

RECORDING REQUESTED BY

Community Development Department

AND WHEN RECORDED MAIL TO:

Mono County Planning Division
P.O. Box 8
Bridgeport CA 93517

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

**LOT MERGER NOTICE
FOR REAL PROPERTY IN MONO COUNTY**


PARCELS TO BE MERGED: Assessor's Parcel Numbers and/or deed reference.

002-380-024 002-380-023 002-400-003 _____

SIGNATURE OF RECORD TITLE OWNERS: This document will be recorded. All record title owners must sign below, and their signatures must appear as reflected on the recorded deeds. *All signatures must be notarized.*

I/we hereby attest by my/our signature(s) hereon that I/we am/are all the record title owner/owners of the above-referenced real property. I/we also affirm that said property consists of two or more continuous lots under our common ownership and that I/we understand that recordation of this Merger Notice shall cause the subject parcels to be merged into one parcel and that further actions to sell, lease or finance portions of said parcel shall be subject to applicable provisions of the county subdivision regulations.

I/we hereby attest by our signature(s) hereon that I/we have initiated this merger and are requesting that the County record this Merger Notice; therefore, I/we do not wish to have a protest hearing to present evidence as to why this Merger Notice should not be recorded; and by our signature hereon I/we understand and expressly waive any and all rights to such a hearing.

<u>JUAN JAIME MORENO</u> Name	<u></u> Notarized signature	<u>2 OCT 2017</u> Date
_____ Name	_____ Notarized signature	_____ Date
_____ Name	_____ Notarized signature	_____ Date
_____ Name	_____ Notarized signature	_____ Date

COUNTY APPROVAL: This Merger Notice has been reviewed and approved by the Mono County Planning Division.

ATTEST: _____
Signature Date

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of MONO)
On OCT 2, 2019 before me, R. BUCCOWICH
Date Here Insert Name and Title of the Officer
personally appeared JUAN JAIME MORENO
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



WITNESS my hand and official seal.

Signature [Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: LOT MERGER APPLICATION
Document Date: OCT 2, 2019 Number of Pages: 1
Signer(s) Other Than Named Above: N/A

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

**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

**LOT MERGER
APPLICATION**

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

APPLICANT/AGENT JUAN JAIME MORENO

ADDRESS 390 WESTERN DR **CITY/STATE/ZIP** COLEVILLE CA 96107

TELEPHONE (760) 969 3070 **E-MAIL** _____

OWNER, if other than applicant _____

ADDRESS _____ **CITY/STATE/ZIP** _____

TELEPHONE (_____) _____ **E-MAIL** _____

PROJECT DESCRIPTION: Assessor's Parcel # 002-380-024
Merge parcels [002-380-023] and [002-400-003]
with [002-380-024].

APPLICATION PACKET SHALL INCLUDE:

- A. Plot Plan: A reproducible Plot Plan map, preferably on 8.5" x 11" (maximum size 11" x 17") drawn to a legible scale that illustrates the lot merger. The Plot Plan must contain sufficient detail to verify conformance with existing zoning and building regulations. The Plot Plan must illustrate the following items where applicable: (a) existing and proposed lot areas; (b) existing surface and subsurface structures and improvements; (c) existing septic system and well locations; (d) streams and waterways; (e) existing/proposed easements and access routes; and (f) any unusual topographic features or other information (such as compliance with minimum setback requirements) that may be pertinent to review and approval of the application.
- B. Appropriate application fee: See Development Fee Schedule.
- C. Signed Lot Merger Notice form.

I/We certify that I/we are the owners of the subject property or that I/we have been authorized by the owners to process this application.

Juan Moreno
Signature

Signature

2 Oct 2019
Date

**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

**PLOT PLAN
CHECKLIST**

Lack of a plot plan or any of the required information will delay the review of your plans by the Planning Division.

PLOT PLANS MUST INCLUDE:


- Name/address/phone number of owner, applicant, plan preparer
- North arrow, scale (1"=20', etc.)
- Assessor's Parcel Number
- Location/name of boundary streets, surface waters and recorded easements on property (include type and size of any easements)
- Dimensioned property lines/project boundary lines
- Location/outside dimensions/use of proposed structures, driveways, parking areas -- distance between structures and setbacks to all property lines and surface waters
- Contour lines if the property is in a flood zone

PLOT PLANS MUST ALSO INCLUDE THE FOLLOWING, if applicable:

- Location/outside dimensions/use of existing structures: distance between structures and setbacks to all property lines and surface waters
- Location and name of surface waters within 50 feet of property
- Location of utility lines 115 kV or greater within 35 feet of property
- Unusual site features (e.g., hilly terrain, drainages) on property

NOTE: New development in the Wheeler Crest area requires additional information for the Wheeler Crest Design Review District.

The items checked above have been included on the submitted plot plan.



Signature of Applicant

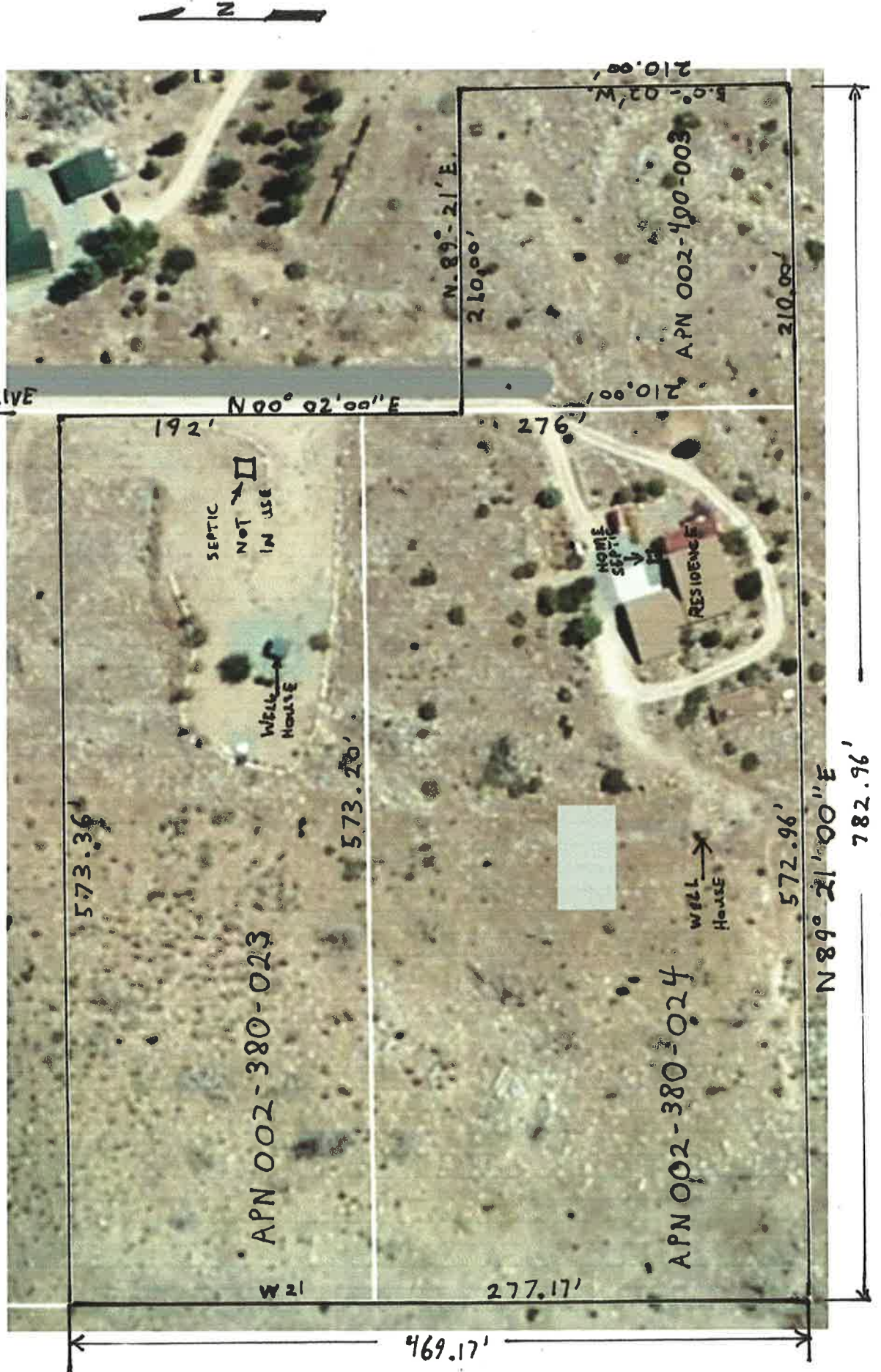
2 Oct 2019

Date

LOT MERGER PLOT PLAN

JUAN JAIME MORENO 390 WESTERN DR Coleville CA 96107
760-969-3070

APN 002-380-024 merge 002-380-023 and 002-400-003



[Results \(/apps/pv/search/moreho](#) [Measure Tool](#) [Quick Search](#)

hlang@mono.ca.gov **Logout**

Unassigned

002-400-003-000

[View or Print Value Notice \(http://apps.mptsweb.com/ValueNotices/Default](#)

Address	Unassigned
Community	Walker
Complex	
Assessee Name	MORENO JUAN J
Owner(s)	JUAN J MORENO 390 WESTERN DRIVE COLEVILLE, CA 96107
Legal Description	LOT 210 X 210 IN SW CORN OF PA RCEL D
Improvement Value	\$0
Land Value	\$15,000
Land Use Designation	https://www.monocounty.ca.gov/sites/default/files/2018/05/2018-05-01-ER-Map.pdf Estate Residential (ER)
Zoning	NA
Transient Rental	To Be Determined
Voting Precinct	01 - Antelope
Supervisor District	Dist #4: John Peters

