

## **Mammoth Lakes Town Council Agenda Action Sheet**

**Title:** Consideration of Tentative Tract Map 24-002, Use Permit 24-001, and Major Design Review 24-001 for approval of the “Rockspring” resort condominium development project located in the “Resort General” zone of the North Village Specific Plan (NVSP) at the no

**PEDC Meeting Date:** 4/10/2024

**Prepared by:** Kim Cooke, Senior Planner

**Recommended Motion:** Staff recommends the Planning and Economic Development Commission adopt the Planning and Economic Development Commission Resolution, making the required CEQA and Municipal Code findings, and approving Tentative Tract Map 24-002, Use Permit 24-001, and Major Design Review 24-001 with conditions as recommended by staff or with modifications.

**Summary:** The “Rockspring” project consists of a five-story, resort condominium development comprised of 118 resort condominium units with a total of 198 bedrooms. The project features one level of understructure parking for 127 vehicles and an exterior parking area for fourteen vehicles. The site amenities are oriented to condominium owners and guests including approximately 2,200 sq. ft. of restaurant/reception area, accessory retail, fitness center, sauna, flex space, ski valet and lockers, outdoor pools, spas, and courtyard seating areas.