS OF APPROVAL

See attached 6 Conditions of Approval

ANY AFFECTED PERSON, INCLUDING THE APPLICANT, NOT SATISFIED WITH THE DECISION OF THE COMMISSION, MAY WITHIN FIFTEEN (15) DAYS OF THE EFFECTIVE DATE OF THE DECISION, SUBMIT AN APPEAL IN WRITING TO THE MONO COUNTY BOARD OF SUPERVISORS.

THE APPEAL SHALL INCLUDE THE APPELLANT'S INTEREST IN THE SUBJECT PROPERTY, THE DECISION OR ACTION APPEALED, SPECIFIC REASONS WHY THE APPELLANT BELIEVES THE DECISION APPEALED SHOULD NOT BE UPHELD AND SHALL BE ACCOMPANIED BY THE APPROPRIATE FILING FEE OF \$ 125.00.

DATE OF DECISION/USE PERMIT APPROVAL: January 14, 1999

EFFECTED DATE OF USE PERMIT: January 14, 1999

This Use Permit shall become null and void in the event of failure to exercise the rights of the permit within one (1) year from the date of approval unless an extension is applied for at least 60 days prior to the expiration date.

On-going compliance with the above conditions is mandatory. Failure to comply constitutes grounds for revocation and the institution of proceedings to enjoin the subject use.

MONO COUNTY PLANNING COMMISSION

08/97

DATED: January 14, 1999

cc: Applicant
 Engineer
 Assessor's Office
 Code Enforcement Officer

CONDITIONS OF APPROVAL
USE PERMIT APPLICATION 32-98-~~07~~/PERRISEAU

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USE PERMIT CONDITIONS

1. A minimum of 22 paved parking spaces shall be provided for the existing commercial uses on the subject property. A minimum of one of the 22 parking spaces shall be developed as a handicapped parking space.
2. All signs shall conform to MCSDC Chapter 19.35 Signs.
3. The deli shall be posted for a maximum of 18 seats - total inside and outside.
4. A minimum of 855 square feet of unpaved space shall be maintained. Such area shall be landscaped.
5. A landscaping plan using plants, shrubs and bushes shall be prepared for review and approval by the Planning Department for those areas designated on the site plan as dirt.
6. The applicant shall obtain necessary building permits for the proposed additions.