

January 12, 2022

Frank Mungia
The August Company
1065 North College Avenue
Fresno, CA 93728

**RE: SITE PLAN REVIEW, SPR 05-21, Crown Contracting
7311 Hopi Trail**

Mr. Mungia:

Thank you for submitting an application for a Site Plan Review, which the Town received on December 20, 2021. In accordance with Government Code Section 65943, the Town has 30 days within which to notify an applicant, in writing, that an application is complete or that additional materials will be required. Staff has reviewed the application and has determined that additional information is required in order to continue reviewing the application.

Please provide the following submittal items:

1. Materials board
2. Preliminary title report within 60 days of application date
3. Grant Deed for the subject property
4. Utility plan including location and capacity
5. Preliminary Soils and Geotechnical Report
6. Drainage study prepared by a registered Civil Engineer.

Please provide the following plan corrections:

1. The proposed project requires 2 parking spaces for the office and 6 parking spaces for the warehouse(s).
2. Illustrate street parking on site plan if street parking is being used to meet parking requirements.
3. ADA parking and path of travel needs to be provided for proposed office.
4. Existing parking to be redesigned to prevent vehicles from backing into the road.
5. The metal structures require architectural treatments consistent with the guidelines in Chapter 5 of the Old Town Yucca Valley Specific Plan.
6. Illustrate on-site retention on grading plan.
7. Illustrate alley improvements. If the project site will be accessed via the alley, alley improvements are required.
8. Lighting plan to provide photometric analysis including light intensity in lumens or foot candles.

Planning (760) 369-6575
Public Works (760) 369-6579
Building and Safety (760) 365-0099
Code Compliance (760) 369-6575
Engineering (760) 369-6575
Animal Control (760) 365-1807
Animal Shelter (760) 365-3111
FAX (760) 228-0084



The Town of
Yucca Valley

COMMUNITY DEVELOPMENT/PUBLIC WORKS DEPARTMENT
58928 Business Center Dr.
Yucca Valley, California 92284

More corrections may be required after reviewing outstanding submittal items and corrections. If you have any questions or require any additional information, please contact Planning Division staff at 760-369-6575, x317 or via email at jjerome@yucca-valley.org.

Best regards,

A handwritten signature in black ink, appearing to read 'Jared Jerome', with a stylized flourish at the end.

Jared Jerome
Associate Planner