

MONO COUNTY  
LAND DEVELOPMENT TECHNICAL ADVISORY COMMITTEE  
**Public Works, Community Development, Environmental Health**  
(Other departments may attend as needed)

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**AMENDED LDTAC AGENDA**

**June 21, 2021 – 1:30 pm**

*As authorized by Gov. Newsom's Executive Orders, N-25-20 and N-29-20, the meeting will be accessible remotely by live cast. There is no physical meeting location. This altered format is in observance of recent recommendations by local officials that certain precautions be taken, including social distancing, to address the threat of COVID-19.*

The meeting may be joined by video at:

<https://monocounty.zoom.us/j/98652900139?pwd=cjl5dG91dzdyWThiOUhpTlZpZnZPZz09>

and by telephone at 669-900-6833 (Meeting ID# is 986 5290 0139 password 1234).

An alternate method to access the video meeting is visit <https://zoom.us/join> and enter

*Meeting ID# is 986 5290 0139 password 1234*

**\*TENTATIVE START TIMES** (see note below)

**1. PUBLIC COMMENT**

**2. APPLICATION ACCEPTANCE**

- A. DIRECTOR REVIEW/ Gilbert** (~1:30 pm) Review and accept an application for a Director Review to rebuild a shop affected by the Mountain View Fire, located at (APN 002-130-038). The land use designation is Rural Residential (RR), and the property is approximately 13.82 acres. The southern portion of the parcel burned in the fire and had existing non-conforming shop with 0' setbacks. *Staff: April Sall*
- B. USE PERMIT/Marzano.** (~ 1:45 pm) Proposal to use 162 Alderman Street, June Lake, for storage of recreational vehicles, trailers, and boats during summer months only. The business will be managed by the owners of BJM's Reward Summer Storage, an existing operation on the corner of East Granite Avenue and Gull Lake Road (APN 015-104-047). The property is designated Commercial Lodging-High and is 0.23 acres. *Staff: Michael Draper*

**3. PREAPPLICATION**

- A. PREAPPLICATION/ Bliss Project** (~ 2:00 pm) A preapplication for a general plan redesignation in the Antelope Valley from RR to Rural Resort to allow for development of a holistic healing resort. Sierra Bliss Holistic Healing Center or "The Bliss Project" is an expansion of an existing counseling clinic located in Bishop, CA. The plan is to offer integrated holistic health services clinic daily and/or 3–5-day retreat setting. *Staff: Scott Burns*

**4. ACTION ITEM**

- A. Balanced Rock Alternative Parking Management Plan** (≈ 2:15 pm) Review project conditions for the Alternative Parking Management Plan and Snow Management Plan previously authorized by DR 19-005, for the Balanced Rock Saloon to account for Phase 4A restaurant addition. The property is located at 2588 Highway 158 in June Lake (APN 015-075-029) and has a Commercial Land Use Designation (LUD). *Staff Scott Burns*

**5. WORKSHOP**

No items

**6. ADJOURN to a special meeting in July**

For questions on the above projects, call Community Development at 760-924-1800.

**\*NOTE:** Start times are only tentative. Although the LDTAC generally strives to follow the agenda as scheduled, it reserves the right to take any agenda item, in any order, and at any time after its meeting starts. The only way to ensure that you are present for a specific agenda item is to attend the meeting from the time it starts until that agenda item is taken up.

In compliance with the Americans with Disabilities Act, anyone who needs special assistance to attend this meeting can contact the LDTAC assistant at 760-924-1804 within 48 hours prior to the meeting in order to ensure accessibility (see 42 USCS 12132, 28CFR 35.130).

**AGENDA GUIDELINES**

**Rules of order:** Project staff introduces item; applicant comments; each department comments; public comments; general discussion; LDTAC action (if applicable); project staff summarizes action/review; project staff records audio minutes to keep on file.

**ABOUT THE LAND DEVELOPMENT TECHNICAL ADVISORY COMMITTEE...**

The Mono County Land Development Technical Advisory Committee consists of representatives from Public Works, Community Development (Building, Planning and Compliance) and Environmental Health. The LDTAC provides technical review and recommendations on land development projects. Its purposes include facilitating coordination among County departments, promoting efficient and timely permit processing, and providing applicants an inexpensive forum to learn of County requirements early in the development review process.