

November 14, 2023

Thomas DeVoss
1801 Bellevue Avenue
Los Angeles, CA 90026

**RE: STREET VACATION, SV 01-23 & VARIANCE, V 02-23
56336 TISH TRAIL**

Mr. DeVoss:

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. The Variance Application was submitted on October 18, 2023, therefore the 30-day review period ends on November 17, 2023.

The application has been reviewed by staff and is deemed incomplete. Please provide the items listed below:

1. Preliminary Title Report, prepared within 60 days of application submittal.
2. Five (5) copies of Site Plan of the property, showing all improvements on the property – Plans Measuring 24" x 36"
 - a. Site Plans should clearly illustrate the variance requested, including but not limited to:
 - i. Scale, north arrow, and vicinity map.
 - ii. Location and size of existing and proposed building.
 - iii. Footprint and dimensions of all existing and proposed structures on the site and within twenty-five (25) feet of the boundaries of the site.
 - iv. Existing easements, required setbacks, and distances between buildings and/or structures.
 - v. Utility locations, easement dimensions and drainage courses.
 - vi. Septic location
3. Three-hundred-foot mailing list, printed on two (2) sets of adhesive labels.
4. Electronic copy of all missing items.

Planning
(760) 369-6575
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Code Compliance
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The Town of
Yucca Valley

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

Staff has reviewed for additional information necessary to process the application. Additional information required to process the request are listed below:

1. Environmental Assessment application and applicable fees, see attached.
2. Biological Assessment. The proposed project site is within an Open Space Resource Area according to the Open Space and Conservation Element of the Town's General Plan.
3. Tribal and Cultural Resources Assessment
4. Please document how legal access to surrounding properties would be provided in the case that patent easement(s) are vacated. Please illustrate proposed grants of easements/roadways consistent with Town standards on site plan.
5. Please provide factual evidence illustrating that the pool cannot be constructed outside of the patent easement and/or setback(s).

If you have any questions or require any additional information, please contact Planning Division staff at 760-369-6575, Extension 317.

Best regards,



Jared Jerome
Associate Planner