



COUNTY OF MENDOCINO
DEPARTMENT OF PLANNING AND BUILDING SERVICES

860 NORTH BUSH STREET · UKIAH · CALIFORNIA · 95482
120 WEST FIR STREET · FT. BRAGG · CALIFORNIA · 95437

BRENT SCHULTZ, DIRECTOR
TELEPHONE: 707-234-6650
FAX: 707-463-5709
FB PHONE: 707-964-5379
FB FAX: 707-961-2427
pbs@mendocinocounty.org
www.mendocinocounty.org/pbs

June 26, 2020

AMENDED

Planning – Fort Bragg
Department of Transportation
Environmental Health - Fort Bragg
Building Inspection - Fort Bragg
Assessor
Air Quality Management

Archaeological Commission
Sonoma State University
Caltrans
CalFire - Prevention
California Coastal Commission
Gualala MAC

South Coast Fire District
Cloverdale Rancheria
Redwood Valley Rancheria
Sherwood Valley Band of Pomo Indians

CASE#: CDP\_2020-0015

DATE FILED: 3/12/2020

OWNER: CRAIG & JEANNINE GRAFFIN

APPLICANT/AGENT: SUPERIOR PUMP & DRILLING INC.

REQUEST: Standard Coastal Development Permit for three (3) test wells on an undeveloped parcel.

LOCATION: In the Coastal Zone, 4.3± miles northwest of Gualala Town center, lying on the west side of State Route 1, 0.4± miles southeast of its intersection with Ohlson Lane. (Private), located at 34550 State Route 1, Gualala, (APN: 143-161-09).

ENVIRONMENTAL DETERMINATION: Categorically Exempt

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: MATT GOINES

RESPONSE DUE DATE: July 10, 2020

PROJECT INFORMATION CAN BE FOUND AT:

https://www.mendocinocounty.org/government/planning-building-services/public-agency-referrals

Mendocino County Planning & Building Services is soliciting your input, which will be used in staff analysis and forwarded to the appropriate public hearing. You are invited to comment on any aspect of the proposed project(s). Please convey any requirements or conditions your agency requires for project compliance to the project coordinator at the above address, or submit your comments by email to pbs@mendocinocounty.org. Please note the case number and name of the project coordinator with all correspondence to this department.

We have reviewed the above application and recommend the following (please check one):

- No comment at this time.
Recommend conditional approval (attached).
Applicant to submit additional information (attach items needed, or contact the applicant directly, copying Planning and Building Services in any correspondence you may have with the applicant)
Recommend denial (Attach reasons for recommending denial).
Recommend preparation of an Environmental Impact Report (attach reasons why an EIR should be required).
Other comments (attach as necessary).

REVIEWED BY:

Signature Department Date

**CASE: CDP\_2020-0015**

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**OWNER:** CRAIG & ANNA GRAFFIN

**APPLICANT:** SUPERIOR PUMP & DRILLING INC

**AGENT:** SUPERIOR PUMP & DRILLING INC

**REQUEST:** A Standard Coastal Development Permit request for three (3) test wells on an undeveloped parcel.

**LOCATION:** In the Coastal Zone, 4.3± miles northwest of Gualala Town center, lying on the West side of State Route 0.4± miles southeast of its intersection with Ohlson Lane. (Private), located at 34520 State Route 1, Gualala, (APN: 143-161-09).

**APN/S:** 143-161-09

**PARCEL SIZE:** 1.96 Acres

**GENERAL PLAN:** Rural Residential [RR:5(2):R\*] & Development Limitation (DL) combining district [RR:5DL(2)]

**ZONING:** Rural Residential (RR-5) DL combining district (only along bluff edge)

**EXISTING USES:** None

**DISTRICT:** 5

**RELATED CASES:**

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	<u>ADJACENT GENERAL PLAN</u>	<u>ADJACENT ZONING</u>	<u>ADJACENT LOT SIZES</u>	<u>ADJACENT USES</u>
<b>NORTH:</b>	Rural Residential (RR:5)(2)R*	Rural Residential (RR:5)(2)	1.79± Acres	Residential
<b>EAST:</b>	Rural Residential (RR:5)(2)	Rural Residential (RR:5)(2)	6.40± Acres	Residential
<b>SOUTH:</b>	Rural Residential (RR:5)(2)R*	Rural Residential (RR:5)(2)	2.63± Acres	Residential
<b>WEST:</b>	N/A	N/A	N/A	N/A

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**REFERRAL AGENCIES**

**LOCAL**

- Air Quality Management District
- Archaeological Commission
- Assessor's Office
- Building Division Fort Bragg
- Department of Transportation (DOT)
- Environmental Health (EH)

- South Coast Fire District
- Gualala MAC
- Planning Division Fort Bragg
- Sonoma State University

**STATE**

- CALFIRE (Land Use)
- California Coastal Commission

- CALTRANS

**TRIBAL**

- Cloverdale Rancheria
- Redwood Valley Rancheria
- Sherwood Valley Band of Pomo Indians

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**ADDITIONAL INFORMATION:**

**STAFF PLANNER:** MATT GOINES

**DATE:** 5/20/2020

## ENVIRONMENTAL DATA

**1. MAC:**

GIS

*Gualala*

**2. FIRE HAZARD SEVERITY ZONE:**

CALFIRE FRAP maps/GIS

*High*

**3. FIRE RESPONSIBILITY AREA:**

CALFIRE FRAP maps/GIS

*Cal Fire*

**4. FARMLAND CLASSIFICATION:**

GIS

*Grazing Land (G)*

**5. FLOOD ZONE CLASSIFICATION:**

FEMA Flood Insurance Rate Maps (FIRM)

*NO*

**6. COASTAL GROUNDWATER RESOURCE AREA:**

Coastal Groundwater Study/GIS

*Critical*

**7. SOIL CLASSIFICATION:**

Mendocino County Soils Study Eastern/Western Part

199—Shinglemill-Gibney complex, 2-9

% slopes.

101—Abalobadiah-Bruhel-Vizcaino

complex, 30-50 % slopes.

**8. PYGMY VEGETATION OR PYGMY CAPABLE SOIL:**

LCP maps, Pygmy Soils Maps; GIS

*NO*

**9. WILLIAMSON ACT CONTRACT:**

GIS/Mendocino County Assessor's Office

*NO*

**10. TIMBER PRODUCTION ZONE:**

GIS

*NO*

**11. WETLANDS CLASSIFICATION:**

GIS

*NO*

**12. EARTHQUAKE FAULT ZONE:**

Earthquake Fault Zone Maps; GIS

*NO*

**13. AIRPORT LAND USE PLANNING AREA:**

Airport Land Use Plan; GIS

*NO*

**14. SUPERFUND/BROWNFIELD/HAZMAT SITE:**

GIS; General Plan 3-11

*NO*

**15. NATURAL DIVERSITY DATABASE:**

CA Dept. of Fish & Wildlife Rarefind Database/GIS

*YES*

**16. STATE FOREST/PARK/RECREATION AREA ADJACENT:**

GIS; General Plan 3-10

*NO*

**17. LANDSLIDE HAZARD:**

Hazards and Landslides Map; GIS; Policy RM-61; General Plan 4-44

*NO*

**18. WATER EFFICIENT LANDSCAPE REQUIRED:**

Policy RM-7; General Plan 4-34

*NO*

**19. WILD AND SCENIC RIVER:**

[www.rivers.gov](http://www.rivers.gov) (Eel Only); GIS

*NO*

**20. SPECIFIC PLAN/SPECIAL PLAN AREA:**

Various Adopted Specific Plan Areas; GIS

*NO*

**21. STATE CLEARINGHOUSE REQUIRED:**

Policy

*NO*

**22. OAK WOODLAND AREA:**

USDA

*NO*

**23. HARBOR DISTRICT:**

Sec. 20.512

*NO*

### FOR PROJECTS WITHIN THE COASTAL ZONE ONLY

**24. LCP LAND USE CLASSIFICATION:**

LCP Land Use maps/GIS

*30: Anchor Bay*

**25. LCP LAND CAPABILITIES & NATURAL HAZARDS:**

LCP Land Capabilities maps/GIS; 20.500

*Beach deposit and stream alluvium and terraces*

*(Zone 3) intermediate shaking*

**26. LCP HABITATS & RESOURCES:**

LCP Habitat maps/GIS; 20.496

*Barren*

**27. COASTAL COMMISSION APPEALABLE AREA:**

Post LCP Certification Permit and Appeal Jurisdiction maps/GIS; 20.544

*Yes*

**28. CDP EXCLUSION ZONE:**

CDP Exclusion Zone maps/GIS

*NO*

**29. HIGHLY SCENIC AREA:**

Highly Scenic & Tree Removal Area Maps/GIS; Secs. 20.504.015, 20.504.020

*NO*

**30. BIOLOGICAL RESOURCES & NATURAL AREAS:**

Biological Resources & Natural Area Map; GIS; General Plan 4-9

*Barren*

**31. BLUFFTOP GEOLOGY:**

GIS; 20.500.020

*Yes*



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**DEPT OF PLANNING AND BUILDING SERVICES**  
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 www.co.mendocino.ca.us/planning



Case No(s)	CDP-2020-0015
CDF No(s)	
Date Filed	3/12/2020
Fee	\$ 2584.00
Receipt No.	PRT-034066
Received by	Tia Sar
Office Use Only	

## COASTAL ZONE APPLICATION FORM

### APPLICANT

Name Superior Pump & Drilling INC  
 Mailing Address P.O. Box 1551  
 City FORT BRAGG State CA Zip Code 95437 Phone 964-9511

### PROPERTY OWNER

Name Craig and Jeannine Graffin  
 Mailing Address 28 Lexington CT  
 City Napa State Ca Zip Code 94559 Phone 224-3600

### AGENT

Name Superior Pump & Drilling INC - Armando Quevedo  
 Mailing Address P.O. Box 1551  
 City FORT BRAGG State CA Zip Code 95437 Phone 357-2013

### PARCEL SIZE

2  Square feet  
 Acres

### STREET ADDRESS OF PROJECT

34550 S. Hwy 1 Guatata Ca.

### ASSESSOR'S PARCEL NUMBER(S)

143-161-09

I certify that the information submitted with this application is true and accurate.

Armando Quevedo 3/9/20  
 Signature of Applicant/Agent Date

\_\_\_\_\_  
 Signature of Owner Date



# COASTAL ZONE - SITE AND PROJECT DESCRIPTION QUESTIONNAIRE

The purpose of this questionnaire is to relate information concerning your application to the Planning and Building Services Department and other agencies who will be reviewing your project proposal. Please remember that the clearer picture that you give us of your project and the site, the easier it will be to promptly process your application. Please answer all questions. Those questions which do not pertain to your project, please indicate "Not Applicable" or "N/A".

## THE PROJECT

1. Describe your project and include secondary improvements such as wells, septic systems, grading, vegetation removal, roads, etc.

Test well, proof of water - This is undeveloped property.

2. If the project is residential, please complete the following: *NA*

TYPE OF UNIT	NUMBER OF STRUCTURES	SQUARE FEET PER DWELLING UNIT
<input type="checkbox"/> Single Family	_____	_____
<input type="checkbox"/> Mobile Home	_____	_____
<input type="checkbox"/> Duplex	_____	_____
<input type="checkbox"/> Multifamily	_____	_____

If Multifamily, number of dwelling units per building: \_\_\_\_\_

3. If the project is commercial, industrial, or institutional, complete the following: *NA*

Total square footage of structures: \_\_\_\_\_  
 Estimated employees per shift: \_\_\_\_\_  
 Estimated shifts per day: \_\_\_\_\_  
 Type of loading facilities proposed: \_\_\_\_\_

4. Will the proposed project be phased?  Yes  No  
 If Yes, explain your plans for phasing.

5. Are there existing structures on the property?  Yes  No  
 If yes, describe below and identify the use of each structure on the plot plan.

6. Will any existing structures be demolished?  Yes  No  
 Will any existing structures be removed?  Yes  No

If yes to either question, describe the type of development to be demolished or removed, including the relocation site, if applicable.

7. Project Height. Maximum height of structure 1 foot 6 inches feet.

8. Lot area (within property lines): 2  square feet  acres

9. Lot Coverage:

	EXISTING	NEW PROPOSED	TOTAL
Building coverage	<u>NA</u> square feet	_____ square feet	_____ square feet
Paved area	<u>NA</u> square feet	_____ square feet	_____ square feet
Landscaped area	<u>NA</u> square feet	_____ square feet	_____ square feet
Unimproved area	<u>88,000</u> square feet	_____ square feet	<u>88,000</u> square feet

GRAND TOTAL: 88,000 square feet  
 (Should equal gross area of parcel)

10. Gross floor area: NA square feet (including covered parking and accessory buildings).

11. Parking will be provided as follows: NA

Number of Spaces	Existing	Proposed	Total
Number of covered spaces	_____	_____	_____
Number of uncovered spaces	_____	_____	_____
Number of standard spaces	_____	_____	_____
Number of handicapped spaces	_____	_____	_____

12. Utilities will be supplied to the site as follows:

A. Electricity  
 Utility Company (service exists to the parcel).  
 Utility Company (requires extension of services to site: \_\_\_\_\_ feet \_\_\_\_\_ miles)  
 On Site generation, Specify: \_\_\_\_\_  
 None

B. Gas  
 Utility Company/Tank  
 On Site generation, Specify: \_\_\_\_\_  
 None

C. Telephone:  Yes  No

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13. Will there be any exterior lighting?  Yes  No  
 If yes, describe below and identify the location of all exterior lighting on the plot plan and building plans.

---

14. What will be the method of sewage disposal? *NA*

Community sewage system, specify supplier \_\_\_\_\_  
 Septic Tank  
 Other, specify \_\_\_\_\_

---

15. What will be the domestic water source?

Community water system, specify supplier \_\_\_\_\_  
 Well  
 Spring  
 Other, specify \_\_\_\_\_

---

16. Is any grading or road construction planned?  Yes  No  
 If yes, grading and drainage plans may be required. Also, describe the terrain to be traversed (e.g., steep, moderate slope, flat, etc.).

For grading and road construction, complete the following: *NA*

A. Amount of cut: \_\_\_\_\_ cubic yards  
 B. Amount of fill: \_\_\_\_\_ cubic yards  
 C. Maximum height of fill slope: \_\_\_\_\_ feet  
 D. Maximum height of cut slope: \_\_\_\_\_ feet  
 E. Amount of import or export: \_\_\_\_\_ cubic yards  
 F. Location of borrow or disposal site: \_\_\_\_\_  
 \_\_\_\_\_



17. Will vegetation be removed on areas other than the building sites and roads?  Yes  No  
 If yes, explain:

---

18. Does the project involve sand removal, mining or gravel extraction?  Yes  No  
 If yes, detailed extraction, reclamation and monitoring may be required.

---

19. Will the proposed development convert land currently or previously used for agriculture to another use?  Yes  No  
 If yes, how many acres will be converted? \_\_\_\_\_ acres (An agricultural economic feasibility study may be required.)

---

20. Will the development provide public or private recreational opportunities?  Yes  No  
 If yes, explain:

---

21. Is the proposed development visible from:

A. State Highway 1 or other scenic route?  Yes  No  
 B. Park, beach or recreation area?  Yes  No

---

22. Will the project involve the use or disposal of potentially hazardous materials such as toxic substances, flammables, or explosives?  Yes  No  
 If yes, explain:

---

23. Does the development involve diking, filling, dredging or placing structures in open coastal waters, wetlands, estuaries or lakes?

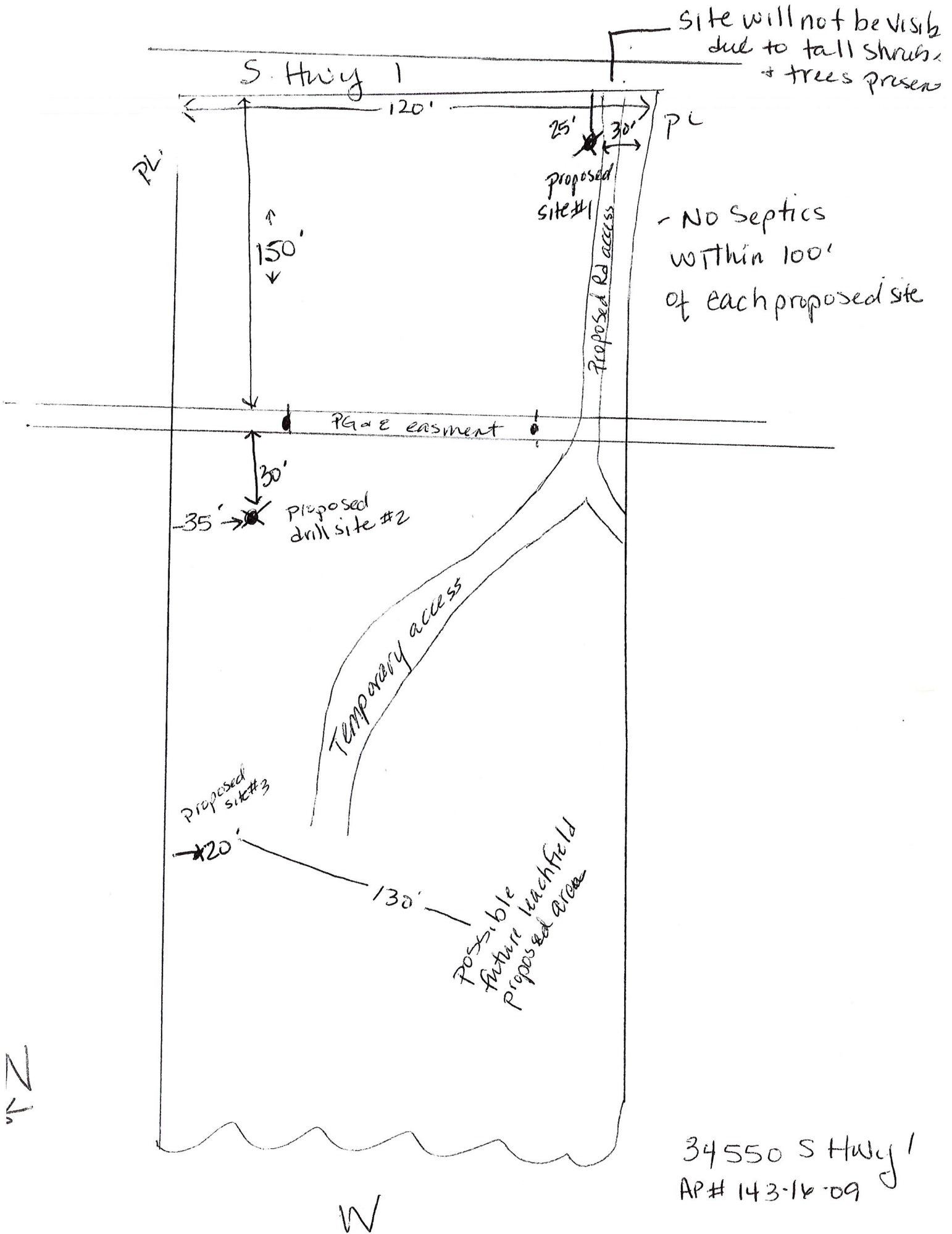
A. Diking  Yes  No  
 B. Filling  Yes  No  
 C. Dredging  Yes  No  
 D. Placement of structures in open coastal waters, wetlands, estuaries or lakes  Yes  No

Amount of material to be dredged or filled? \_\_\_\_\_ cubic yards.

Location of dredged material disposal site: \_\_\_\_\_  
 \_\_\_\_\_

Has a U.S. Army Corps of Engineers permit been applied for?  Yes  No

If you need additional room to answer any question, attach additional sheets.



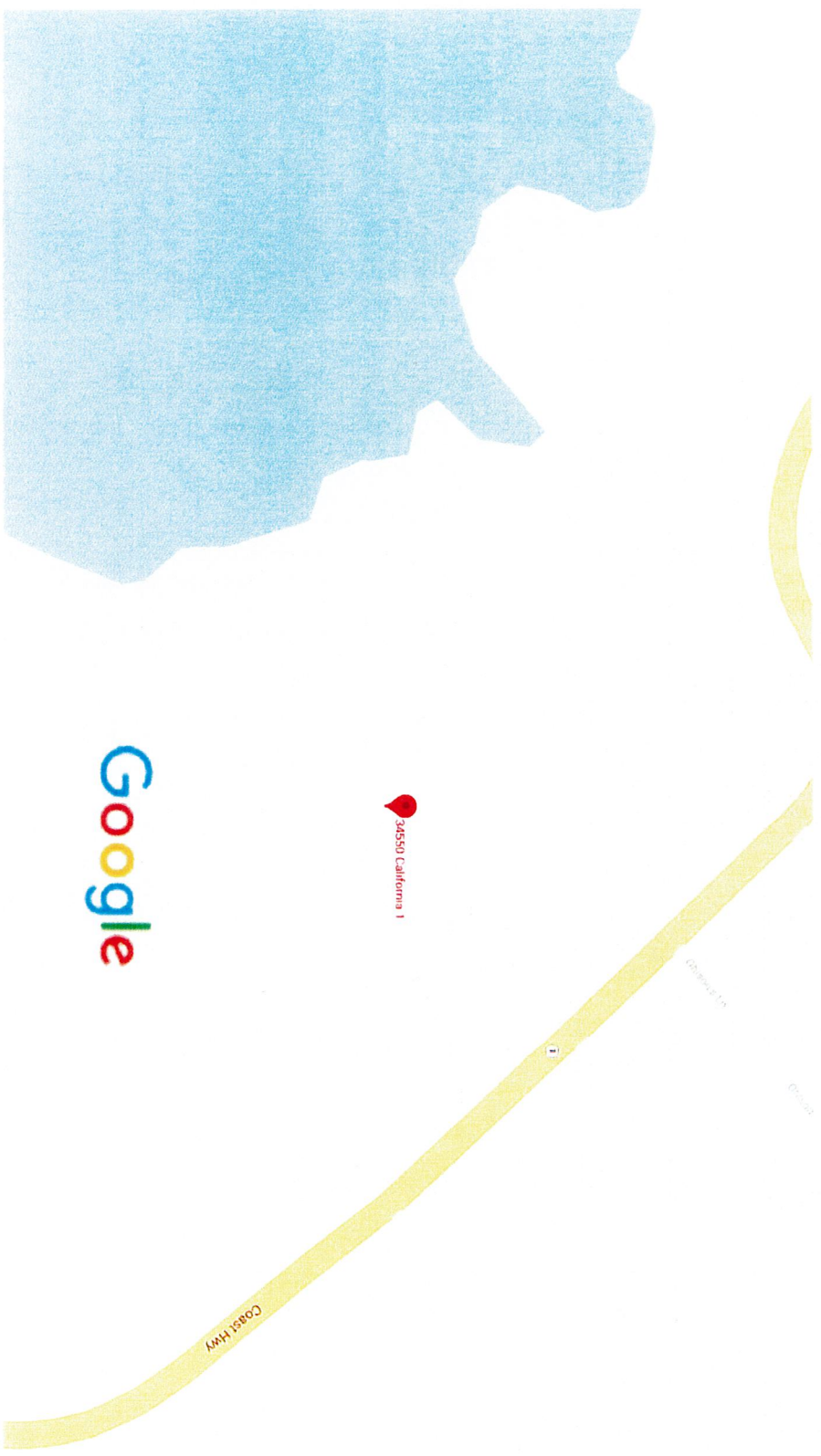
# Google Maps 34550 CA-1



Imagery ©2020 Maxar Technologies, USDA Farm Service Agency, 200 ft  
Map data ©2020



# Google Maps 34550 CA-1



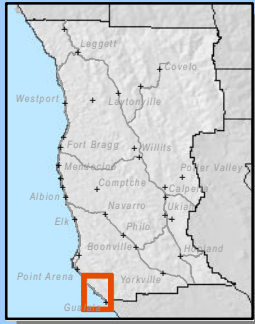
Map data ©2020

100 ft






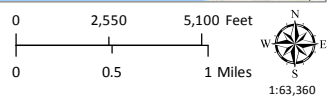
SUBJECT PARCEL/S



Gualala  
Sonoma County

CASE: CDP 2020-0015  
 OWNER: GRAFFIN, Craig  
 APN: 143-161-09  
 APLCT: Superior Pump & Drilling, Inc.  
 AGENT: Armando Quevedo  
 ADDRESS: 34550 S. Highway 1, Gualala

-  Major Towns & Places
-  Major Rivers
-  California Counties
-  Highways
-  Coastal Zone Boundary
-  Major Roads






LOCATION MAP

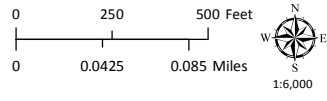
SONOMA COUNTY PLANNING DEPARTMENT - 3/17/2020





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-  Named Rivers
-  Public Roads
-  Private Roads




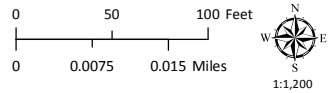
AERIAL IMAGERY





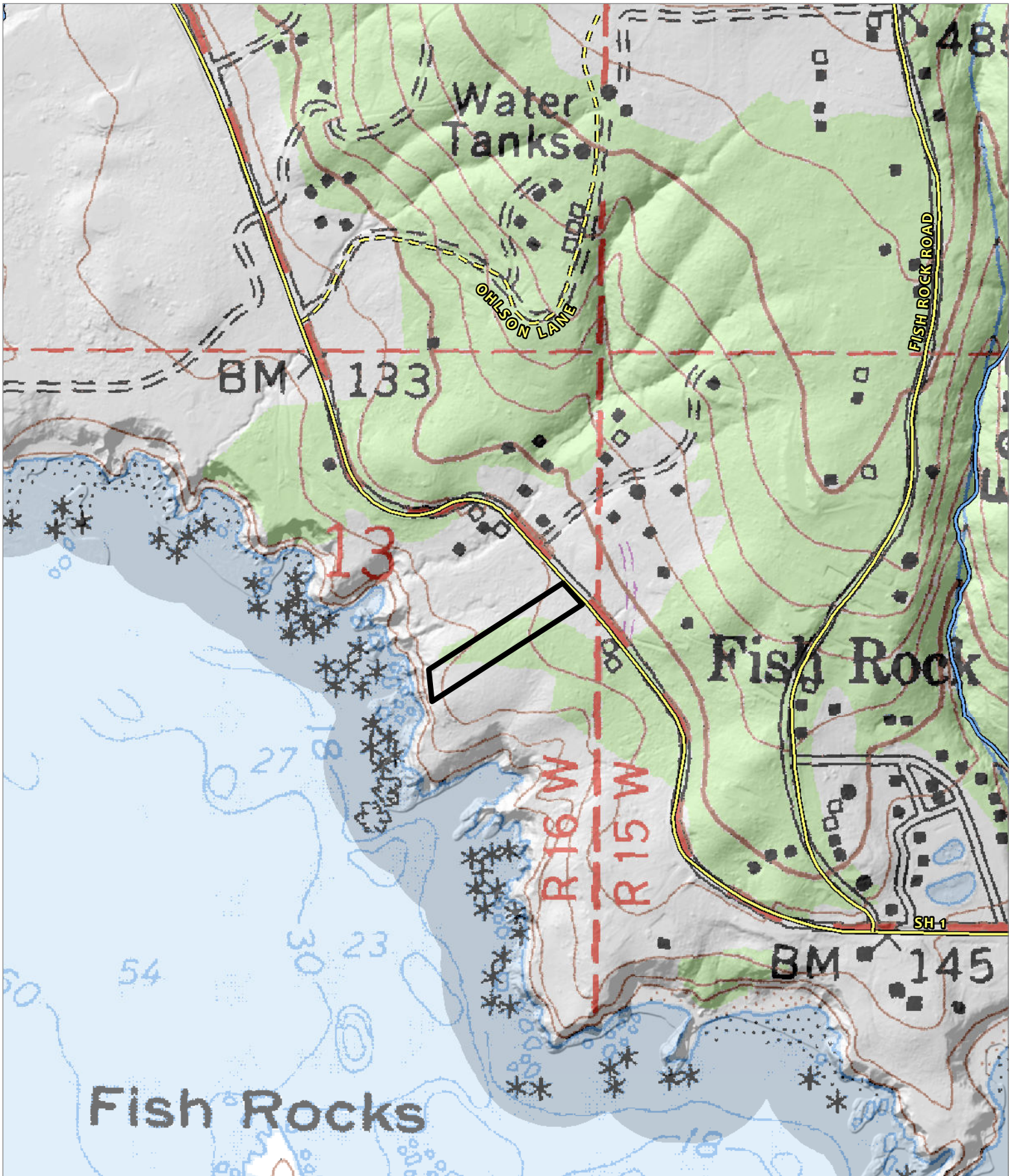
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 Public Roads






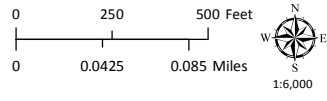
AERIAL IMAGERY





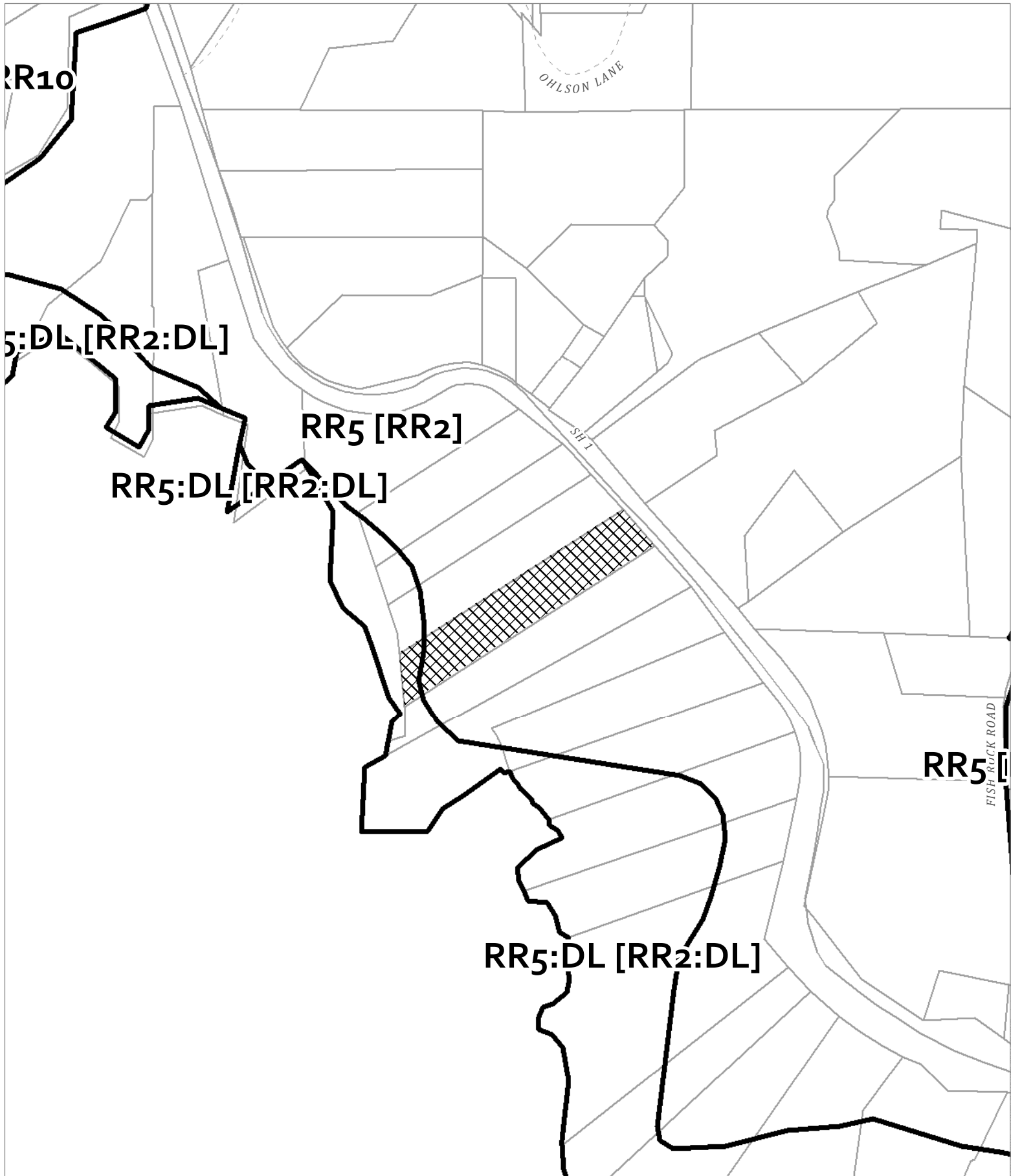
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-  Named Rivers
-  Public Roads
-  Private Roads






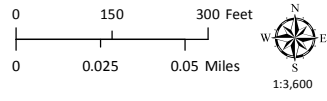
**TOPOGRAPHIC MAP**  
 CONTOUR INTERVAL IS 40 FEET

HENNING COUNTY PLANNING DEPARTMENT 3/17/2020



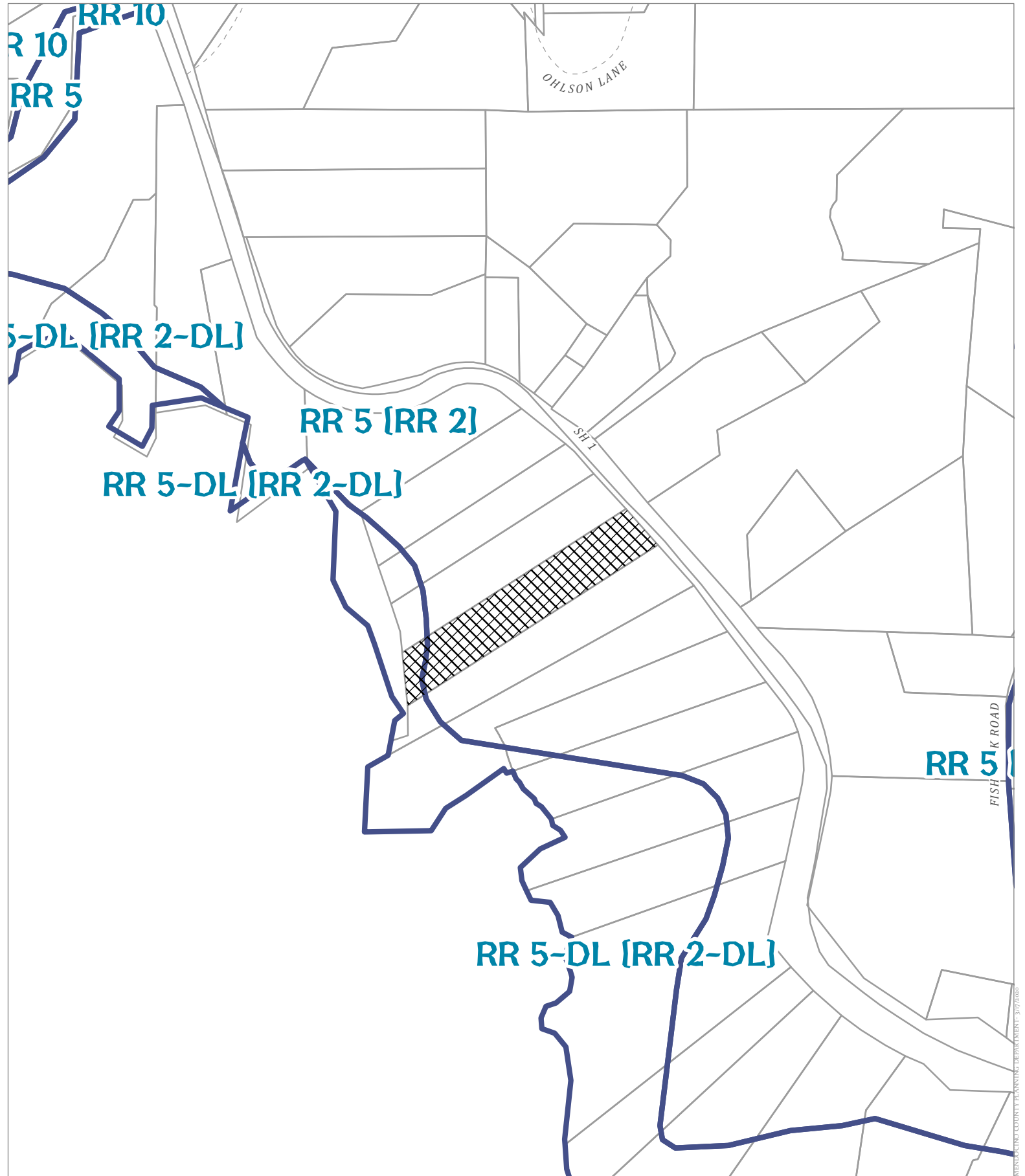
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-  Zoning Districts
-  Public Roads
-  Assessors Parcels






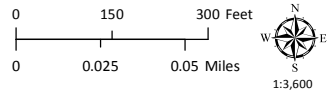
MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020





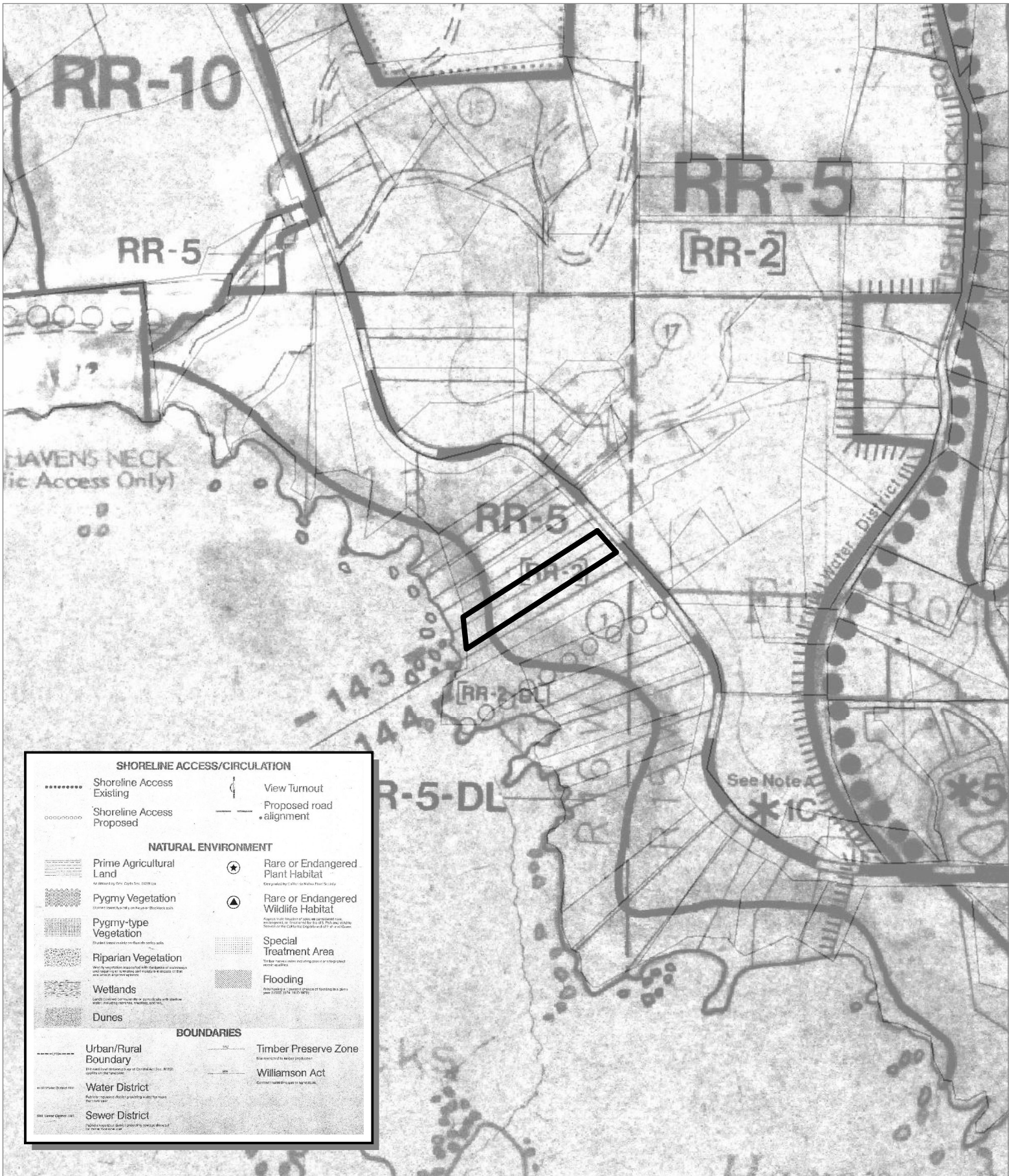
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-  General Plan Classes
-  Public Roads
-  Assessors Parcels



GENERAL PLAN CLASSIFICATIONS

MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020



**SHORELINE ACCESS/CIRCULATION**

- Shoreline Access Existing
- Shoreline Access Proposed
- View Turnout
- Proposed road alignment


**NATURAL ENVIRONMENT**

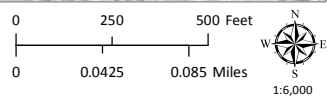
- Prime Agricultural Land
- Pygmy Vegetation
- Pygmy-type Vegetation
- Riparian Vegetation
- Wetlands
- Dunes
- Rare or Endangered Plant Habitat
- Rare or Endangered Wildlife Habitat
- Special Treatment Area
- Flooding

**BOUNDARIES**

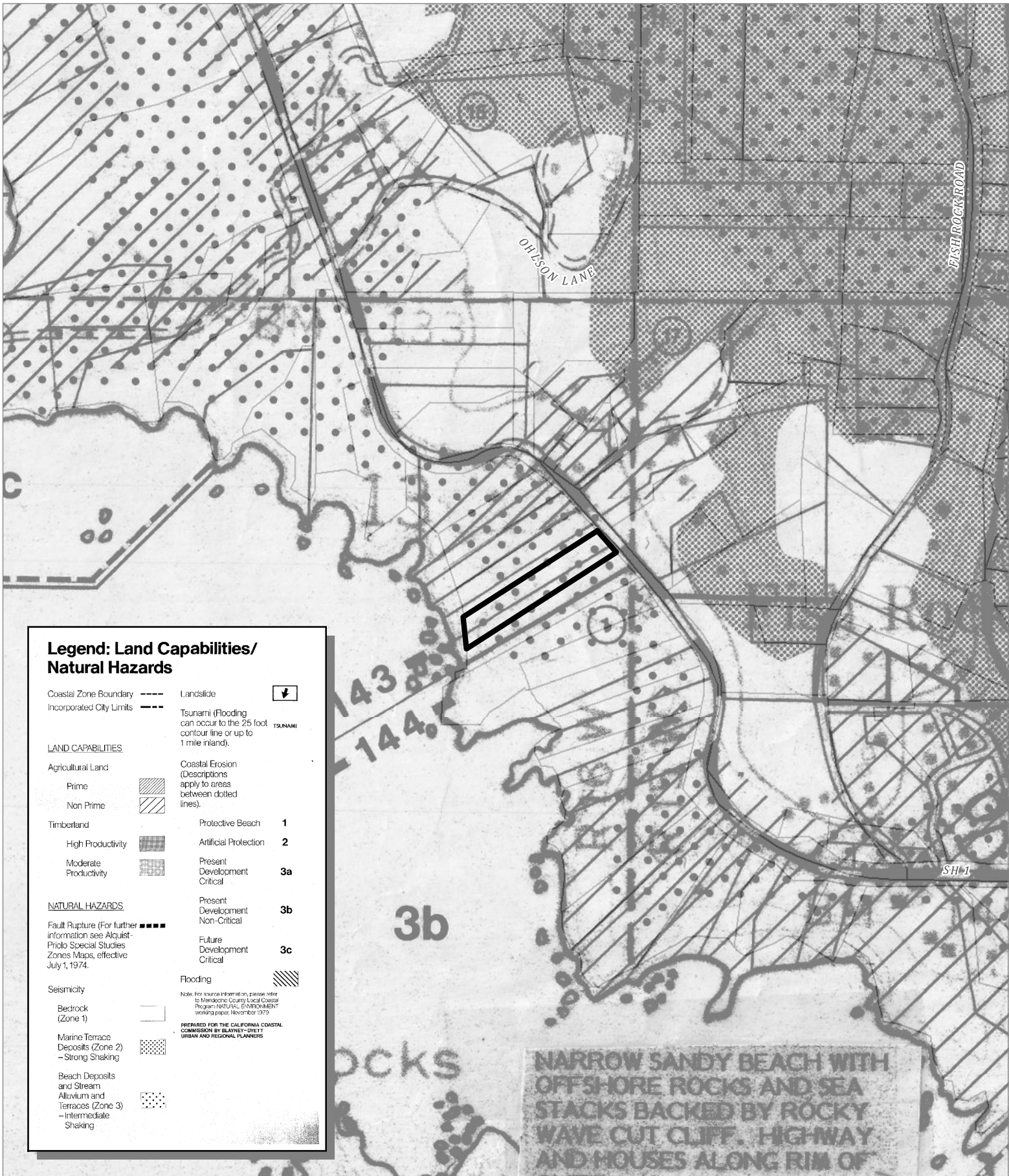
- Urban/Rural Boundary
- Water District
- Sewer District
- Timber Preserve Zone
- Williamson Act

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 Assessors Parcels







**Legend: Land Capabilities/ Natural Hazards**

Coastal Zone Boundary ---  
 Incorporated City Limits ---

**LAND CAPABILITIES**

Agricultural Land  
 Prime [diagonal lines]  
 Non Prime [cross-hatch]

Timberland  
 High Productivity [grid]  
 Moderate Productivity [stippled]

**NATURAL HAZARDS**

Fault Rupture (For further information see Alquist-Prilo Special Studies Zones Maps, effective July 1, 1974) [dashed line]

Seismicity  
 Bedrock (Zone 1) [white]  
 Marine Terrace Deposits (Zone 2) - Strong Shaking [cross-hatch]  
 Beach Deposits and Stream Alluvium and Terraces (Zone 3) - Intermediate Shaking [stippled]

Landslide [arrow pointing down]

Tsunami (Flooding can occur to the 25 foot contour line or up to 1 mile inland). [wavy lines]

Coastal Erosion (Descriptions apply to areas between dotted lines).  
 Protective Beach 1 [dotted lines]  
 Artificial Protection 2 [dotted lines]  
 Present Development Critical 3a [diagonal lines]  
 Present Development Non-Critical 3b [diagonal lines]  
 Future Development Critical 3c [diagonal lines]

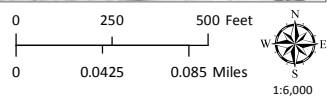
Flooding [wavy lines]

Note: For source information, please refer to Mendocino County Local Coastal Program NATURAL ENVIRONMENT section report November 1979.

PREPARED FOR THE CALIFORNIA COASTAL COMMISSION BY BLAYNEY-DYETT URBAN AND REGIONAL PLANNERS

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Public Roads  
 Assessors Parcels



NARROW SANDY BEACH WITH OFFSHORE ROCKS AND SEA STACKS BACKED BY ROCKY WAVE CUT CLIFF. HIGHWAY AND HOUSES ALONG RIM OF





**Legend: Habitats/Resources**

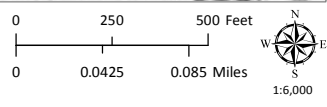
Coastal Zone Boundary	----	OTHER UPLAND HABITATS	
Incorporated City Limits	----	Scrub	[Pattern]
<b>MARINE AND FRESHWATER HABITATS</b>		Pygmy Forest	[Pattern]
Open Water	W	Pygmy Type Forest	[Pattern]
Kelp	[Pattern]	Barren	[Pattern]
Rocky Intertidal Area	[Pattern]	Coastal Prairie	[Pattern]
Mudflat	[Pattern]	Hardwood Forest/Grassland	[Pattern]
Beach	[Pattern]	Agricultural Land	[Pattern]
Dunes	[Pattern]	Farmstead	[Pattern]
Marsh	[Pattern]	Pasture	[Pattern]
Saltwater	[Pattern]	Urban (Also shown with a dominant vegetation)	U
Freshwater	[Pattern]	Sand/Gravel (Extractive Use)	e
Brackish	[Pattern]		
Stream		<b>SPECIAL HABITATS</b>	
Perennial	—	Seabird and Marine Mammal Rookery	[Symbol]
Intermittent	---	Marine Mammal Haulout Area	[Symbol]
<b>WOODED HABITATS</b>		Spawning Area	[Symbol]
Coastal Forest	[Pattern]	Anadromous Stream	[Symbol]
Redwood	[Pattern]	Wildlife Habitat	[Symbol]
Hardwood	[Pattern]	Plant Habitat	[Symbol]
Woodland	[Pattern]		
Riparian	[Pattern]		
Cutover	[Symbol]		
<b>DESIGNATED RESOURCE PROTECTION AREA</b>			
State Park or Reserve	—		
Area of Special Biological Significance	—		
Natural Area	—		
Forestry Special Treatment Area	—		
<b>VISUAL RESOURCES</b>			
View Limit	—+—+—		
Viewshed Corridor	—		

Note: For source information, please refer to Mendocino County Local Coastal Program NATURAL ENVIRONMENT working paper November 1975.

PREPARED FOR THE CALIFORNIA COASTAL COMMISSION BY BLANEY-DYETT URBAN AND REGIONAL PLANNERS

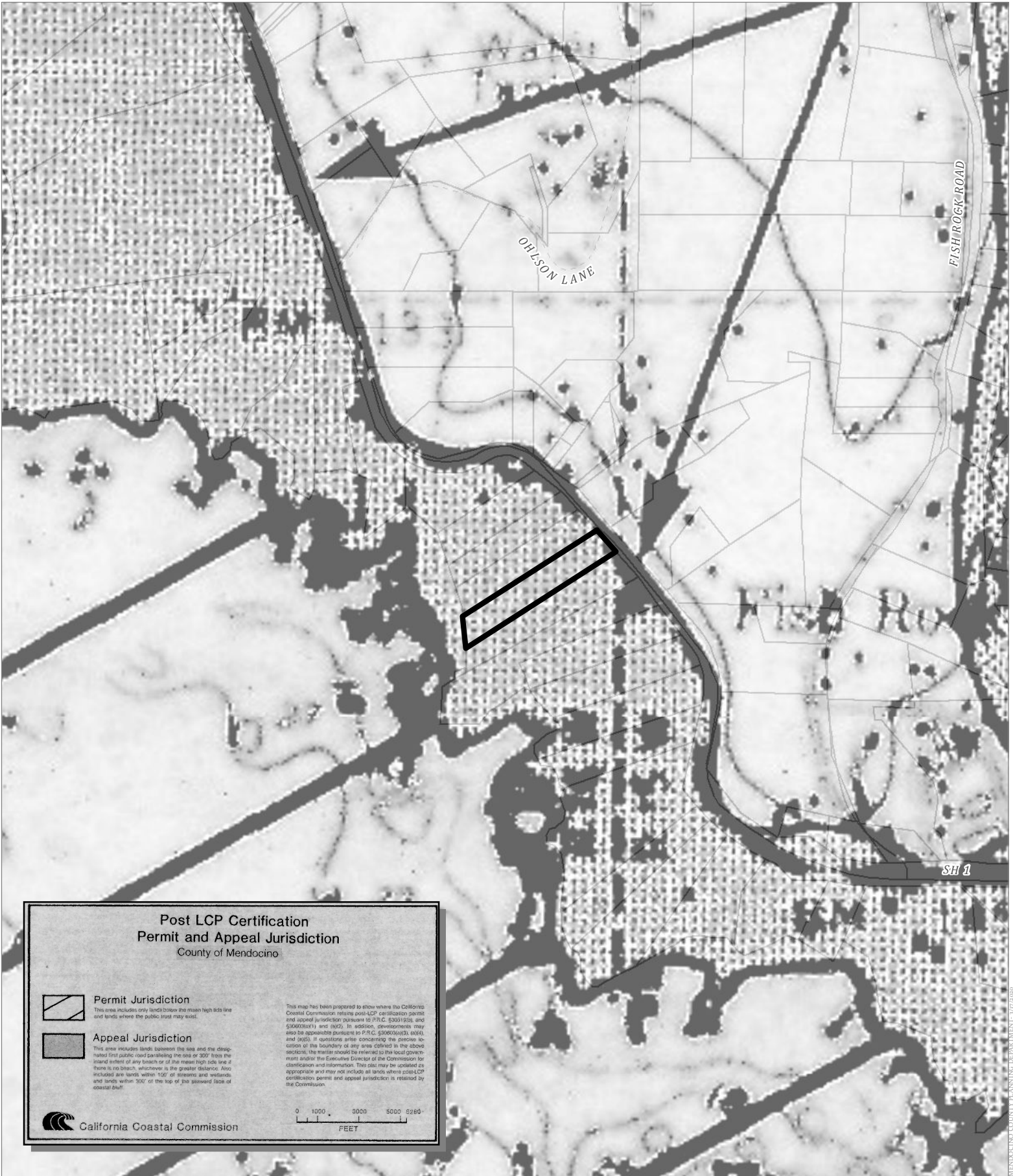
CASE: CDP 2020-0015  
 OWNER: GRAFFIN, Craig  
 APN: 143-161-09  
 APLCT: Superior Pump & Drilling, Inc.  
 AGENT: Armando Quevedo  
 ADDRESS: 34550 S. Highway 1, Gualala

— Public Roads  
 □ Assessors Parcels





MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020



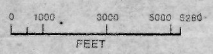
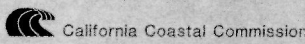


MENDOCINO COUNTY PLANNING DEPARTMENT 3/17/2020



**Post LCP Certification  
Permit and Appeal Jurisdiction**  
County of Mendocino

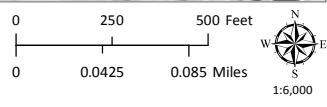
-  **Permit Jurisdiction**  
This area includes only lands below the mean high tide line and lands where the public trust may exist.
-  **Appeal Jurisdiction**  
This area includes lands between the sea and the designated first public road paralleling the sea or 300' from the inland extent of any beach or of the mean high tide line if there is no beach, whichever is the greater distance. Also included are lands within 100' of streams and wetlands, and lands within 300' of the top of the seaward face of coastal bluff.

This map has been prepared to show where the California Coastal Commission retains post-LCP certification permit and appeal jurisdiction pursuant to P.R.C. §30515(b), and §30603(a)(1) and (a)(2). In addition, developments may also be appealable pursuant to P.S.C. §30605(a)(3), 6(a)(4), and (a)(5). If questions arise concerning the precise location of the boundaries of any area defined in the above sections, the matter should be referred to the local government and/or the Executive Director of the Commission for clarification and information. This map may be updated as appropriate and may not include all lands where post-LCP certification permit and appeal jurisdiction is retained by the Commission.

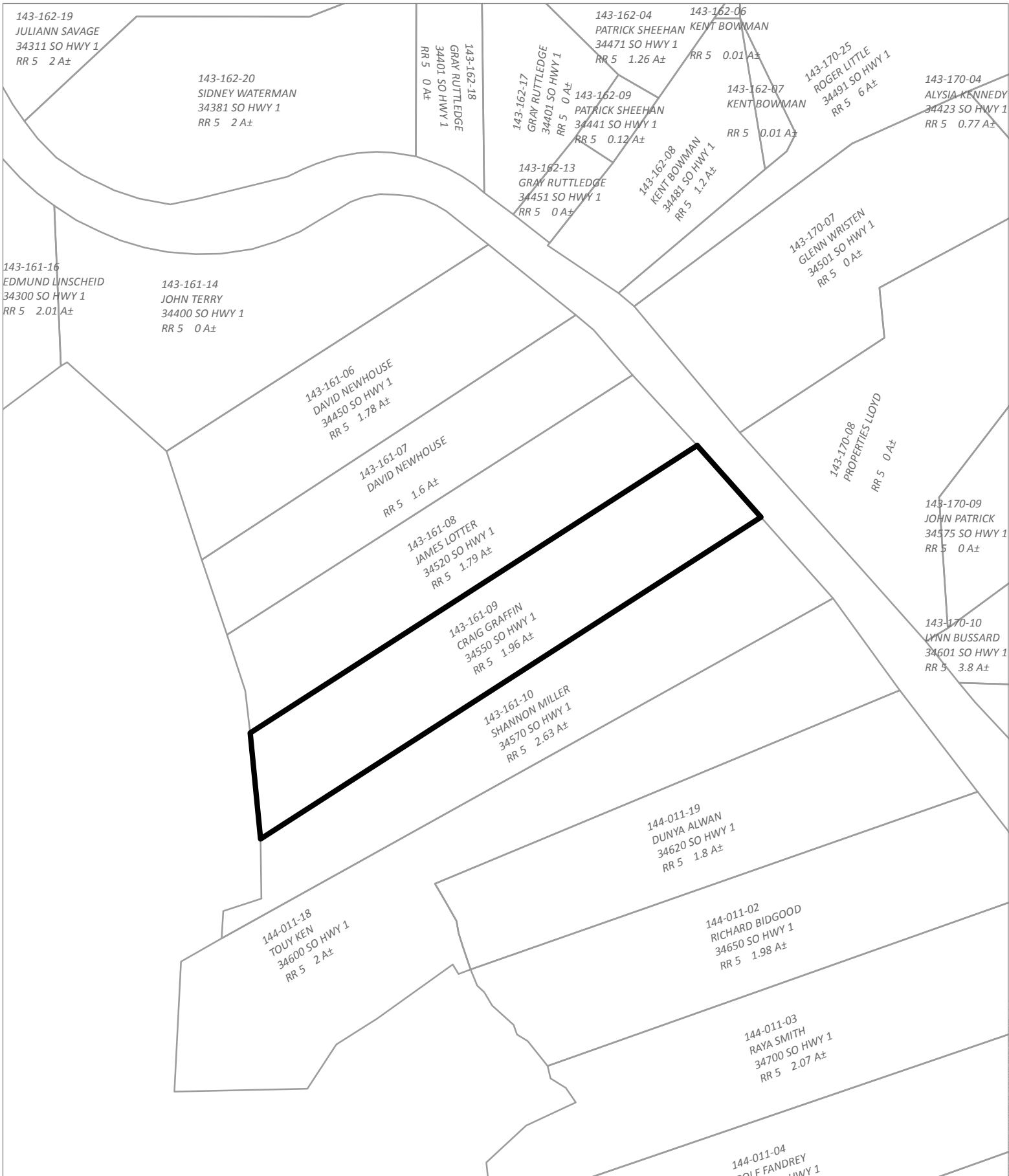


CASE: **CDP 2020-0015**  
 OWNER: **GRAFFIN, Craig**  
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 AGENT: **Armando Quevedo**  
 ADDRESS: **34550 S. Highway 1, Gualala**


-  **Public Roads**
-  **Assessor's Parcels**

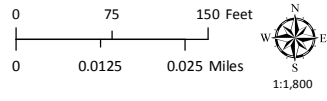


**POST LCP CERTIFICATION & APPEAL JURISDICTION**



CASE: CDP 2020-0015  
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 APN: 143-161-09  
 APLCT: Superior Pump & Drilling, Inc.  
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 Assessor's Parcels

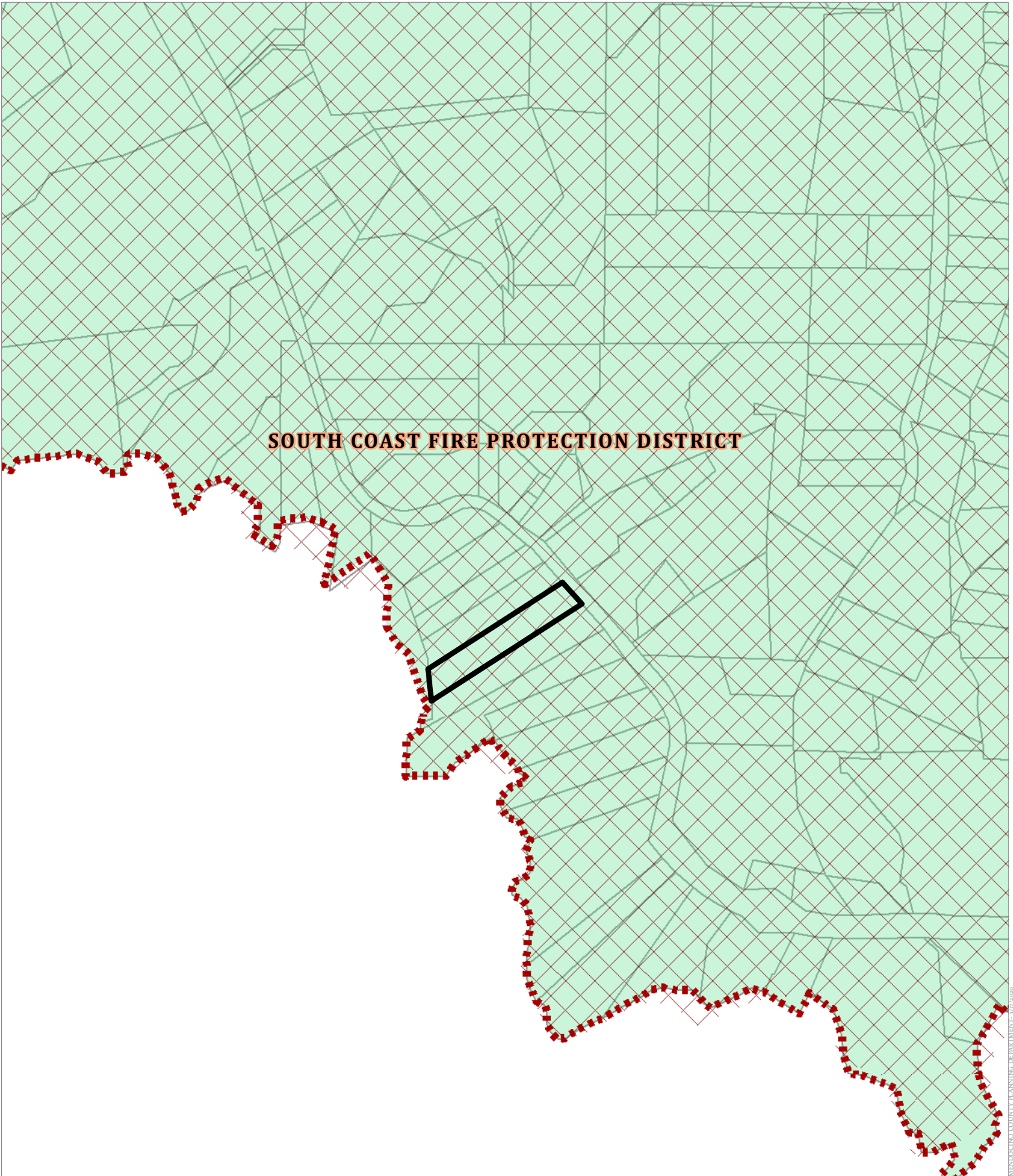


ADJACENT PARCELS

MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020

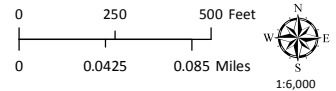


**SOUTH COAST FIRE PROTECTION DISTRICT**



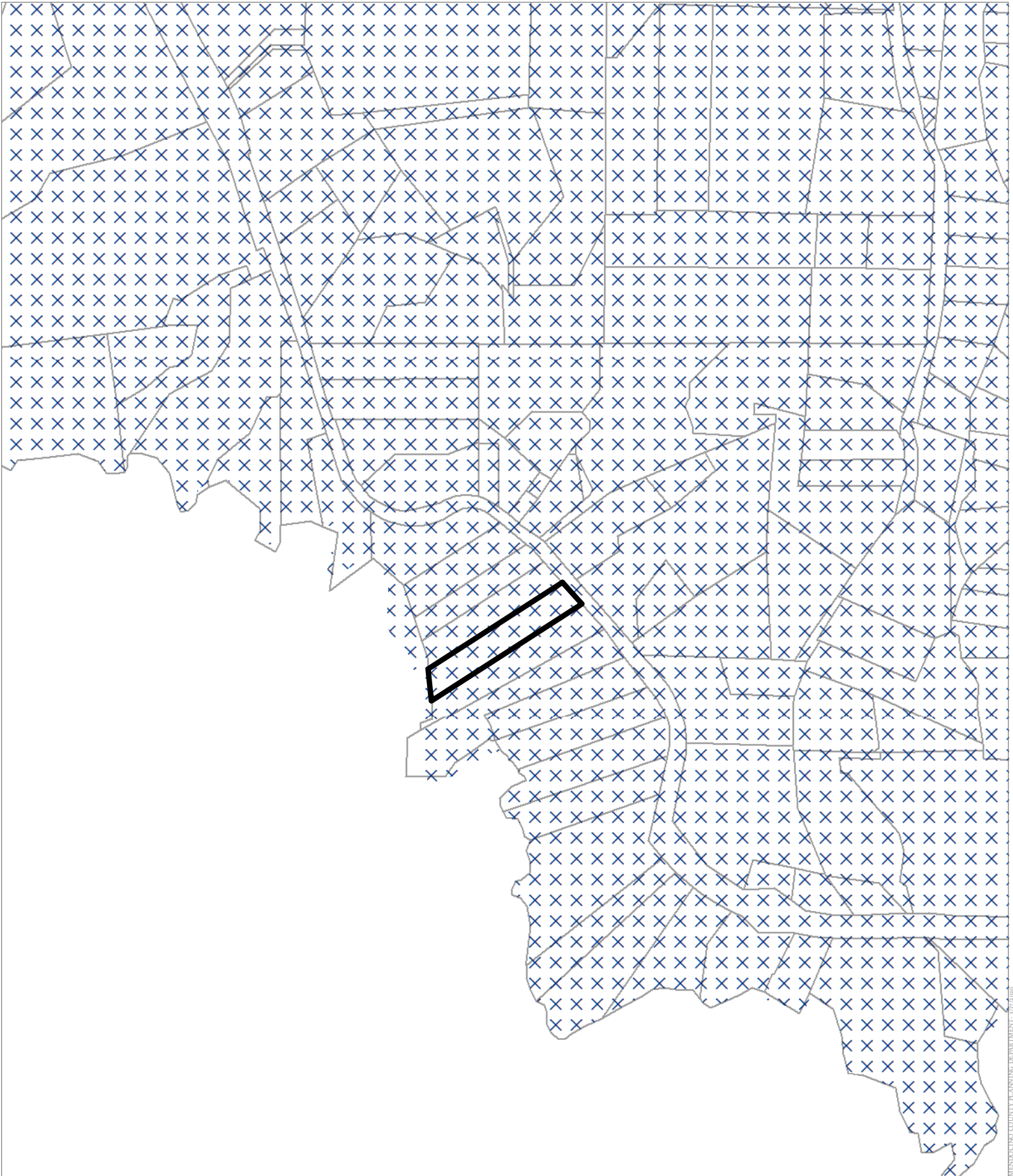
CASE: CDP 2020-0015  
OWNER: GRAFFIN, Craig  
APN: 143-161-09  
APLCT: Superior Pump & Drilling, Inc.  
AGENT: Armando Quevedo  
ADDRESS: 34550 S. Highway 1, Gualala

-  High Fire Hazard
-  County Fire Districts
-  Assessors Parcels





**FIRE HAZARD ZONES & RESPONSIBILITY AREAS**  
STATE RESPONSIBILITY AREA

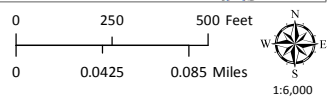
MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020



MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020

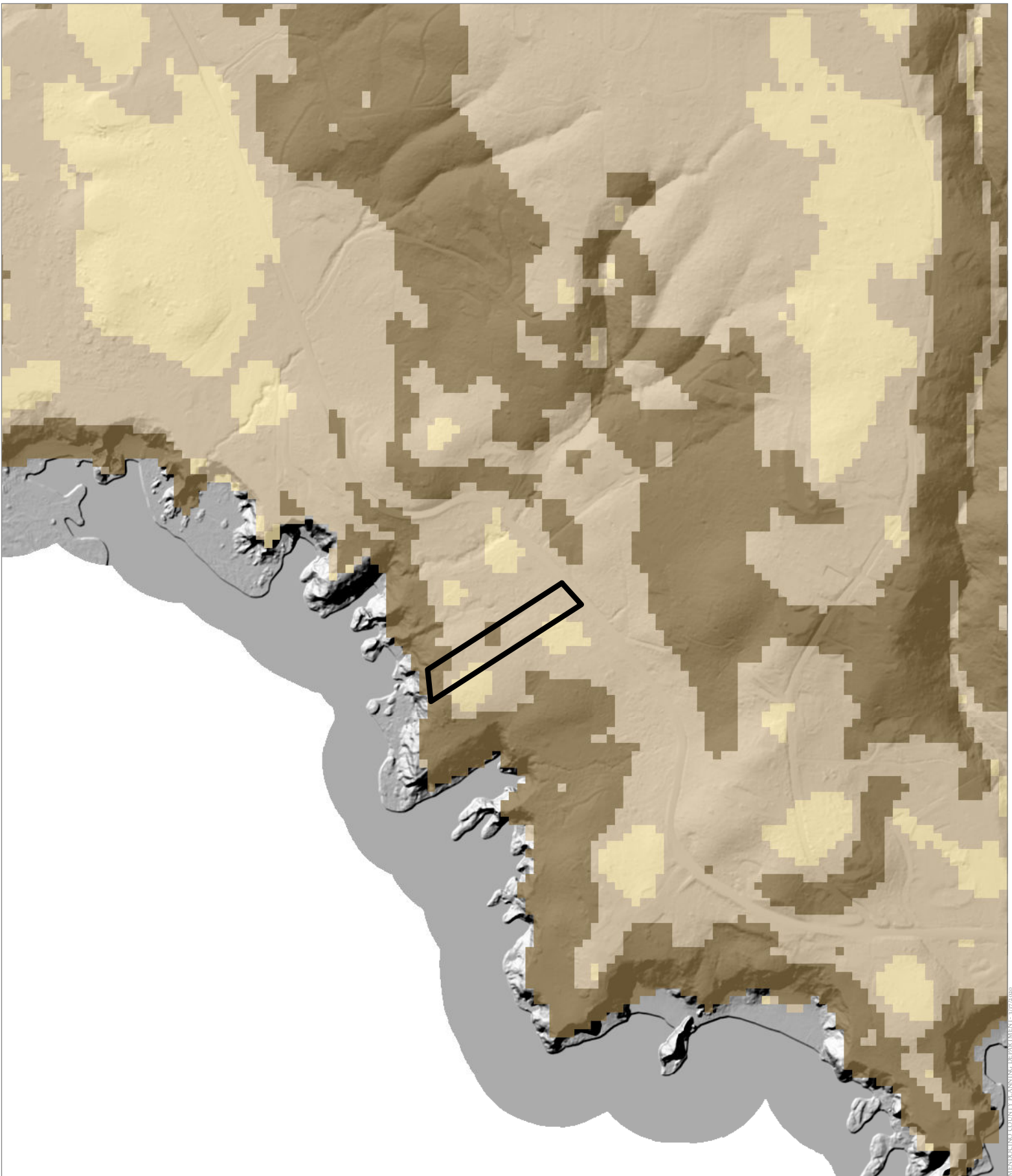
CASE: **CDP 2020-0015**  
 OWNER: **GRAFFIN, Craig**  
 APN: **143-161-09**  
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 AGENT: **Armando Quevedo**  
 ADDRESS: **34550 S. Highway 1, Gualala**

-  Critical Water Areas
-  Assessor's Parcels

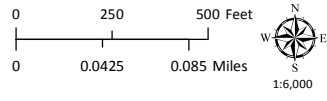
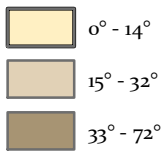


**GROUND WATER RESOURCES**





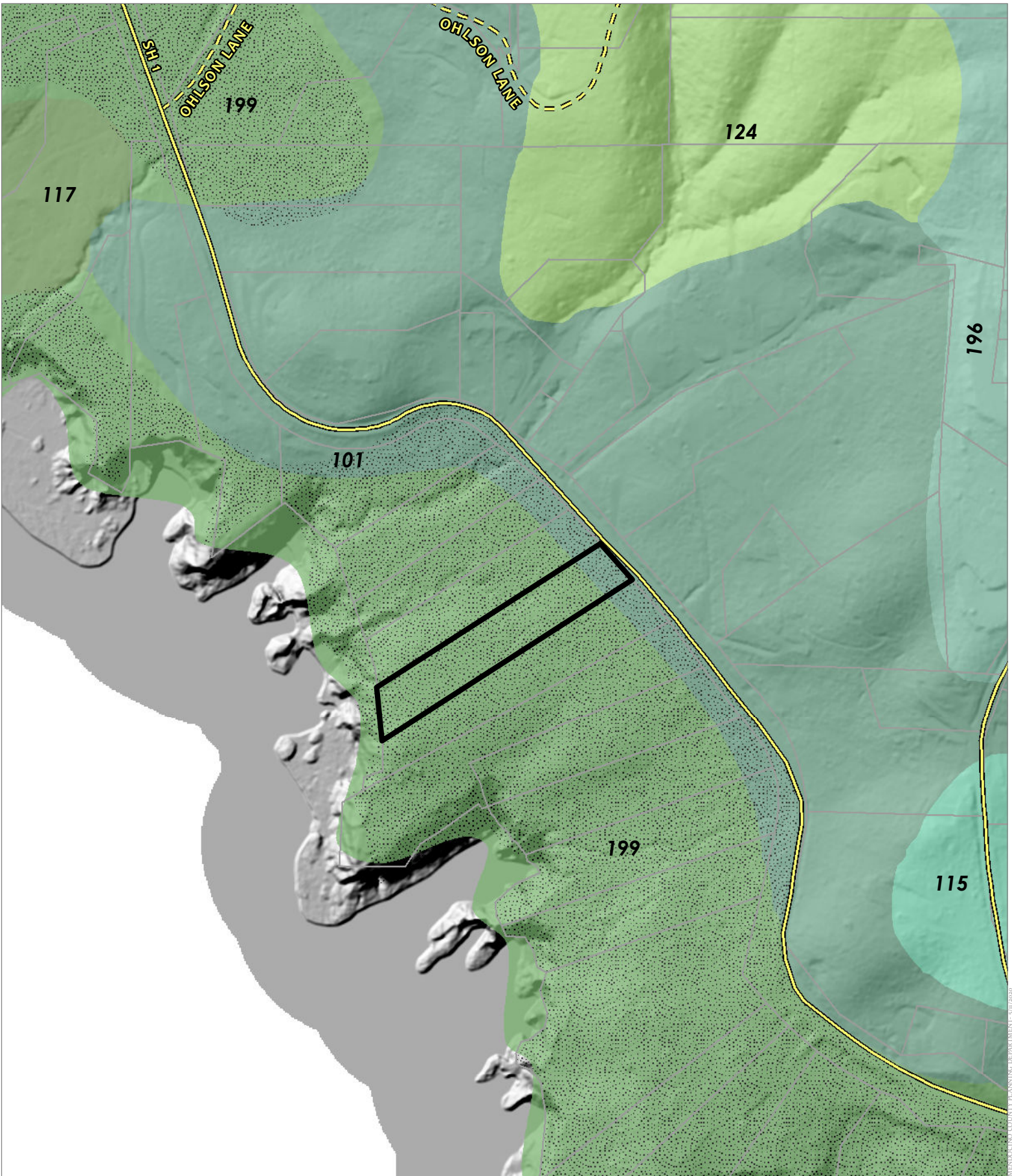
CASE: CDP 2020-0015  
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 APLCT: Superior Pump & Drilling, Inc.  
 AGENT: Armando Quevedo  
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ESTIMATED SLOPE

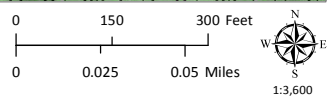
MENDOCINO COUNTY TECHNICAL DEPARTMENT - 3/17/2020





CASE: CDP 2020-0015  
 OWNER: GRAFFIN, Craig  
 APN: 143-161-09  
 APLCT: Superior Pump & Drilling, Inc.  
 AGENT: Armando Quevedo  
 ADDRESS: 34550 S. Highway 1, Gualala

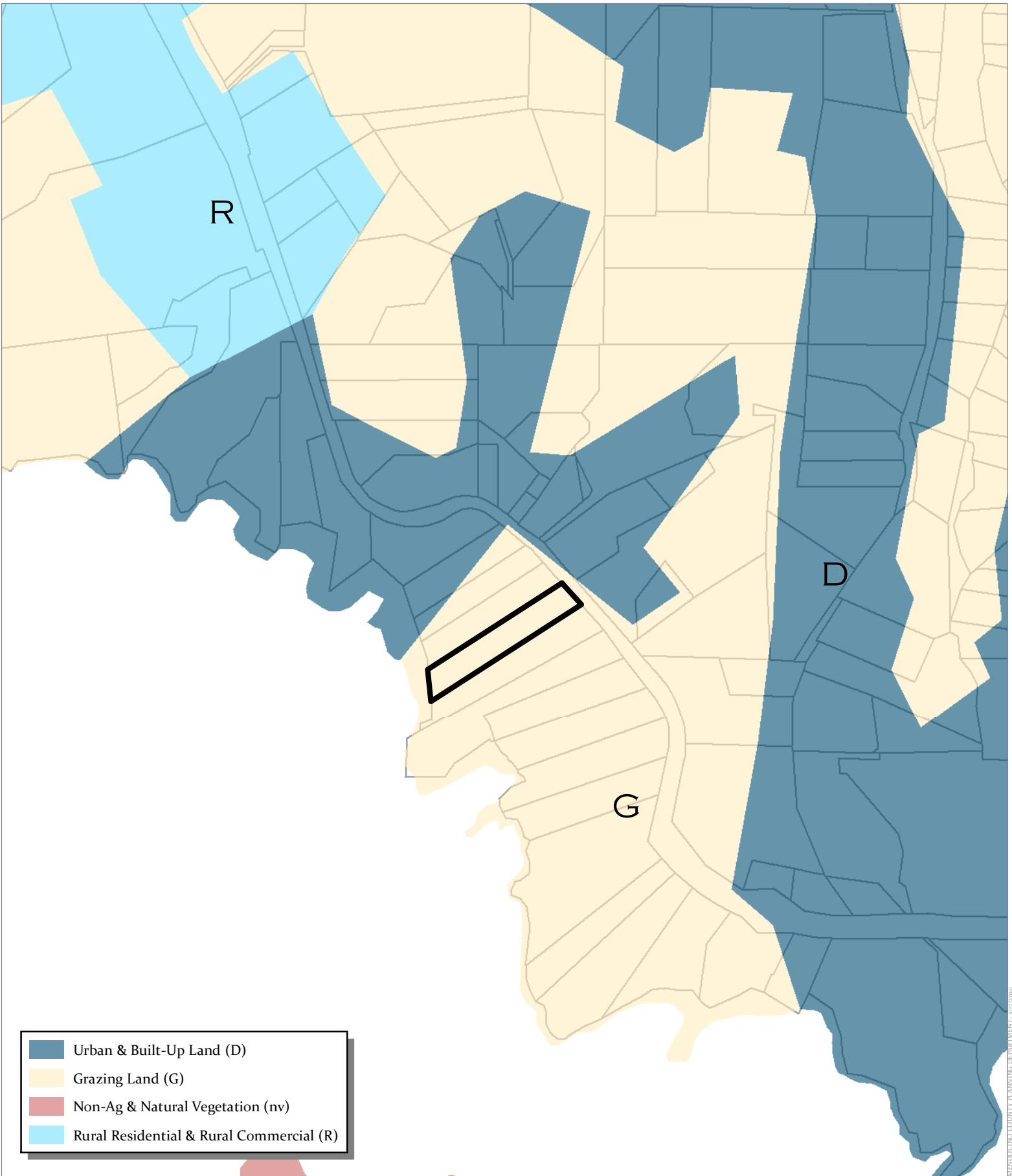
- Public Roads
- Private Roads
- Assessors Parcels
- Shinglemill-Gibney Complex



WESTERN SOIL CLASSES

RENDERED BY COUNTY OF TEHAMA ENGINEERING DEPARTMENT - 9/17/2020

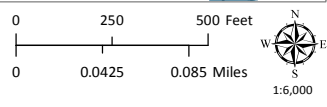




- Urban & Built-Up Land (D)
- Grazing Land (G)
- Non-Ag & Natural Vegetation (nv)
- Rural Residential & Rural Commercial (R)

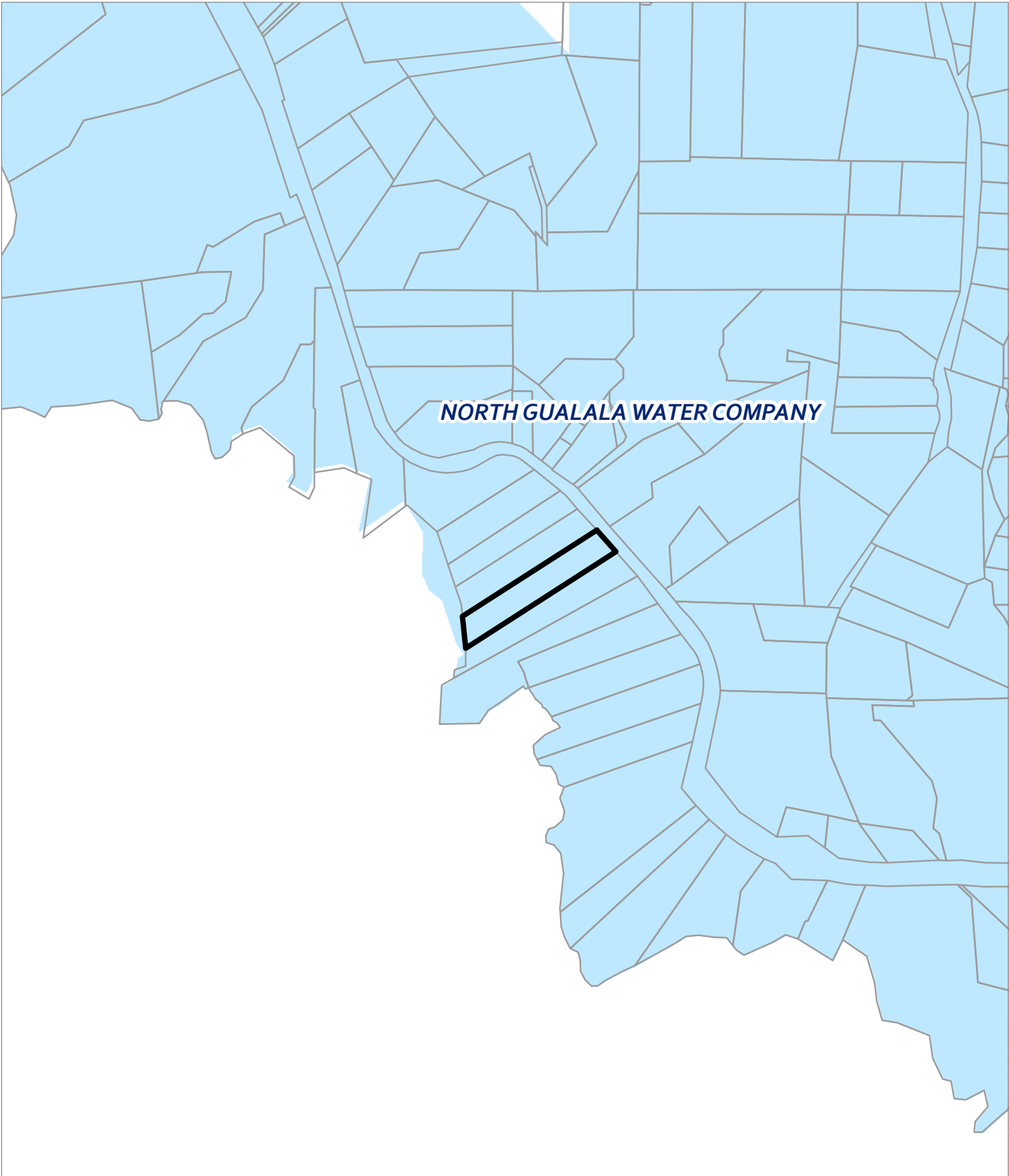
CASE: CDP 2020-0015  
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Assessor's Parcels





**FARMLAND CLASSIFICATIONS**

MENDOCINO COUNTY PLANNING DEPARTMENT - 3/17/2020



***NORTH GUALALA WATER COMPANY***

CASE: CDP 2020-0015  
OWNER: GRAFFIN, Craig  
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AGENT: Armando Quevedo  
ADDRESS: 34550 S. Highway 1, Gualala

-  Assessors Parcels
-  County Water Districts

