

**Mono County  
Community Development Department**

P.O. Box 347  
Mammoth Lakes, CA 93546  
(760) 924-1800, fax 924-1801  
commdev@mono.ca.gov

**Planning Division**

P.O. Box 8  
Bridgeport, CA 93517  
(760) 932-5420, fax 932-5431  
www.monocounty.ca.gov

**PARCEL MAP/  
LAND DIVISION  
APPLICATION**

APPLICATION # _____	FEE \$ _____
DATE RECEIVED _____	RECEIVED BY _____
RECEIPT # _____	CHECK # _____ (NO CASH)

**APPLICANT/AGENT** Robert and Margaret Banelmann

**ADDRESS** P.O. Box 1698 **CITY/STATE/ZIP** Carlsbad, CA 92018

**TELEPHONE** ( 760 ) 497-7777

**PROPERTY DESCRIPTION:**

**Assessor's Parcel #** 062-040-019 **Total Acres** 37.2

**General Plan Land Use Designation** ER

**Domestic Water Source and/or Supplier** Onsite wells

**Method of Sewage Disposal** onsite septic

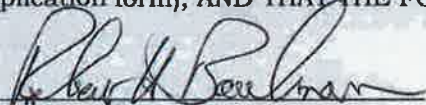
**Present Use of Parcel** vacant land

**Proposed Use of Parcel** ER 1 ac min parcels

**APPLICATION PACKET SHALL INCLUDE:** Tentative Tract Map, required filing fees listed on Development Fee Schedule, and other background materials.

**NOTE:** An incomplete application packet may delay project processing.

I CERTIFY UNDER PENALTY OF PERJURY THAT I am:  legal owner(s) of the subject property (all individual owners must sign as their names appear on the deed to the land),  corporate officer(s) empowered to sign for the corporation, or  owner's legal agent having Power of Attorney for this action (a notarized "Power of Attorney" document must accompany the application form), AND THAT THE FOREGOING IS TRUE AND CORRECT.

  
Signature

  
Signature

9/17/2020  
Date

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**TENTATIVE PARCEL MAP  
CHECKLIST**

Lack of the following information may delay processing of a Tentative Parcel Map application.

**APPLICATION PACKET SHALL INCLUDE:**

- A. Completed application.
- B. Completed Project Information form.
- C. Copy of preliminary title report.
- D. Assessor's map with property of the proposed land division delineated.
- E. Environmental Processing & Review agreement.

**TENTATIVE PARCEL MAP REQUIREMENTS:**

The tentative map shall be clearly and legibly drawn on sheets 18" x 26", using an engineer's scale. A marginal line shall be drawn around each sheet leaving a blank margin of one inch. Twelve (12) copies of the tentative map and one reproducible copy of the tentative map no larger than 11" x 17" shall be required at the time of project submittal. The Tentative Parcel Map shall show the following:

- Name, address and telephone number of applicant, owner and plan preparer.
- Date of map preparation.
- Assessor's Parcel Number.
- Boundaries of the land proposed to be divided, including existing and proposed parcel lines with dimensions and net area, exclusive of roads.
- North arrow and scale.
- Existing General Plan Land Use Designation of the land.
- Proposed land use of parcels.
- Existing or proposed right-of-way lines of county roads or streets within or abutting the land, and the location and width of pavement, including the roadway pavement, curbs, gutters and sidewalks, both existing and proposed.
- Location, with dimensions, of any existing structures and improvements on the land or underground, including wells, sewage disposal facilities, utility lines, driveways, etc.
- Location of drainage provisions, drainage courses, watercourses and areas subject to flooding.

*More on back...*

- Existing or proposed easements that may have influenced the proposed parcel line locations or may influence the locations of buildings.
- Domestic water source including the name of supplier, quality and an estimate of available quantity. If individual wells are proposed, show the location of each well. Show also each existing well within 200 feet of the subject property.
- Method of sewage disposal and name of sewage agency, if any. If individual septic disposal systems are proposed, show the location of leach field and replacement area. Show also each existing septic disposal system within 200' of the subject property.
- Other information needed by Land Development Technical Advisory Committee (LDTAC), including maps of adjoining land that may have been divided previously.

The items checked above have been included in the application packet or are shown on the Tentative Parcel Map.

 PE C 41039  
Signature

9/29/20  
Date

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**PROJECT INFORMATION**

(To be completed by applicant or representative)

NOTE: Please answer all questions as accurately and completely as possible to avoid potential delays in processing. Attach additional sheets if necessary.

**I. TYPE OF PROJECT** (check any permit(s) requested):

- Director Review    Use Permit    Lot Line Adjustment    Land Division (4 or fewer)  
 Subdivision    Specific Plan    Variance    General Plan Amendment  
 Other \_\_\_\_\_

APPLICANT Robert Barelmann

PROJECT TITLE Parcel Map

LOT SIZE (sq. ft./acre) 37.2 ac ASSESSOR'S PARCEL # 062-040-019

PROJECT LOCATION Aspen Springs area of Mono County

Has your project been described in detail in the project application? Yes  No

Please Specify:

Number of Units \_\_\_\_\_ Building Height/# of floors \_\_\_\_\_  
Number of Buildings \_\_\_\_\_ Density (units/acre) \_\_\_\_\_

Total lot coverage/impervious surface (sq. ft. & %) \_\_\_\_\_  
a. Buildings (first-floor lot coverage /sq. ft. & %) \_\_\_\_\_  
b. Paved parking & access (sq. ft. & %) \_\_\_\_\_

Landscaping/screening and fencing:

a. Landscaping (sq. ft. & %) \_\_\_\_\_  
b. Undisturbed (sq. ft. & %) \_\_\_\_\_

Total parking spaces provided:

a. Uncovered \_\_\_\_\_  
b. Covered \_\_\_\_\_  
c. Guest/Handicapped \_\_\_\_\_

**II. SITE PLAN**

Are all existing and proposed improvements shown on the Plot Plan (see attached Plot Plan Requirements)? Yes  No

**III. ENVIRONMENTAL SETTING**

Use one copy of the Tentative Map or Plot Plan as needed to show any necessary information. Attach photographs of the site, if available.

*More on back...*

1. VICINITY MAP:

Attach a copy of assessor's parcel pages or a vicinity map showing the subject property in relation to nearby streets and lots or other significant features.

2. EXISTING DEVELOPMENT:

Vacant  If the site is developed, describe all existing uses/improvements such as structures, roads, etc. Does the Plot Plan show these uses? Yes  No

3. ACCESS/CIRCULATION:

Name of Street Frontage(s) Crowley Lake Dr

Paved  Dirt  No existing access

Are there any private roads, drives or road easements on/through the property?

Yes  No

Has an encroachment permit been submitted to Public Works or Caltrans? Yes  No

Does the property have any existing driveways or access points? Yes  No

Are any new access points proposed? Yes  No

Does the Plot Plan show the driveways or access points? Yes  No

Describe the number and type of vehicles associated with the project cars typical for 3 parcels

4. ADJACENT LAND USES:

A. Describe the existing land use(s) on adjacent properties. Also note any major man-made or natural features (i.e., highways, stream channels, number and type of structures, etc.).

LAND USE

LAND USE

North vacant DWP land

South Fobes 40 and Aspen Springs Ranch

East residential lot

West vacant land

B. Will the proposed project result in substantial changes in pattern, scale or character of use in the general area? Yes  No  If YES, how does the project propose to lessen potential adverse impacts to surrounding uses? \_\_\_\_\_

5. SITE TOPOGRAPHY:

Is the site on filled land? Yes  No  Describe the site's topography (i.e., landforms, slopes, etc.) ground slopes away from Crowley Lake drive at a grade of 15%.

6. DRAINAGES:

A. Describe existing drainage ways or wetlands on or near the project site (i.e., rivers, creeks and drainage ditches 12" or deeper and/or within 30' of the property) \_\_\_\_\_

two drainages bisect the easterly half of the property draining to the north toward 395

B. Are there any drainage easements on the parcel? Yes  No

C. Will the project require altering any streams or drainage channels? Yes  No  If YES, contact the Department of Fish and Game for a stream alteration permit. IF YES TO ANY OF THE ABOVE, show location on plot plan and note any alteration or work to be done within 30 feet of the stream or drainage.

7. VEGETATION:

A. Describe the site's vegetation and the percentage of the site it covers (map major areas of vegetation on the Plot Plan) sage scrub with scattered pinon pine trees

B. How many trees will need to be removed? N/A

E. Will there be a substantial change in existing noise or vibration levels? Yes  No   
If YES to any of the above, please describe \_\_\_\_\_

*More on back...*

14. OTHER PERMITS REQUIRED: N/A only required at time of construction of homes  
List any other related permits and other public approvals required for this project,  
including those required by county, regional, state and federal agencies:

- Encroachment Permits from *Public Works or Caltrans*.
- Stream Alteration Permit from *Department of Fish and Game*
- 404 Wetland Permit from *Army Corps of Engineers*
- Grading Permit from *Public Works*
- Building Permit from *County Building Division*
- Well/Septic from *County Health Department*
- Timber Land Conversion from *California Department of Forestry*
- Waste Discharge Permit from *Lahontan Regional Water Quality Control Board*
- Other \_\_\_\_\_

#### IV. SERVICES

1. Indicate how the following services will be provided for your project and the availability of service.

Electricity SCE

Underground  Overhead  (Show location of existing utility lines on Plot Plan)

Road/Access Crowley Lake Dr

Water Supply onsite wells

Sewage Disposal onsite septic system

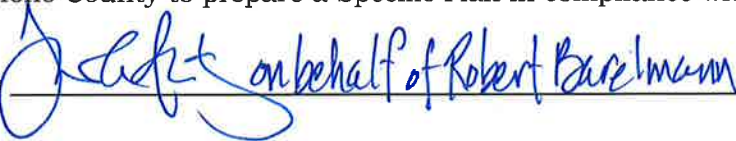
Fire Protection CLFPD

School District Eastern Sierra

2. If an extension of any of the above is necessary, indicate which service(s), the length of extension(s), and the infrastructure proposed N/S

**CERTIFICATION:** I hereby certify that I have furnished in the attached exhibits the data and information required for this initial evaluation to the best of my ability, and that the information presented is true and correct to the best of my knowledge and belief. I understand that this information, together with additional information that I may need to provide, will be used by Mono County to prepare a Specific Plan in compliance with state law.

Signature

 on behalf of Robert Barilman

Date

9/28/20

For \_\_\_\_\_

NOTE: Failure to provide any of the requested information will result in an incomplete application and thereby delay processing.