

**ORDINANCE NUMBER \_\_\_\_\_**

**AN ORDINANCE CHANGING THE ZONING OF REAL PROPERTY WITHIN MENDOCINO COUNTY**

The Board of Supervisors of the County of Mendocino, State of California, ordains as follows:

Section 1. Findings. Based on the information provided in the agenda packet accompanying this ordinance and evidence in the record, the Board of Supervisors makes the following findings:

- (a) **General Plan Consistency:** The proposed project is consistent with the Ukiah Valley Area Plan and meets required agricultural land conversion findings in that no expansion of infrastructure is necessary; no net effects on agricultural uses in the vicinity results; encroaching residential uses surround the site; and the subject parcel is located within a largely residential area, including the majority of surrounding parcels under the same ownership. The proposed Suburban Residential (SR:12K) zoning designation is appropriate for the parcel as the subject site is located in an area of unincorporated Mendocino County that houses other residential land uses, including most of the surrounding parcels.
- (b) The rezoning of the subject property meets the stated intent and minimum lot size requirements of the Suburban Residential zoning district, as stated in Section 20.044.005 and 20.044.025 of the Mendocino County Code.

Section 2. Rezone. Pursuant to Division I of Title 20, Chapter 20.212 of the Mendocino County Code, the zoning of the following real property within Mendocino County is hereby changed as follows:

The property described by Assessor's Parcel Numbers 181-050-30 and 181-050-31x (the "subject property") is rezoned from Agricultural (AG:40) to Suburban Residential (SR:12K) as shown on Exhibit A, attached hereto and incorporated herein by this reference.

**PASSED AND ADOPTED** by the Board of Supervisors of the County of Mendocino, State of California, on this 16<sup>th</sup> day of December, 2019, by the following roll call vote:

AYES:  
NOES:  
ABSENT:

**WHEREUPON**, the Chair declared the Ordinance passed and adopted and **SO ORDERED**.

ATTEST: CARMEL J. ANGELO  
Clerk of the Board

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CARRE BROWN, Chair  
Mendocino County Board of Supervisors

\_\_\_\_\_  
Deputy

*APPROVED AS TO FORM:*  
CHRISTIAN M. CURTIS,

I hereby certify that according to the provisions of Government Code section 25103, delivery of this document has been made.

Acting County Counsel

BY: CARMEL J. ANGELO  
Clerk of the Board

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Deputy