

**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

**RECORDED MAP  
MODIFICATION APPLICATION**

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

**APPLICANT/AGENT** \_\_\_\_\_

ADDRESS \_\_\_\_\_ CITY/STATE/ZIP \_\_\_\_\_

TELEPHONE ( \_\_\_\_\_ ) \_\_\_\_\_ E-MAIL \_\_\_\_\_

**MODIFICATION DESCRIPTION:** Describe the proposed modification in detail, using additional sheets if necessary. NOTE: An incomplete or inadequate project description may delay processing.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**PROPERTY DESCRIPTION:**

Assessor's Parcel # \_\_\_\_\_ Total Acres \_\_\_\_\_

General Plan Land Use Designation \_\_\_\_\_

Domestic Water Source and/or Supplier \_\_\_\_\_

Method of Sewage Disposal \_\_\_\_\_

Present Use of Parcel \_\_\_\_\_

Proposed Use of Parcel \_\_\_\_\_

**APPLICATION PACKET SHALL INCLUDE:** Proposed map amendment, required filing fees listed on Development Fee Schedule (same as the original map application fees), and other background materials.

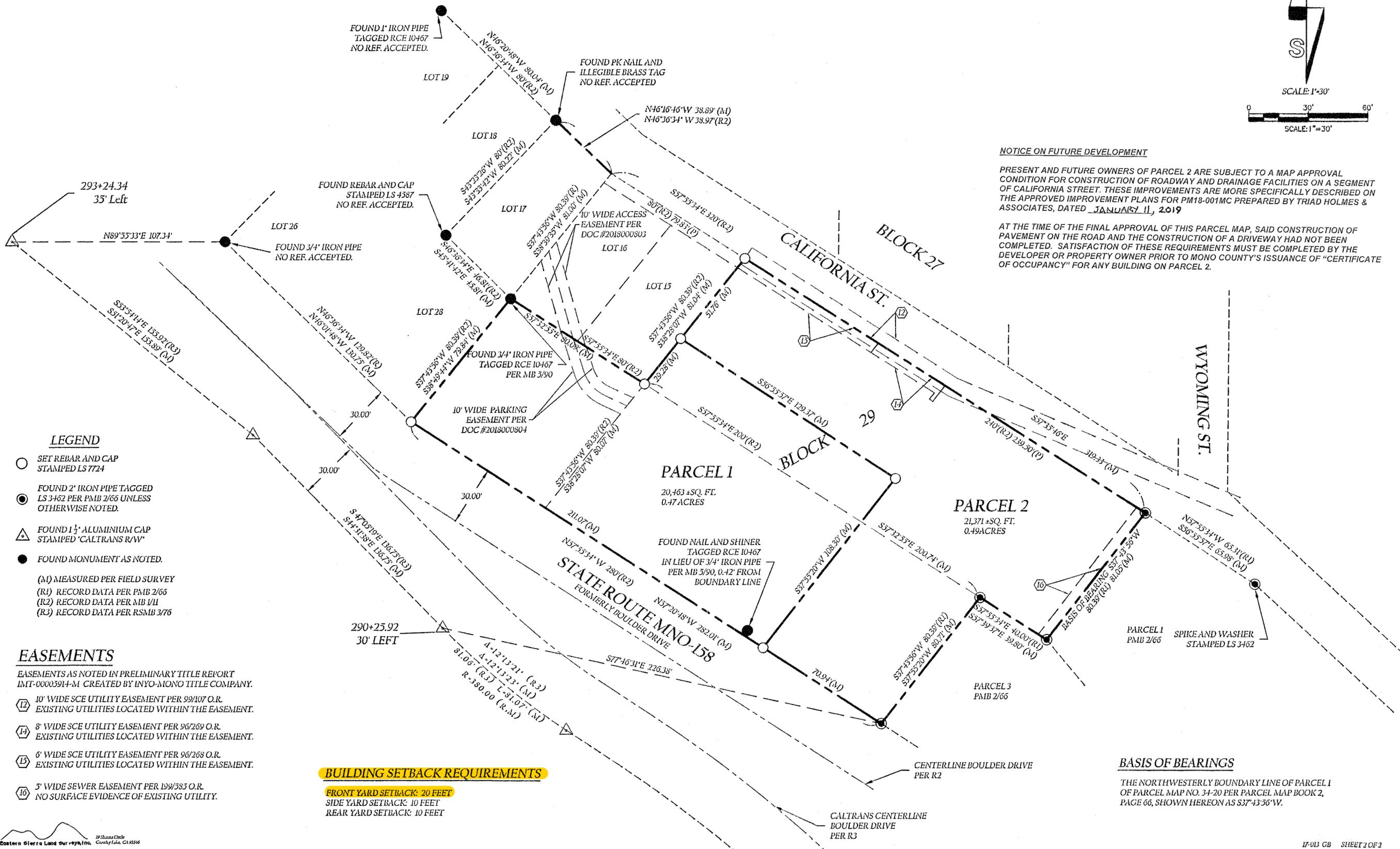
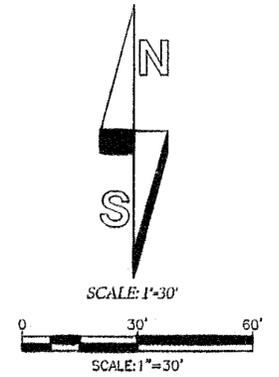
I CERTIFY UNDER PENALTY OF PERJURY THAT I am:  legal owner(s) of the subject property (all individual owners must sign as their names appear on the deed to the land),  corporate officer(s) empowered to sign for the corporation, or  owner's legal agent having Power of Attorney for this action (a notarized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

  
\_\_\_\_\_  
Signature

April 25, 2022

\_\_\_\_\_  
Signature Date

# PARCEL MAP NO. 18-001MC



**NOTICE ON FUTURE DEVELOPMENT**

PRESENT AND FUTURE OWNERS OF PARCEL 2 ARE SUBJECT TO A MAP APPROVAL CONDITION FOR CONSTRUCTION OF ROADWAY AND DRAINAGE FACILITIES ON A SEGMENT OF CALIFORNIA STREET. THESE IMPROVEMENTS ARE MORE SPECIFICALLY DESCRIBED ON THE APPROVED IMPROVEMENT PLANS FOR PM18-001MC PREPARED BY TRIAD HOLMES & ASSOCIATES, DATED JANUARY 11, 2019

AT THE TIME OF THE FINAL APPROVAL OF THIS PARCEL MAP, SAID CONSTRUCTION OF PAVEMENT ON THE ROAD AND THE CONSTRUCTION OF A DRIVEWAY HAD NOT BEEN COMPLETED. SATISFACTION OF THESE REQUIREMENTS MUST BE COMPLETED BY THE DEVELOPER OR PROPERTY OWNER PRIOR TO MONO COUNTY'S ISSUANCE OF "CERTIFICATE OF OCCUPANCY" FOR ANY BUILDING ON PARCEL 2.

**LEGEND**

- SET REBAR AND CAP STAMPED LS 7724
- FOUND 2" IRON PIPE TAGGED LS 3462 PER PMB 2/66 UNLESS OTHERWISE NOTED.
- △ FOUND 1 1/2" ALUMINIUM CAP STAMPED "CALTRANS R/W"
- FOUND MONUMENT AS NOTED.
- (M) MEASURED PER FIELD SURVEY
- (R1) RECORD DATA PER PMB 2/66
- (R2) RECORD DATA PER MB 1/11
- (R3) RECORD DATA PER RSMB 3/76

**EASEMENTS**

EASEMENTS AS NOTED IN PRELIMINARY TITLE REPORT IMT-00003914-M CREATED BY INYO-MONO TITLE COMPANY.

- 12' 10' WIDE SCE UTILITY EASEMENT PER 99/107 O.R. EXISTING UTILITIES LOCATED WITHIN THE EASEMENT.
- 14' 8' WIDE SCE UTILITY EASEMENT PER 96/269 O.R. EXISTING UTILITIES LOCATED WITHIN THE EASEMENT.
- 15' 6' WIDE SCE UTILITY EASEMENT PER 96/268 O.R. EXISTING UTILITIES LOCATED WITHIN THE EASEMENT.
- 16' 5' WIDE SEWER EASEMENT PER 199/383 O.R. NO SURFACE EVIDENCE OF EXISTING UTILITY.

**BUILDING SETBACK REQUIREMENTS**

- FRONT YARD SETBACK: 20 FEET
- SIDE YARD SETBACK: 10 FEET
- REAR YARD SETBACK: 10 FEET

**BASIS OF BEARINGS**

THE NORTHWESTERLY BOUNDARY LINE OF PARCEL 1 OF PARCEL MAP NO. 34-20 PER PARCEL MAP BOOK 2, PAGE 66, SHOWN HEREON AS S37°43'36"W.

