



MARIPOSA PLANNING

COUNTY OF MARIPOSA

5100 BULLION STREET • POST OFFICE BOX 2039

MARIPOSA, CALIFORNIA 95338-2039

209. 966. 5151 • FAX 209. 742. 5024

Sarah Williams, Director
swilliams@mariposacounty.org
Steve Engfer, Associate Planner
sengfer@mariposacounty.org

Notice of Final EIR & Public Meeting

Date: April 21, 2017
Lead Agency: County of Mariposa Board of Supervisors
Project: Tenaya Cabins Project, GP/SPZA 2014-163, CUP 2014-164, and LDA 2014-165
Location: Fish Camp, Mariposa County
SCH #: 2015021032

Project Summary: Delaware North (DN), the owner and operator of the Tenaya Lodge, has proposed a two parcel land division (LDA 2014-165), General Plan/Specific Plan zoning amendment (SPZA 2014-163), and conditional use permit (CUP 2014-164) on assessor's parcel number (APN) 010-350-010 (Was 010-350-008). Proposed Parcel 1 is a 24.82 acre parcel; the land use is proposed to be amended from Single Family Residential 1-acre to Resort Commercial for the construction of 54 pre-fabricated cabins and a clubhouse (approximately 2,700 square feet). Proposed Parcel 2 is a 21,782 square foot parcel; the land use is proposed to be amended from Single Family Residential 1-acre to Single Family Residential ½ -acre for a future single family residence. The project site is located immediately north of the Tenaya Lodge and is primarily undeveloped forested land that includes a one-acre pond (Rainbow Lake) at the northern end, Big Creek on the eastern side, meadow and wetlands on the southern portion of the site, and State Highway 41 on the western side.

The County has prepared a Final Environmental Impact Report (EIR) pursuant to the California Environmental Quality Act (CEQA) for the Tenaya Cabins Project.

The Final EIR and the Tenaya Cabins application materials are available for public review at the following locations:

Mariposa County Planning
5100 Bullion Street
Mariposa, CA 95338

Mariposa Library
4978 10th Street
Mariposa CA, 95338

Wawona Library
7971 Chilnualna Road
Wawona, CA 95389

Hours:
M-F 8 – 5

Hours:
M 8:30-4, T-F 8:30-6,
Sat 8:30-4

Hours:
M-W-F 12-5, Sat 10-3

Internet: <http://www.mariposacounty.org/index.aspx?nid=1460>

A CD of the Final EIR is available from the Planning Department at no cost. Limited printed hardcopies are also available. Please contact the Planning Department to request either a CD or hardcopy.

Public Meeting: The Fish Camp Planning Advisory Council will conduct a public meeting on **May 13, 2017 at 9:30 a.m.** at Tenaya Lodge, 1122 Highway 41, Fish Camp, CA 93623.

Action: The Fish Camp Planning Advisory Council will consider the project, Final EIR and staff report and make a recommendation to the Planning Commission.

*Written comments on the project itself may be submitted now, and at any time during the public review period up to, and including, the public meeting time. Comments received prior to May 13, 2017 will be provided to the Fish Camp Planning Advisory Council at the meeting. **The staff report for the project will be available one week prior to the meeting.***

Interested individuals, groups, and agencies may provide the County with written comments on the project. Comments provided by email should include "Tenaya Cabins" in the subject line, and the name and physical address of the commenter.

Comments will be accepted by US Mail, email or fax. Please send all comments to:

Steve Engfer, Associate Planner
Mariposa County Planning Department
PO Box 2039 Mariposa, CA 95338
Telephone: (209) 966-5151

Fax number (209) 742-5024
Email: sengfer@mariposacounty.org

The Board of Supervisors is the final action authority for this project. You will be provided notices of future schedule and public hearings at both the Planning commission and Board of Supervisors.

Please be advised that any concerns or issues relating to the project must be raised during the public review process described in this notice, if those issues are to be used for the basis of an appeal or a future court challenge. Information regarding the Appeals process is available at Mariposa Planning, 209-966-5151.

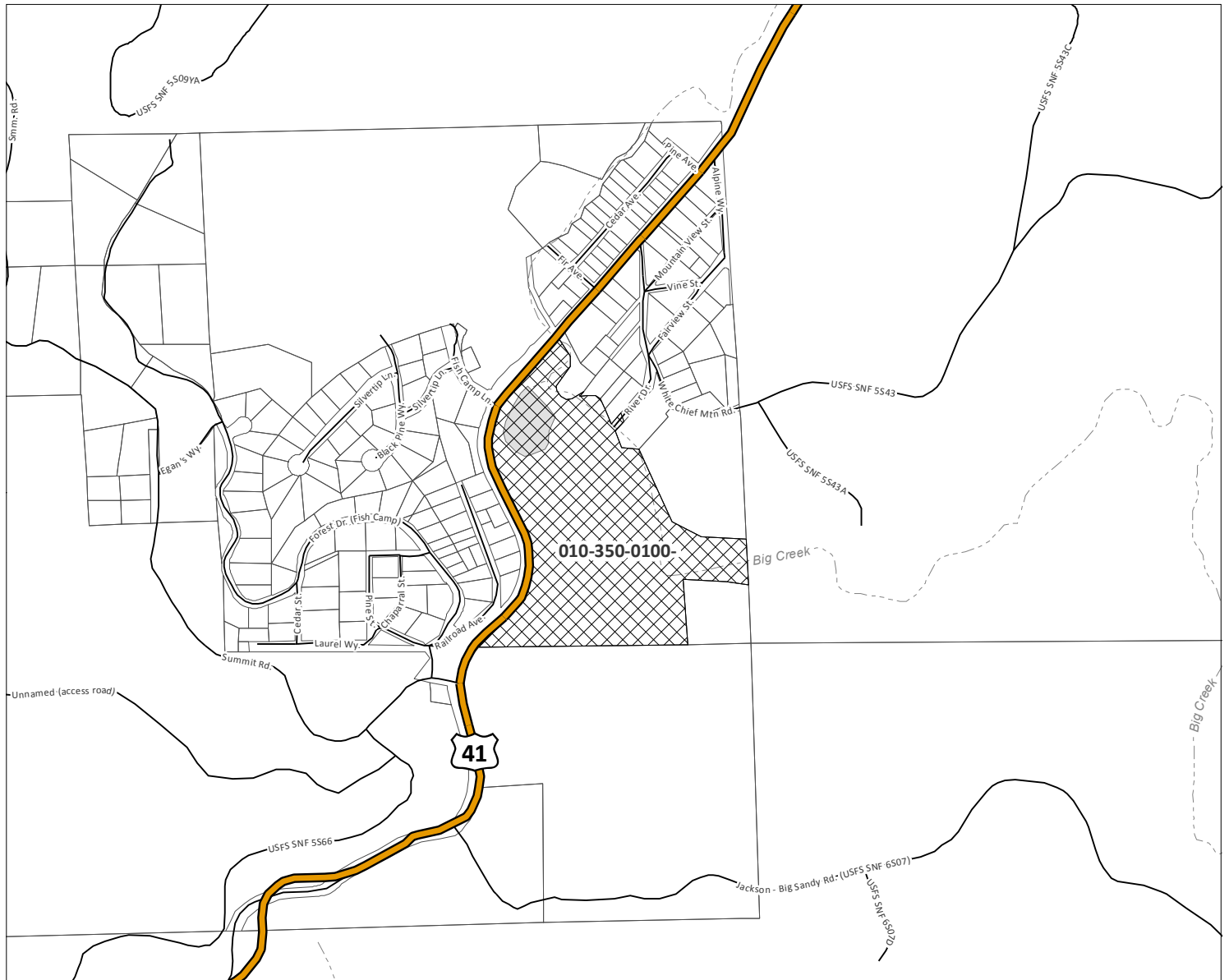
The meeting space is accessible to persons with disabilities. Individuals needing special assistive devices will be accommodated to the best ability of the County. For more information, please contact Carol Suggs (at the contact information above) at least 48 hours before the meeting.

Project questions should be directed to Steve Engfer, Associate Planner at the above phone number and email address.

Posting Locations: Mariposa County Clerk's Office
Mariposa County Courthouse
Mariposa County Planning Department
Fish Camp Post Office
www.mariposacounty.org/planning

Posting Date: Friday April 21, 2017 Leave posted until 5:00 p.m. on Saturday, May 13, 2017.

Mariposa County Planning Department Project Vicinity Map



0 400 800 Feet

1:9,600

PROJECT TYPE: GP/SPZA 2014-163; CUP 2014-164; LDA 2014-165

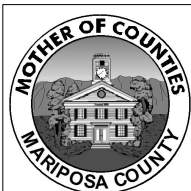
APPLICANT: Brian Fulce for Delaware North

APN: 010-350-010 (Formerly APN 010-350-008 prior to ROW change)




SITE ADDRESS: 1152 Highway 41, Fish Camp

Coordinate System: NAD 1983 StatePlane California III FIPS 0403 Feet
Date: Friday, April 21, 2017
Data Source: Mariposa County Planning Department GIS; Assessor's Office
Parcel Map Update: March 2017

Map Credit: Ben Ogren - Sr. GIS Specialist



Mariposa County Planning Department
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<http://www.mariposacounty.org/planning>

-  Project Location
-  Assessor's Parcels
-  Pond

