



October 8, 2008,

Town of Mammoth Lakes Planning Commission
P.O. Box 1609
Mammoth Lakes, CA 93546

Subject: VTTM 36-237 and UPA 2005-15

Dear Chairwoman Tenney and Members of the Commission,

Thank you for the opportunity to comment on the Holiday Haus. Consistent with our mission, the Mammoth Lakes Trails and Public Access Foundation (MLTPA) has reviewed the proposed Specific Plan for its support of multiple mode access to trails and recreation resources. Our comments below reflect that review.

Pedestrian and Bicycle Access

MLTPA continues to encourage convenient project access to the trails system and public lands access points within and adjacent to the town. We support connection to and completion of the “promenade” across the project frontage.

The Sierra Star project to the south of the Holiday Haus includes bicycle and pedestrian routes. The current Holiday Haus plans do not include any proposed or potential connections to those routes. Once the Sierra Star routes are constructed, connections to them will be important for connecting Holiday Haus residents to the community’s recreation opportunities. The Holiday Haus plans should include a potential connection to the Sierra Star circulation and should be required to construct the connection when the routes in Sierra Star are constructed.

Bicycle Storage

The project provides substantial storage areas for the workforce units which can accommodate bicycles or and other personal property, but the storage lockers for the rest of the units are not large enough to accommodate bicycles. The applicant has described the project as being family oriented. As such, it should assume substantial bicycle use by its guests. While we have not determined the percentage of visitor households that bring bicycles, we have anecdotal evidence that each family that brings bikes brings one per person. The Holiday Haus project should demonstrate that it has the ability to reasonable accommodate bicycles when a majority of their guests bring bikes.

Thank you again for the opportunity to comment on the Holiday Haus project. In addition to these comments, we offer our services to the applicant and the Town to assure that the multi-modal system is successful and provides maximum utility to the project, its residents and guests, and the community.

Sincerely,

John Wentworth
Mammoth Lakes Trails and Public Access Foundation