



United States Department of the Interior

NATIONAL PARK SERVICE

Yosemite National Park
P. O. Box 577
Yosemite, California 95389

IN REPLY REFER TO:
L7615(YOSE-PM)

Memorandum

To: Mike Gauthier, Project Manager, Yosemite National Park

From: Superintendent, Yosemite National Park

Subject: NEPA and NHPA Clearance: (2015-020) El Portal Administrative Site Ketron/Greenleaf Addition (59905)

The Executive Leadership Team has reviewed the proposed project and completed its environmental assessment documentation, and we have determined the following:

- There will not be any effect on threatened, endangered, or rare species and/or their critical habitat.
- There will be no adverse effect on historical, cultural, or archeological resources.
- There will not be serious or long-term undesirable environmental or visual effects.

The subject proposed project, therefore, is now cleared for all NEPA and NHPA compliance requirements as presented above. Project plans and specifications are approved and construction and/or project implementation can commence.

For the proposed project actions to be within compliance requirements during construction and/or project implementation, the following mitigations must be adhered to:

- Based on the proximity of the project area to the former location of the Hotel Del Portal, archaeological spot monitoring is recommended.

Recommendations for Conditions or Stipulations:

None

For complete compliance information see PEPC Project 59905.

// Don L. Neubacher //
Don L. Neubacher

*The signed original of this document is on file at the
Environmental Planning and Compliance Office in
Yosemite National Park.*

Enclosure (with attachments)

cc: Statutory Compliance File

Letter of Compliance Completion - El Portal Administrative Site Ketron/Greenleaf Addition - PEPC ID: 59905



Categorical Exclusion Form

Project: 2015-020 El Portal Administrative Site Ketron/Greenleaf Addition

PEPC Project Number: 59905

Description of Action (Project Description):

The owners of a private home in the El Portal Administrative Site would like to add to their residence. The house is located within a residential neighborhood administered by the National Park Service (NPS) to provide housing for employees, contractors, and park partners.

The homeowners would like to build a one bedroom, one bathroom studio as an addition to their existing residence. In order to obtain a Mariposa County building permit to construct this addition they must first obtain the approval of the NPS.

The footprint for the addition will encompass the existing studio unit and total 20' x 32'. The new addition will include an accessory room, bedroom, bathroom, external stairs and new decks. The majority of the work will be done by the homeowner.

There will be ground disturbance during the construction of the addition's 12' x 20' concrete slab foundation, plus pier supports for stairs and the deck, and new utilities lines. The new studio, as well as a portion of the current residence, will be sided with a green hardibacker siding to match all new construction with the original home. The roof will be metal of a light color.

Project Locations:

Mariposa County, Ca

Mitigation(s):

- Based on the proximity of the project area to the former location of the Hotel Del Portal, archaeological spot monitoring is recommended.

Describe the category used to exclude action from further NEPA analysis and indicate the number of the category (see Section 3-4 of DO-12):

C.18 Construction of minor structures, including small improved parking lots, in previously disturbed or developed areas.

Decision: I find that the action fits within the categorical exclusion above. Therefore, I am categorically excluding the described project from further NEPA analysis. No extraordinary circumstances apply.

Superintendent: // Don L. Neubacher //

Don L. Neubacher

Date: 10/2/2015

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ENVIRONMENTAL SCREENING FORM (ESF)

Updated Sept 2015 per NPS NEPA Handbook

A. PROJECT INFORMATION

Project Title: El Portal Administrative Site Ketron/Greenleaf Addition
PEPC Project Number: 59905
Project Type: Special Use Permit (SUP)
Project Location:
County, State: Mariposa, California
Project Leader: Mike Gauthier

B. RESOURCE IMPACTS TO CONSIDER:

Resource	Potential for Impact	Potential Issues & Impacts
Air Air Quality	None	
Biological Nonnative or Exotic Species	Potential	Issue: Temporary construction equipment to be used
Biological Species of Special Concern or Their Habitat	None	
Biological Vegetation	None	
Biological Wildlife and/or Wildlife Habitat including terrestrial and aquatic species	None	
Cultural Archeological Resources	None	
Cultural Cultural Landscapes	None	
Cultural Ethnographic Resources	None	
Cultural Museum Collections	None	
Cultural	None	

Prehistoric/historic structures		
Geological Geologic Features	Potential	Issue: Construction will entail ground disturbance of 30 inches deep by 20 feet wide by 32 feet long Impact: Construction to occur on former residential dirt parking area
Geological Geologic Processes	None	
Lightscares Lightscares	None	
Other Human Health and Safety	None	
Other Operational	Potential	Issue: Sewage Impact: Minimal increase in sewage
Other Other		
Socioeconomic Land Use	None	
Socioeconomic Minority and low-income populations, size, migration patterns, etc.	None	
Socioeconomic Socioeconomic	None	
Soundscares Soundscares	Potential	Issue: Construction noise Impact: Temporary adverse noise in surrounding area
Viewsheds Viewsheds	None	
Visitor Use and Experience Recreation Resources	None	
Visitor Use and Experience Visitor Use and Experience	None	
Water Floodplains	None	
Water Marine or Estuarine Resources	None	
Water Streamflow Characteristics	None	
Water Water Quality or Quantity	None	

Water Wetlands	None	
Water Wild and Scenic River	None	
Wilderness Wilderness	None	

Recommended:

	Date
<u>// Kyle Meakins //</u> Compliance Specialist – Kyle Meakins	<u>9/25/2015</u>
<u>// Madelyn Ruffner //</u> Compliance Program Manager – Madelyn Ruffner	<u>9/25/2015</u>
<u>// Randy Fong //</u> Chief, Project Management – Randy Fong	<u>9/28/2015</u>

Approved:

Superintendent	Date
<u>// Don L. Neubacher //</u> Don L. Neubacher	<u>10/2/2015</u>

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ASSESSMENT OF ACTIONS HAVING AN EFFECT ON HISTORIC PROPERTIES

A. DESCRIPTION OF UNDERTAKING

1. **Park:** Yosemite National Park

2. **Project Description:**

Project Name: 2015-020 El Portal Administrative Site Ketron/Greenleaf Addition

Prepared by: Madelyn Ruffner **Date Prepared:** 09/16/2015 **Telephone:** 209-379-1226

PEPC Project Number: 59905

Area of potential effects (as defined in 36 CFR 800.16[d])

Project area is located within the El Portal Archeological District

3. **Has the area of potential effects been surveyed to identify historic properties?**

☐ No

☒ Yes

Source or reference:

4. **Potentially Affected Resource(s):**

Archeological Resources Notes: Although there are no documented archaeological sites within the project area, the proposed addition falls within the footprint of the historic Hotel Del Portal (1909-1917). Based on the proximity of the project area to the former location of the Hotel Del Portal, archaeological spot monitoring is recommended.

Ethnographic Resources Affected Notes: No known ethnographic/sacred resources. Project was included on the August 2015 tribal consultation spreadsheet as an informational item.

5. **The proposed action will: (check as many as apply)**

☐ No Destroy, remove, or alter features/elements from a historic structure

☐ No Replace historic features/elements in kind

☐ No Add non-historic features/elements to a historic structure

☐ No Alter or remove features/elements of a historic setting or environment (inc. terrain)

☐ No Add non-historic features/elements (inc. visual, audible, or atmospheric) to a historic setting or cultural landscape

☐ No Disturb, destroy, or make archeological resources inaccessible

☐ No Disturb, destroy, or make ethnographic resources inaccessible

☐ Yes Potentially affect presently unidentified cultural resources

☐ No Begin or contribute to deterioration of historic features, terrain, setting, landscape elements, or archeological or ethnographic resources

No Involve a real property transaction (exchange, sale, or lease of land or structures)
 Other (please specify): _____

6. Supporting Study Data:

(Attach if feasible; if action is in a plan, EA or EIS, give name and project or page number.)

B. REVIEWS BY CULTURAL RESOURCE SPECIALISTS

The park 106 coordinator requested review by the park's cultural resource specialist/advisors as indicated by check-off boxes or as follows:

[X] Anthropologist

Name: Scott Carpenter

Date: 09/08/2015

Comments: No ethnographic/sacred resources

Check if project does not involve ground disturbance []

Assessment of Effect: No Potential to Cause Effect X No Historic Properties Affected No

Adverse Effect Adverse Effect Streamlined Review

Recommendations for conditions or stipulations:

Doc Method: Park Specific Programmatic Agreement

[X] Archeologist

Name: Sara Dolan

Date: 08/28/2015

Comments: Although there are no documented archaeological sites within the project area, the proposed addition falls into within the footprint of the historic Hotel Del Portal (1909-1917).

Check if project does not involve ground disturbance []

Assessment of Effect: No Potential to Cause Effect X No Historic Properties Affected No

Adverse Effect Adverse Effect Streamlined Review

Recommendations for conditions or stipulations: Based on the proximity of the project area to the former location of the Hotel Del Portal, archaeological spot monitoing is recommended.

Doc Method: Park Specific Programmatic Agreement

[X] Historian

Name: Scott Carpenter

Date: 09/08/2015

Comments: No issues.

Check if project does not involve ground disturbance []

Assessment of Effect: No Potential to Cause Effect X No Historic Properties Affected No

Adverse Effect Adverse Effect Streamlined Review

Recommendations for conditions or stipulations:

Doc Method: Park Specific Programmatic Agreement

[X] Historical Architect

Name: Scott Carpenter

Date: 09/08/2015

Comments: No historic buildings/structures involved.

Check if project does not involve ground disturbance []

Assessment of Effect: ☐ No Potential to Cause Effect ☒ No Historic Properties Affected ☐ No

Adverse Effect ☐ Adverse Effect ☐ Streamlined Review

Recommendations for conditions or stipulations:

Doc Method: Park Specific Programmatic Agreement

[X] Historical Landscape Architect

Name: Scott Carpenter

Date: 09/08/2015

Comments: No historical landscapes involved.

Check if project does not involve ground disturbance []

Assessment of Effect: ☐ No Potential to Cause Effect ☒ No Historic Properties Affected ☐ No

Adverse Effect ☐ Adverse Effect ☐ Streamlined Review

Recommendations for conditions or stipulations:

Doc Method: Park Specific Programmatic Agreement

No Reviews From: Curator, 106 Advisor, Other Advisor

C. PARK SECTION 106 COORDINATOR'S REVIEW AND RECOMMENDATIONS

1. Assessment of Effect:

☐ No Potential to Cause Effects
☒ No Historic Properties Affected
☐ No Adverse Effect
☐ Adverse Effect

2. Documentation Method:

☐ A. STANDARD 36 CFR PART 800 CONSULTATION

Further consultation under 36 CFR Part 800 is needed.

☐ B. STREAMLINED REVIEW UNDER THE 2008 SERVICEWIDE PROGRAMMATIC AGREEMENT (PA)

The above action meets all conditions for a streamlined review under section III of the 2008 Servicewide PA for Section 106 compliance.

APPLICABLE STREAMLINED REVIEW Criteria
(Specify 1-16 of the list of streamlined review criteria.)

☐ C. PLAN-RELATED UNDERTAKING

Consultation and review of the proposed undertaking were completed in the context of a plan review process, in accordance with the 2008 Servicewide PA and 36 CFR Part 800.

Specify plan/EA/EIS:

☒ D. UNDERTAKING RELATED TO ANOTHER AGREEMENT

The proposed undertaking is covered for Section 106 purposes under another document such as a statewide agreement established in accord with 36 CFR 800.7 or counterpart regulations.

1999 Programmatic Agreement as amended in 2014.

☐ E. COMBINED NEPA/NHPA Document

Documentation is required for the preparation of an EA/FONSI or an EIS/ROD has been developed and used so as also to meet the requirements of 36 CFR 800.3 through 800.6

☐ G. Memo to SHPO/THPO

☐ H. Memo to ACHP

SHPO/THPO Notes:

3. Additional Consulting Parties Information:

Additional Consulting Parties: No

4. Stipulations and Conditions:

Following are listed any stipulations or conditions necessary to ensure that the assessment of effect above is consistent with 36 CFR Part 800 criteria of effect or to avoid or reduce potential adverse effects.

5. Mitigations/Treatment Measures:

Measures to prevent or minimize loss or impairment of historic/prehistoric properties:
(Remember that setting, location, and use may be relevant.)

No Assessment of Effect mitigations identified.

D. RECOMMENDED BY PARK SECTION 106 COORDINATOR:

Historic Preservation Officer:

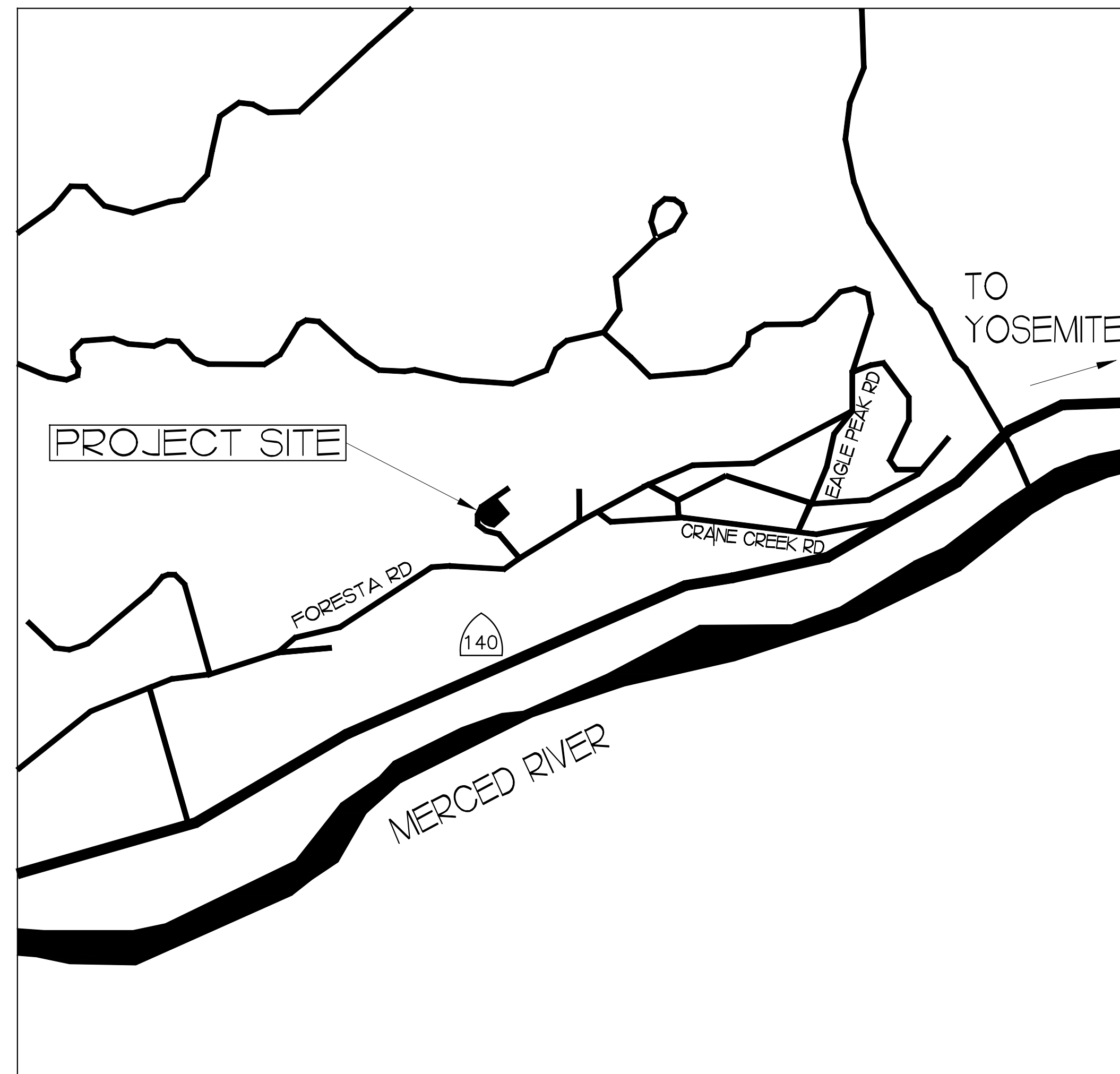
Kimball Koch // Kimball Koch //

Date: 9/23/2015

E. SUPERINTENDENT'S APPROVAL

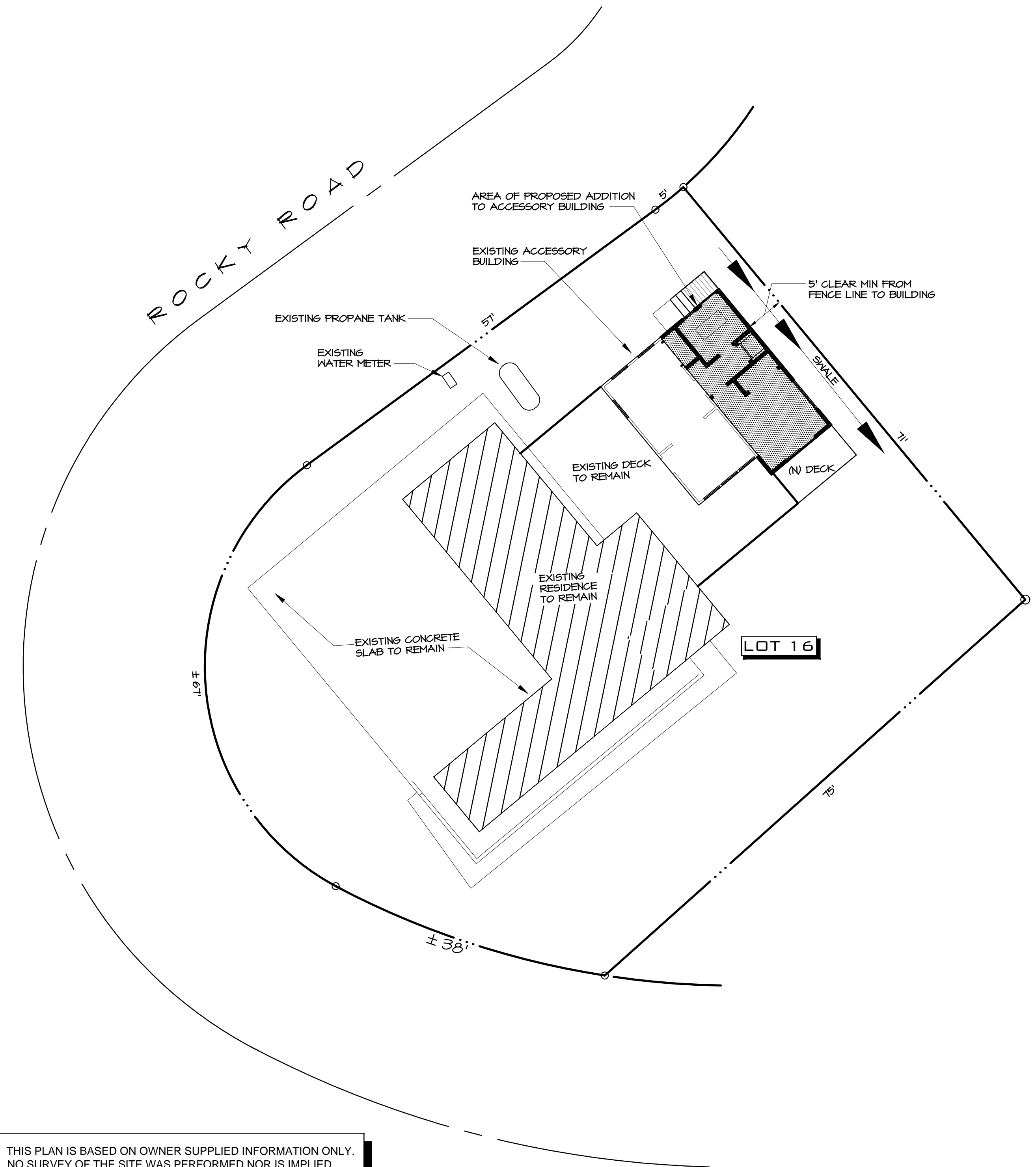
The proposed work conforms to the NPS *Management Policies* and *Cultural Resource Management Guideline*, and I have reviewed and approve the recommendations, stipulations, or conditions noted in Section C of this form.

Superintendent: // Don L. Neubacher // **Date:** 10/2/2015
Don L. Neubacher



SCALE: N.T.S.

VICINITY MAP



NOTE: THIS PLAN IS BASED ON OWNER SUPPLIED INFORMATION ONLY.
NO SURVEY OF THE SITE WAS PERFORMED NOR IS IMPLIED.




SCALE:
1"=10'-0"

0 5 10 25 FT.

SITE PLAN

209 • 777 • 8293
P.O. Box 406
Mariposa, CA 95338



VAN WYHE
DRAFTING & DESIGN














andrew@vanwyhedrafting.com

SECTION NOT FOR CONSTRUCTION

DATE	REVISION
	1
	2
	3
	4

ACCESSORY BUILDING ADDITION
FOR BRIAN KETRON & SCHUYLER GREENLEAF
9735 ROCKY ROAD, EL PORTAL, CA 95318

NOT FOR CONSTRUCTION	NOT FOR CONSTRUCTION	NOT FOR CONSTRUCTION	NOT FOR CONSTRUCTION	NOT FOR CONSTRUCTION
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	GENERAL SYMBOLS	SITE PLAN LEGEND	PROJECT DIRECTORY	PROJECT DATA	SHEET INDEX	
	 SECTION ID. # ON SHEET #  DETAIL ID. # ON SHEET #  BRACED WALL PANEL BRACED WALL LENGTH  DATUM POINT  TEMPERED GLASS  PITCH (RISE/RUN)  PAD FOOTING  REVISION NUMBER (CLOUD INDICATES REVISION AREA)	PROPERTY LINE..... _____ SETBACK/ EASEMENT LINE..... _____ STREET CENTERLINE..... _____ WATER LINE..... _____ SEWER LINE..... _____ MANHOLE..... MH ○ WATER VALVE.....  GROUND BOX.....  CLEAN OUT.....  POWER POLE.....  TREE..... 	PROPERTY OWNER: BRIAN KETRON 9735 ROCKY ROAD EL PORTAL, CA 95318 GENERAL CONTRACTOR: _____ _____ _____ DESIGNER: VAN WYHE DRAFTING & DESIGN P.O. BOX 406 MARIPOSA, CA 95338	PROJECT DESCRIPTION..... ADDITION TO EXISTING ACCESSORY BUILDING SITE ADDRESS..... 9735 ROCKY ROAD EL PORTAL, CA 95318 APN..... 080-280-093 OCCUPANCY..... R-3 CONSTRUCTION TYPE..... V-N BUILDING AREA: EXISTING AREA.....208 S.F. ADDITION AREA.....235 S.F. UNCOVERED DECK ADDITION..... 70 S.F.	A-0 COVER SHEET, SITE PLAN, GENERAL NOTES, VICINITY MAP A-1 FLOOR PLAN, EXTERIOR ELEVATIONS NOTE: THESE DRAWINGS HAVE BEEN PREPARED FOR THE PURPOSE OF PRELIMINARY REVIEW BY THE NATIONAL PARK SERVICE AND ARE NOT INTENDED FOR USE AS CONSTRUCTION DOCUMENTS.	

Existing Studio



Proposed Site

