

# MONO COUNTY PLANNING COMMISSION

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## Minutes

April 21, 2022 – 9:05 a.m.

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**COMMISSIONER:** Jora Fogg, Chris Lizza, Roberta Lagomarsini, Scott Bush

**STAFF:** Wendy Sugimura, director; Heidi Willson, planning commission clerk; Nick Criss, code enforcement; Bentley Regehr, planning analyst; Michael Draper, planning analyst

**PUBLIC:** No Public

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### 1. CALL TO ORDER & PLEDGE OF ALLEGIANCE

Meeting called to order at 9:06 am and the Commissioners led the pledge of allegiance.

### 2. PUBLIC COMMENT: Opportunity to address the Planning Commission on items not on the agenda

- No public comment

### 3. MEETING MINUTES

#### A. Review and adopt minutes of March 17, 2022

**Motion:** Approve the minutes of March 17, 2022

**Bush motion; Fogg second**

**Roll-call vote – Ayes: Lizza, Fogg, Bush, Lagomarsini. Absent: Robertson.**

**Motion passed 4-0.**

### 4. PUBLIC HEARING

**A. Black Point Mine Reclamation Plan Modification (9:00am)** Proposed modification to the Black Point Mine Reclamation Plan. The proposed modification reduces the previously approved permit boundary area from 370 acres to 60 acres and disturbance area from 330 acres to 38 acres. The remaining 292 acres that are no longer part of the disturbance area will remain in a state of undisturbed natural habitat. The modification also proposed additional visual mitigation measures. The site is located at APN 019-150-013 and is designated Resource Management (RM). *Staff: Bentley Regehr.*

- Regehr gave a presentation and answered questions from the commission.
- Fogg asked who will take over the remaining part of the acres that Black Point Mine is releasing?
- Sugimura replied the Inyo National Forest.
- Lizza asked what triggered the change of the Reclamation Plan.
- Criss replied that the Forest Service changed the plan of operation which triggered the county to change the Reclamation plan.

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DISTRICT #1  
COMMISSIONER  
Patricia Robertson

DISTRICT #2  
COMMISSIONER  
Roberta Lagomarsini

DISTRICT #3  
COMMISSIONER  
Jora Fogg

DISTRICT #4  
COMMISSIONER  
Scott Bush

DISTRICT #5  
COMMISSIONER  
Chris I. Lizza

Public comment opened at 9:26 am.

No public comment

Public comment closed at 9:27 am.

Commission discussion:

- Lizza is there a mechanism in place to protect the Bond?
- Criss replied that there is a mechanism in place.

**Motion:** Find that the project qualifies as a Categorical Exemption under CEQA guidelines 15183 and instructs staff to file a Notice of Exemption, make the required findings as contained in the staff report and approve modifications to Reclamation Plan #82-30 and changes to Financial Assurance Mechanism subject to Conditions of Approval.

**Bush motion; Lizza second**

**Roll-call vote – Ayes: Lizza, Fogg, Bush, Lagomarsini. Absent: Robertson.**

**Motion passed 4-0.**

**5. WORKSHOP**

No items

**6. REPORTS**

**A. Director**

- Sugimura provided a director report in the packet.

**B. Commissioners**

- Bush shared with the Commission that the USFS special use permit for Doc & Al's Camp and Cabin was not renewed for the 2022 season.
- Fogg reported that she will be unable to attend the May Planning Commission Meeting.

**7. INFORMATIONAL**

**A. Planning Commissioner Training**

- Sugimura offered any if any Commissioner would like to participate to please let us know.

**8. ADJOURN at 9:47 am to May 19, 2022**