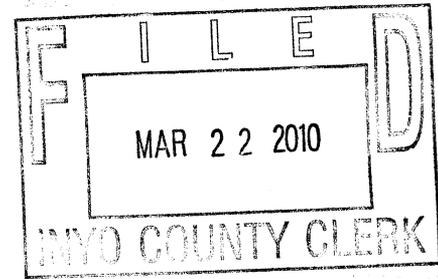




CITY OF BISHOP
 Environmental Protection Agency
 377 West Line Street
 Bishop, California 93514



NEGATIVE DECLARATION

CITY COUNCIL ACTING AS ENVIRONMENTAL AGENCY

Responsible Agency

SAGE TO SUMMIT SIGNAGE ENVIRONMENTAL REVIEW

Project Title

312 NORTH MAIN STREET	BISHOP	INYO	93514
Address	City	County	Zip

KAREN SCHWARTZ, 312 NORTH MAIN STREET, BISHOP, CA 93514

Name and Address of Project Proponent

PROJECT DESCRIPTION

Environmental Review on a request for a Conditional Use Permit to set aside Bishop Municipal Code Section 17.76.100 Signs-Commercial districts to allow 165 square feet of signage for the Sage to Summit retail store which would exceed the allowable 80 square feet of signage by 85 square feet. The proposed signage will be located at several different locations on the facility exterior walls, a 78 square feet sign on the west facing Main Street wall, a 62 square feet sign on the south facing Willow Street wall and a 25 square feet sign on the east facing Whitney Alley wall.

RICHARD F. PUCCI, PLANNING DIRECTOR	(760)	873-5863
Contact Person	Area Code	Phone

DECISION OF ENVIRONMENTAL PROTECTION AGENCY

FINDINGS: On the basis of the Initial Study on file in the City of Bishop Public Works Department, the proposed project involves no potential for adverse effect, either individually or cumulatively, on wildlife, native plants, streams, water courses, scenic or historic resources and human beings.

Richard F. Pucci, Planning Director

DATE: March 15, 2010



CITY OF BISHOP
 Environmental Protection Agency
 377 West Line Street
 Bishop, California 93514

NOTICE OF DETERMINATION

TO:
 Office of Planning and Research
 P. O. Box 3044
 Sacramento, CA 95812-3044
 Inyo County Clerk/Recorder
 P. O. Drawer F
 Independence, CA 93526

FROM:
 CITY OF BISHOP
 P. O. Box 1236 / 377 West Line Street
 Bishop, CA 93515

Contact: Richard F. Pucci, City Administrator
 Phone: (760) 873-5863

Lead Agency (if different from above)
 Address:
 Contact:
 Phone:

SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resources Code.

State Clearing House Number (if submitted to State Clearinghouse): N/A

PROJECT TITLE: SAGE TO SUMMIT SIGNAGE ENVIRONMENTAL REVIEW

PROJECT LOCATION (include county): 312 NORTH MAIN STREET, BISHOP (INYO COUNTY)

PROJECT DESCRIPTION: Environmental Review on a request for a Conditional Use Permit to set aside Bishop Municipal Code Section 17.76.100 Signs-Commercial districts to allow 165 square feet of signage for the Sage to Summit retail store which would exceed the allowable 80 square feet of signage by 85 square feet. The proposed signage will be located at several different locations on the facility exterior walls, a 78 square feet sign on the west facing Main Street wall, a 62 square feet sign on the south facing Willow Street wall and a 25 square feet sign on the east facing Whitney Alley wall.

This is to advise that the City of Bishop [Lead Agency Responsible Agency] has approved the above described project on March 8, 2010 and has made the following determinations regarding the above described project:

1. The project [will will not] have a significant effect on the environment.
2. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measure [were were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [was was not] adopted for this project.
5. A statement of Overriding Considerations [was was not] adopted for this project.
6. Findings [were were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the Negative Declaration, is available to the General Public at: Bishop Planning Department, 377 West Line Street, Bishop, California 93514.

Public Agency Signature: _____

Richard F. Pucci, City Administrator/Planning Director

Date: March 15, 2010

Date Received for filing at OPR: _____



DEPARTMENT OF FISH AND GAME

http://www.dfg.ca.gov
Environmental Review and Permitting
1416 Ninth Street, Suite 1260
Sacramento, California 95814



CEQA Filing Fee No Effect Determination Form

Applicant Name: Karen Schwartz

Date Submitted: 3/11/10

Applicant Address: 312 N. Main Street
Bishop, CA 93514

Project Name: Environmental Review / Sage to Summit Signage

CEQA Lead Agency: City of Bishop

CEQA Document Type: (ND, MND, EIR) ND

SCH Number and/or local agency ID number: N/A

Project Location: The project will be located at Sage to Summit, 312 North Main Street (APN 01-094-05) within the incorporated area of Bishop, California.

Brief Project Description: This Initial Study concerns a request by Karen Schwartz (Sage to Summit), 312 North Main Street to set aside Municipal Code Section 17.76.100 Signs-Commercial districts. The proponent is requesting the approval of a conditional use permit to allow 165 square feet of signage for the Sage to Summit retail store which would exceed the allowable eighty square feet of signage by 85 square feet. The proposed signage will be located at several different locations on the facility exterior walls, a 78 square feet sign on the west facing Main Street wall, a 62 square feet sign on the south facing Willow Street wall and a 25 square feet sign on the east facing Whitney Alley wall.

Determination: Based on a review of the Project as proposed, the Department of Fish and Game has determined that for purposes of the assessment of CEQA filing fees [F&G Code 711.4(c)] the project has no potential effect on fish, wildlife and habitat and the project as described does not require payment of a CEQA filing fee. This determination does not in any way imply that the project is exempt from CEQA and does not determine the significance of any potential project effects evaluated pursuant to CEQA.

Please retain this original determination for your records; you are required to file a copy of this determination with the County Clerk after your project is approved and at the time of filing of the CEQA lead agency's Notice of Determination (NOD). If you do not file a copy of this determination with the County Clerk at the time of filing of the NOD, the appropriate CEQA filing fee will be due and payable.

Without a valid No Effect Determination Form or proof of fee payment, the project will not be operative, vested, or final and any local permits issued for the project will be invalid, pursuant to Fish and Game Code Section 711.4(c)(3).

DFG Approval By: Tammy Bennett Date: 3/16/10

Title: Environmental Scientist