



COUNTY OF MENDOCINO
DEPARTMENT OF PLANNING AND BUILDING SERVICES

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

IGNACIO "NASH" GONZALEZ, INTERIM DIRECTOR
 JULIA ACKER KROG, ASSISTANT DIRECTOR
 TELEPHONE: 707-234-6650
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 pbs@mendocinocounty.org
 www.mendocinocounty.org/pbs

June 24, 2021

Planning – Ukiah
 Department of Transportation
 Environmental Health - Fort Bragg
 Building Inspection - Fort Bragg
 Assessor

Agriculture Commissioner
 Caltrans
 Department of Forestry/ CalFire
 Prevention
 Department of Fish and Wildlife

Coastal Commission
 County Addresser- Russ Ford
 Cloverdale Rancheria
 Redwood Valley Rancheria
 Sherwood Valley Band of Pomo Indians

CASE#: CDP_2021-0014

DATE FILED: 3/3/2021

OWNER: MENDOCINO BAPTIST CHURCH

AGENT: JAMES KIRBY

REQUEST: Standard Coastal Development Permit to renovate the existing lawnmower shed foyer and accessibility ramp (ADA); on the south side, add awning, storage, and deck; and improve ground surface with compacted crushed rock extending 40 feet beyond the new deck.

ENVIRONMENTAL DETERMINATION: Categorically Exempt

LOCATION: In the Town of Mendocino, located 45171 Little Lake Street (CR 407A), Mendocino; APN 119-160-11.

SUPERVISORIAL DISTRICT: 5

STAFF PLANNER: TIA SAR

RESPONSE DUE DATE: July 8, 2021

PROJECT INFORMATION CAN BE FOUND AT:

www.mendocinocounty.org

Select "Government" from the drop-down; then locate Planning and 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_2021-0014

OWNER/

APPLICANT: MENDOCINO BAPTIST CHURCH

AGENT: JAMES KIRBY

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LOCATION: In the Town of Mendocino; located 45171 Little Lake Street (CR 407A), Mendocino; APN 119-160-11.

APN/S: 119-160-11

PARCEL SIZE: 16,875 Square Foot Lot

GENERAL PLAN: Mendocino County Coastal Element Chapter 4.13
Public Facilities (PF)

ZONING: Mendocino County Coastal Zoning Code
Mendocino Public Facilities (MPF)

EXISTING USES: Church

DISTRICT: 5th

RELATED CASES: Permit 95-37 windows, 99-14 steeple, 03-48 windows, and 07-52 rebuild pump and water shed.

	<u>ADJACENT GENERAL PLAN</u>	<u>ADJACENT ZONING</u>	<u>ADJACENT LOT SIZES</u>	<u>ADJACENT USES</u>
NORTH:	RM	MRM	0.30 Acre	Packard House
EAST:	OS	MOS	1.19 Acre	Heeser's Field
SOUTH:	MU	MMU	0.37 Acre	2 nd Odd Fellows Hall
WEST:	R	MTR	0.18 Acre	Open Space

REFERRAL AGENCIES

LOCAL

- Archaeological Commission
- Assessor's Office
- Building Division FB
- County Addresser
- Department of Transportation (DOT)
- Environmental Health (EH)

- Planning Division Ukiah

STATE

- CALFIRE (Land Use)
- CALTRANS
- California Coastal Commission
- California Dept. of Fish & Wildlife

TRIBAL

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

ADDITIONAL INFORMATION: The proposed project would add a deck addition with an awning, a new storage building, new ramp and crushed rocks as shown on the site plan and elevation building plans. (Repair and maintenance of the existing lawn mower shed and south foyer is proposed and would be exempt from MCC Chapter 20.760 if the repairs retain the original exterior appearance). Existing development is non-conforming regarding side yard setback, but as proposed the new deck would conform to the minimum yard requirement.

Please send comments to sart@mendocinocounty.org. Thank you.

STAFF PLANNER: TIA SAR

DATE: 6/23/2021

ENVIRONMENTAL DATA

1. MAC:

GIS

NO

2. FIRE HAZARD SEVERITY ZONE:

CALFIRE FRAP maps/GIS

Moderate Fire Hazard

3. FIRE RESPONSIBILITY AREA:

CALFIRE FRAP maps/GIS

Mendocino Fire Protection District

4. FARMLAND CLASSIFICATION:

GIS

NO

5. FLOOD ZONE CLASSIFICATION:

FEMA Flood Insurance Rate Maps (FIRM)

NO

6. COASTAL GROUNDWATER RESOURCE AREA:

Coastal Groundwater Study/GIS

Critical Water Areas

7. SOIL CLASSIFICATION:

Mendocino County Soils Study Eastern/Western Part

Western Soil Classes 219

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

NO

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 (Eel Only); GIS

NO

20. SPECIFIC PLAN/SPECIAL PLAN AREA:

Various Adopted Specific Plan Areas; GIS

Town of Mendocino

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

LCP Land Use Map

25. LCP LAND CAPABILITIES & NATURAL HAZARDS:

LCP Land Capabilities maps/GIS; 20.500

*Beach Deposits and Stream Alluvium and Terraces (Zone 3)-
Intermediate shaking*

26. LCP HABITATS & RESOURCES:

LCP Habitat maps/GIS; 20.496

Barren Land

27. COASTAL COMMISSION APPEALABLE AREA:

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

Not located in the Commission's appealable area

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

Not designated Highly Scenic Area

30. BIOLOGICAL RESOURCES & NATURAL AREAS:

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

NO

31. BLUFFTOP GEOLOGY:

GIS; 20.500.020

NO

**COUNTY OF MENDOCINO
DEPT OF PLANNING AND BUILDING SERVICES**

120 WEST FIR STREET
FORT BRAGG, CA 95437
Telephone: 707-964-5379
FAX: 707-961-2427
pbs@co.mendocino.ca.us
www.co.mendocino.ca.us/planning



Case No(s)	CDP-2021-0014
CDF No(s)	
Date Filed	3/3/2021
Fee	\$2,459.00
Receipt No.	PR5-040011
Received by	Tia Sar
Office Use Only	

COASTAL ZONE APPLICATION FORM

APPLICANT

Name MENDOCINO BAPTIST CHURCH
Mailing Address P.O. Box 187
City MENDOCINO State CA Zip Code 95430 Phone 707-937-5088

PROPERTY OWNER

Name MENDOCINO BAPTIST CHURCH OF MENDOCINO CALIFORNIA
Mailing Address P.O. Box 187
City MENDOCINO State CA Zip Code 95460 Phone 707-937-5088

AGENT

Name JAMES KIRBY E-MAIL
Mailing Address 128 S. WHIPPLE ST jkirby22@gmail.com
City FORT BRAGG State CA Zip Code 95437 Phone 717-419-2126

PARCEL SIZE

16,873 Square feet
 Acres

STREET ADDRESS OF PROJECT

45171 LITTLE LAKE ST, MENDOCINO, CA 95460

ASSESSOR'S PARCEL NUMBER(S)

119-160-11-00

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

[Signature]
Signature of Applicant/Agent

Date

[Signature] CEO
Signature of Owner

2-25-2021
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.

CONSTRUCT EXTERIOR DECK WITH SMALL STORAGE OVER
IMPROVED GROUND SURFACE, IMPROVE GROUND SURFACE
WITH CRUSHED ROCK EXTENDING 40' BEYOND DECK.

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

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:

Total square footage of structures:	DECK & STAIRS 726 [#]
Estimated employees per shift:	N/A
Estimated shifts per day:	N/A
Type of loading facilities proposed:	N/A

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.

CHURCH BUILDING - 2624 SQ. FT INTERIOR FLOOR AREA

PUMP HOUSE & WATER TANK STORAGE - 126 SQ. FT.

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 DECK HEIGHT - 28" ~~FEET~~
SMALL STORAGE - 60 SQ FT @ 8' HIGH

8. Lot area (within property lines): 16,875 square feet acres

9. Lot Coverage:

	EXISTING	NEW PROPOSED	TOTAL
Building coverage	<u>3864</u> square feet	<u>60</u> square feet	<u>3924</u> square feet
Paved area	<u>N/A</u> square feet	<u>0</u> square feet	<u>0</u> square feet
Landscaped area	<u>225</u> square feet	<u>0</u> square feet	<u>225</u> square feet
Unimproved area	<u>12,786</u> square feet	<u>0</u> square feet	<u>12,786</u> square feet
<u>DECK</u>	<u>0</u>	<u>726</u> SQUARE FEET	<u>726</u>
GRAND TOTAL:			<u>16,875</u> square feet

(Should equal gross area of parcel)

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

11. Parking will be provided as follows: N/A

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

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.
LIGHTING FOR STEPS AS SHOWN ON PRINTS,

14. What will be the method of sewage disposal?

- Community sewage system, specify supplier (EXISTING - NO CHANGE)
 Septic Tank
 Other, specify _____

15. What will be the domestic water source?

- Community water system, specify supplier _____
 Well - EXISTING
 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:

- 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:
 SCRAPE WEEDS AND VETCH, REPLACE WITH CRUSHED
 STONE. APPROX. AREA 3,600 SQ FT.

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: _____

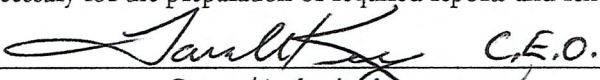
Has a U.S. Army Corps of Engineers permit been applied for? Yes No

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

SUBMIT ONLY ONE COPY

CERTIFICATION AND SITE VIEW AUTHORIZATION

1. I hereby certify that I have read this completed application and that, to the best of my knowledge, the information in this application, and all attached appendices and exhibits, is complete and correct. I understand that the failure to provide any requested information or any misstatements submitted in support of the application shall be grounds for either refusing to accept this application, for denying the permit, for suspending or revoking a permit issued on the basis of such misrepresentations, or for seeking of such further relief as may seem proper to the County.
2. I hereby grant permission for County Planning and Building Services staff and hearing bodies to enter upon and site view the premises for which this application is made in order to obtain information necessary for the preparation of required reports and render its decision.



Owner/Authorized Agent

2-25-2021

Date

NOTE: IF SIGNED BY AGENT, OWNER MUST SIGN BELOW.

AUTHORIZATION OF AGENT

I hereby authorize _____ to act as my representative and to bind me in all matters concerning this application.

Owner

Date

MAIL DIRECTION

To facilitate proper handling of this application, please indicate the names and mailing addresses of individuals to whom you wish correspondence and/or staff reports mailed if different from those identified on Page One of the application form.

Name	Name	Name
Mailing Address	Mailing Address	Mailing Address

COMPLETE FOR PROJECTS
LOCATED WITHIN THE
COASTAL ZONE ONLY

DECLARATION OF POSTING

At the time the application is submitted for filing, the applicant must **Post**, at a conspicuous place, easily read by the public and as close as possible to the site of the proposed development, notice that an application for the proposed development has been submitted. Such notice shall contain a general description of the nature of the proposed development and shall be on the standard form provided in the application packet. If the applicant fails to post the completed notice form and sign the **Declaration of Posting**, the Department of Planning and Building Services cannot process the application.

As **Proof of Posting**, please sign and date this Declaration of Posting form when the site is posted; it serves as proof of posting. It should be returned to the Department of Planning and Building Services with the application.

Pursuant to the requirements of Section 20.532.025(H) of the Mendocino County Code, I hereby certify that on 2-26-2021 (date of posting), I or my authorized representative posted the "NOTICE OF PENDING PERMIT" for application to obtain a Coastal Development Permit for the development of:

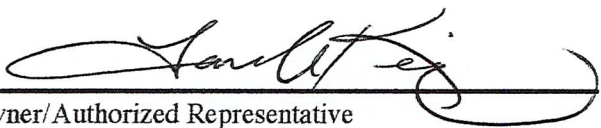
CONSTRUCTION OF EXTERIOR DECK AND SMALL STORAGE AREA OVER GROUND IMPROVEMENT USING CRUSHED ROCK, IMPROVED HANDICAP ACCESS.
(Description of development)

Located at:

MENDOCINO BAPTIST CHURCH - 45171 LITTLE LAKE ST. MENDOCINO
ASSESSOR'S PARCEL NUMBER 119-160-11-00
(Address of development and Assessor's Parcel Number)

The public notice was posted at:

NEAR AREA OF PROPOSED DECK, ON FENCE ALONG
KASTEN ST.
(A conspicuous place, easily seen by the public and as close as possible to the site of proposed development)


Owner/Authorized Representative

2-26-2021
Date

(A copy of the notice which was posted shall be attached to this form).

NOTE: YOUR APPLICATION CANNOT BE PROCESSED UNTIL THIS "DECLARATION OF POSTING" IS SIGNED AND RETURNED TO PLANNING AND BUILDING SERVICES.

COMPLETE FOR PROJECTS
LOCATED WITHIN THE
COASTAL ZONE ONLY

NOTICE OF PENDING PERMIT

A COASTAL PERMIT APPLICATION FOR DEVELOPMENT ON THIS SITE
IS PENDING BEFORE THE COUNTY OF MENDOCINO:

PROPOSED DEVELOPMENT: CONSTRUCTION OF EXTERIOR DECK
AND SMALL STORAGE AREA OVER GROUND IMPROVEMENT
USING CRUSHED ROCK, IMPROVED HANDICAP ACCESS.

LOCATION: MENDOCINO BAPTIST CHURCH
45171 LITTLE LAKE ST. MENDOCINO

APPLICANT: MENDOCINO BAPTIST CHURCH OF MENDOCINO CALIF.

ASSESSOR'S PARCEL NUMBER(S): 119-160-11-00

DATE NOTICE POSTED: 2-26-2021

FOR FURTHER INFORMATION, PLEASE TELEPHONE OR WRITE TO:

COUNTY OF MENDOCINO
PLANNING & BUILDING SERVICES
860 NORTH BUSH STREET
UKIAH, CA 95482
707-234-6650

Owners within 300' of 119-160-11

APN	OWNER	ADDRESS	CITY	STATE	ZIP	SITUS_3
11916003	MENDOCINO UNIFIED SCHOOL DISTR	PO BOX 1154	MENDOCINO	CA	95460	
11916006	BD OF EDUCATION MENDOCINO COUN		UNKNOWN ADDRESS	CA	00000	10720 FORD ST
11916007	HINDMAN ANDREW A TTEE /	1020 VALLEJO ST UNIT 6	SAN FRANCISCO	CA	94133	45170 LITTLE LAKE ST
11916008	RITCHEY KATHERINE	852 CAMINO AMIGO	DANVILLE	CA	94526	45164 LITTLE LAKE ST
11916009	LOPEZ PETER & MELISSA	PO BOX 186	MENDOCINO	CA	95460	45130 LITTLE LAKE ST
11916010	WICKERSHAM GROVER T	430 CAMBRIDGE AVE #100	PALO ALTO	CA	94306	45110 LITTLE LAKE ST
11916011	MENDOCINO BAPTIST CHURCH	PO BOX 187	MENDOCINO	CA	95460	45171 LITTLE LAKE ST
11916012	STATE OF CALIFORNIA			CA	00000	
11916032	MENDOCINO ART CENTER	PO BOX 765	MENDOCINO	CA	95460	45200 LITTLE LAKE ST
11916035	MENDOCINO UNIFIED SCHOOL DISTR	PO BOX 1154	MENDOCINO	CA	95460	
11916041	MENDOCINO UNIFIED SCHOOL DISTR	PO BOX 1154	MENDOCINO	CA	95460	45220 COVELO ST
11923102	ROBB CAROLINA G TTEE	PO BOX 688	MENDOCINO	CA	95460	45131 LITTLE LAKE RD
11923105	HARRIS ROBERT ADRON TTEE /	PO BOX 1240	MENDOCINO	CA	95460	45121 LITTLE LAKE ST
11923107	ARCH CHARLES J & CYNTHIA A	PO BOX 2453	MENDOCINO	CA	95460	45110 CALPELLA ST
11923108	ANDERSON CHARLES A & LISA L TT	PO BOX 367	PAAUILO	HI	96776	45101 LITTLE LAKE ST
11923109	REED MARION F	44221 SURFWOOD	MENDOCINO	CA	95460	10600 KASTEN ST
11923110	LITTON MICHAEL	1115 FILBERT ST	SAN FRANCISCO	CA	94111	45130 CALPELLA ST
11923111	CORNACCHIA JOHN W	PO BOX 1691	MENDOCINO	CA	95460	45120 CALPELLA ST
11923203	BARRETT MICHAEL R & KELLY J	PO BOX 1076	MENDOCINO	CA	95460	45141 CALPELLA ST
11923204	POTENZA	PO BOX 2535	MENDOCINO	CA	95460	45131

APN	OWNER	ADDRESS	CITY	STATE	ZIP	SITUS_3
	CATHERINE TTEE					CALPELLA ST
11923205	LEWIS JAMES BARTON & GENNA TTE	16 MYRTLE LN	SAN ANSELMO	CA	94960	45125 CALPELLA ST
11923206	TRILLIA ROY ALAN JOHN & SUSAN	1907 YOLO AVE	BERKELEY	CA	94707	45132 UKIAH ST
11923207	HINSCH ANDERSON MUIR TTEE	PO BOX 553	MENDOCINO	CA	95460	45124 UKIAH ST
11923208	STRONG GREGORY W & JANA D DONO	853 E 5TH ST	CHICO	CA	95928	45116 UKIAH ST
11923209	GRANT JO ANN	PO BOX 22	MENDOCINO	CA	95460	10550 KASTEN ST
11923210	GIBSON SUE	PO BOX 705	MENDOCINO	CA	95460	45100 UKIAH ST
11923301	NEPOVE STEPHEN R & JEANNE WILL	39600 AIRPORT RD	LITTLE RIVER	CA	95456	10551 KASTEN ST
11923302	BRUCE CAROL J TTEES	350 OSPREY CT	FORT BRAGG	CA	95437	45070 UKIAH ST
11923305	GRAHAM ANTHONY E & MARY ANNE T	PO BOX 1098	MENDOCINO	CA	95460	45060 UKIAH ST
11923306	BECK STUART B TTEE /	110 LAS LOMAS	APTOS	CA	95003	10500 FORD ST
11923307	GLOBE IMPORTS LIMITED INCORPOR	PO BOX 952	EUREKA	CA	95502	
11923308	SIMONICH JOHN & STEPHANIE TTEE	PO BOX 1407	MENDOCINO	CA	95460	45068 UKIAH ST
11923309	GLOBE IMPORTS LIMITED INCORPOR	PO BOX 952	EUREKA	CA	95502	45062 UKIAH ST
11923509	HINDMAN ANDREW A TTEE /	1020 VALLEJO ST UNIT 6	SAN FRANCISCO	CA	94133	45111 UKIAH ST
11923510	PHILLIPS VAN L TTEE	PO BOX 2370	BORREGO SPRINGS	CA	92004	10480 KASTEN ST
11923601	MENDOCINO HOTELS LLC	212 SUTTER ST 3RD FL	SAN FRANCISCO	CA	94108	45080 ALBION ST
119280RW						

SUBMIT ONLY ONE COPY

INDEMNIFICATION AND HOLD HARMLESS

ORDINANCE NO. 3780, adopted by the Board of Supervisors on June 4, 1991, requires applicants for discretionary land use approvals, to sign the following Indemnification Agreement. Failure to sign this agreement will result in the application being considered incomplete and withheld from further processing.

INDEMNIFICATION AGREEMENT

As part of this application, applicant agrees to defend, indemnify, release and hold harmless the County of Mendocino, its agents, officers, attorneys, employees, boards and commissions, as more particularly set forth in Mendocino County Code Section 1.04.120, from any claim, action or proceeding brought against any of the foregoing individuals or entities, the purpose of which is to attack, set aside, void or annul the approval of this application or adoption of the environmental document which accompanies it. The indemnification shall include, but not be limited to, damages, costs, expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of this application, whether or not there is concurrent, passive or active negligence on the part of the County, its agents, officers, attorneys, employees, boards and commissions.

Date: 2-26-2021

 CEO
Applicant



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
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 FB PHONE: 707-964-5379
 FB FAX: 707-961-2427
 pbs@mendocinocounty.org
 www.mendocinocounty.org/pbs

ACKNOWLEDGMENT OF DEPOSIT/HOURLY FEE

By signing below, the applicant acknowledges that the staff at Planning and Building Services has discussed the potential for collection of a deposit fee for the projects listed below (as adopted by the Board of Supervisors in Resolution No.'s 11-072, 16-150, 18-122 and 19-170):

1. Division of Land Project
2. General Plan Project
3. Coastal Project
4. Zoning Project
5. Administrative Project
6. Cannabis Project
7. Private Road Naming

Once an application has been submitted and the processing costs approach 80% of the application fee, additional staff processing time will be billed at \$90.00/hour. Staff will notify the applicant/owner that a deposit equal to 50% of the initial filing fee is required for further processing, and more than one deposit may be required depending on the complexity of the project and the staff time necessary to complete application processing.

I acknowledge that I was advised of the deposit fee for continued processing after the initial application fee has been expended



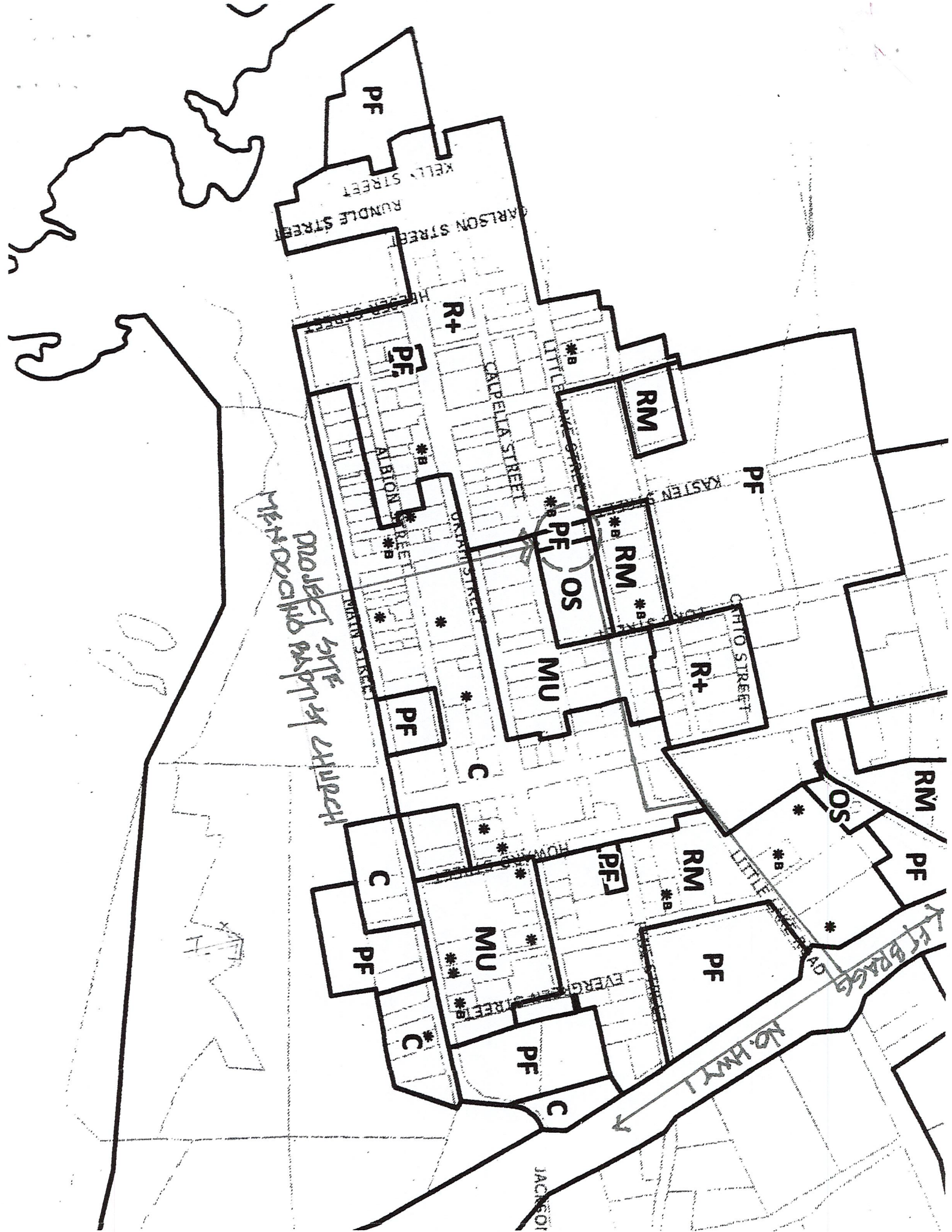
Applicant Signature

3-3-2021

Date

OFFICE USE ONLY:

Project or Permit Number



PROJECT SITE

PF

KELLY STREET

RUNDLE STREET

CARLSON STREET

R+

PF

CARRELLA STREET

RM

LITTLE WK STREET

PF

ALBION STREET

PF

RM

OS

KASTENS STREET

R+

MU

CATO STREET

PF

C

RM

OS

PF

C

PF

RM

LITTLE STREET

PF

MU

PF

PF

C

PF

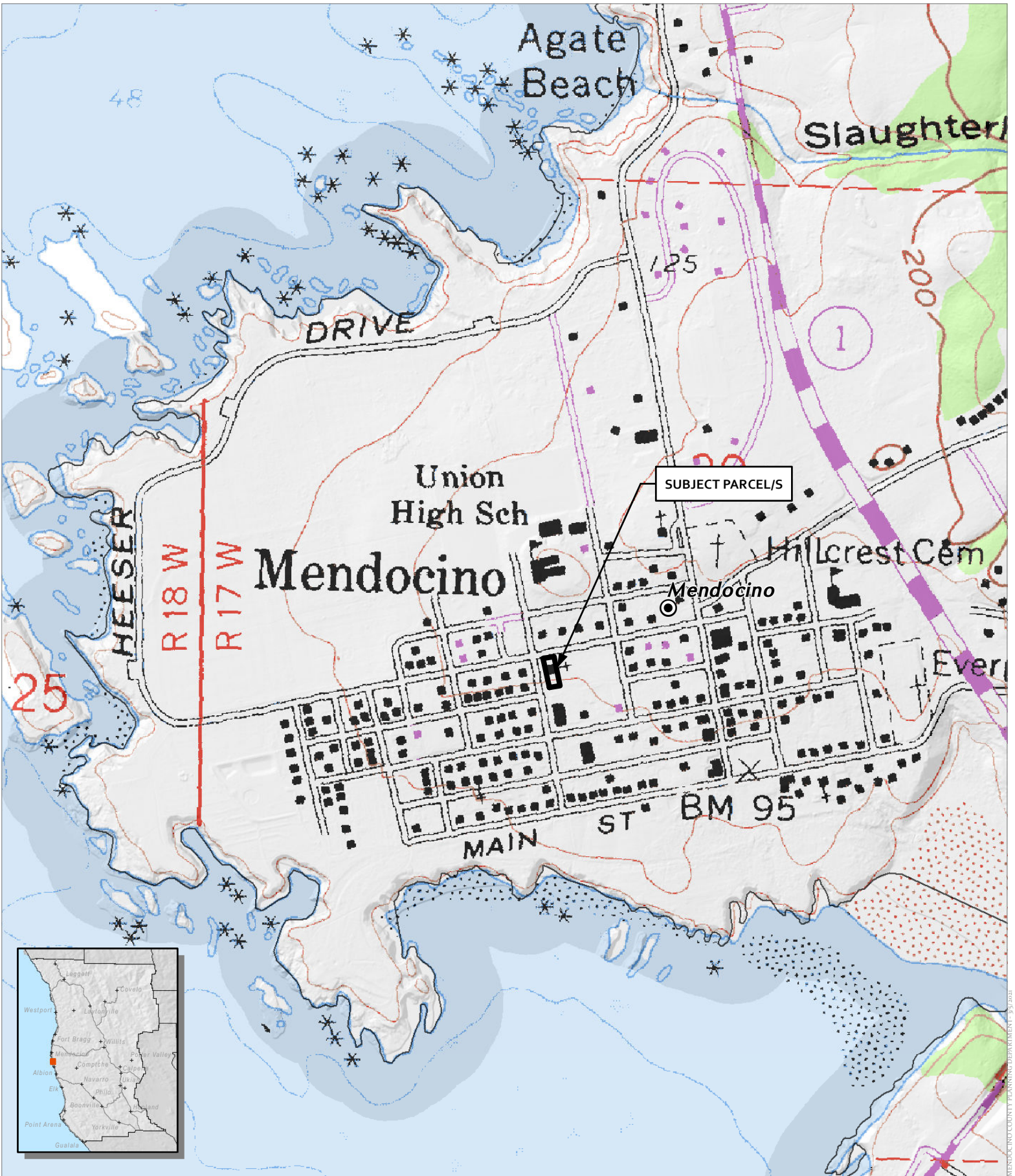
C

EVERGREEN STREET

NO. HWY 1

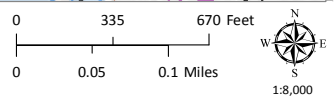
JACKSON STREET

KR BRASS



CASE: CDP 2021-0014
 OWNER: Mendocino Baptist Church
 APN: 119-160-11
 APLCT: Mendocino Baptist Church
 AGENT: James Kirby
 ADDRESS: 45171 Little Lake Street, Mendocino

 Major Towns & Places



LOCATION MAP

MENDOCINO COUNTY PLANNING DEPARTMENT 03/2021



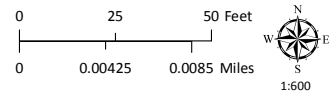
LITTLE LAKE STREET

KASTIEN STREET

CALPELLA STREET

CASE: CDP 2021-0014
OWNER: Mendocino Baptist Church
APN: 119-160-11
APLCT: Mendocino Baptist Church
AGENT: James Kirby
ADDRESS: 45171 Little Lake Street, Mendocino

Public Roads



AERIAL IMAGERY

RECEIVED

APR 06 2021

PLANNING & BUILDING SERV
FORT BRAGG CA

**MENDOCINO BAPTIST CHURCH
NEW SOUTH DECK, DINING ENTRY &
ENTRY AWNING
45171 LITTLE LAKE STREET
MENDOCINO, CA 95460**

**SCOPE OF WORK AND PROJECT DESCRIPTION:
ON SOUTH SIDE OF CHURCH, CONSTRUCT A NEW 652 SQ.FT. TWO
LEVEL DECK WITH STAIRS AND AWNING ROOF TO COVER NEW
DOUBLE DOORS FROM DINNING/MEETING/KITCHEN AREA.**

DIRECTORY OF CONTRACTORS & DESIGNERS

John Loomis Construction, Contractor
17557 Simpson Lane Fort Bragg CA 95437
Phone: (707) 964-2177

Paul Douglas Architect
P.O. Box 1393 Mendocino CA 95460
Phone: (707) 937-3729

M INDEX TO DRAWINGS

- SHEET A1: COVER SHEET
- SHEET A2: EXISTING SITE PLAN
- SHEET A3: EXISTING FLOOR PLAN
- SHEET A4: EXISTING NORTH & WEST ELEVATIONS
- SHEET A5: EXISTING SOUTH & EAST ELEVATIONS
- SHEET A6: NEW SITE PLAN
- SHEET A7: NEW FLOOR PLAN
- SHEET A8: NEW FOUNDATION AND FRAMING PLAN
- SHEET A9: NEW NORTH & WEST ELEVATIONS
- SHEET A10: NEW SOUTH & EAST ELEVATIONS
- SHEET A11: NEW DECK & CANOPY STRUCTURAL
SECTIONS & CONSTRUCTION DETAILS

DATE	DESCRIPTION	NO



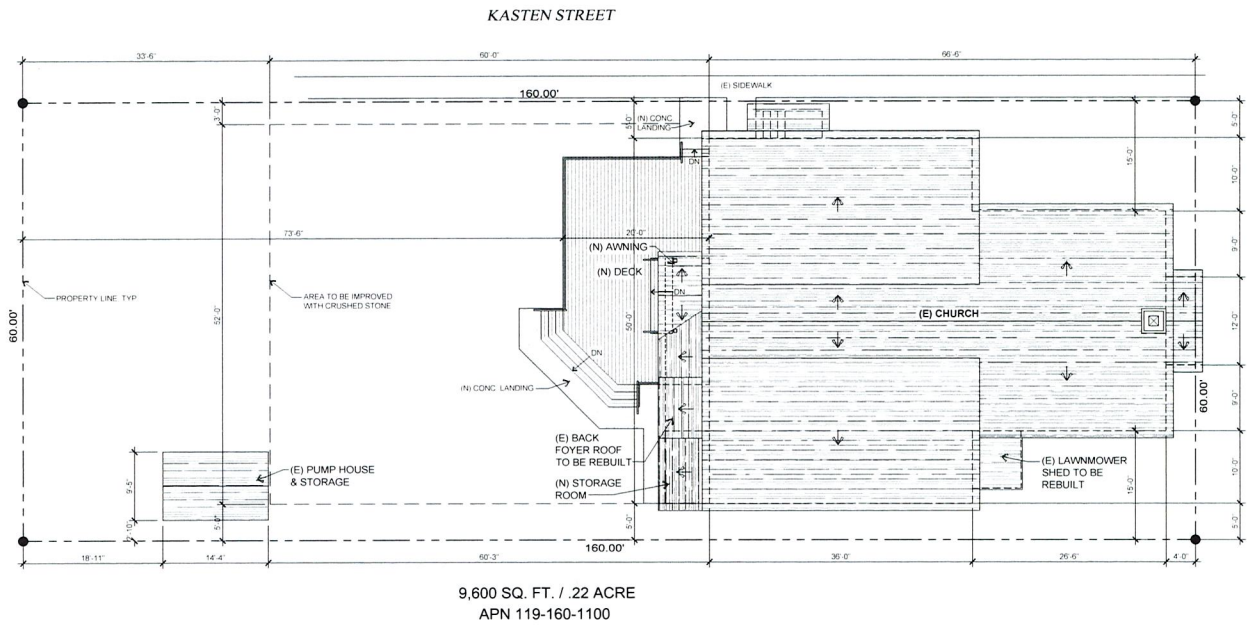
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P.O. Box 1393 Mendocino, CA 95460
707-937-3729
medarch@men.org

**NEW DECK, DINING ENTRY & AWNING FOR:
MENDOCINO BAPTIST CHURCH
45171 LITTLE LAKE STREET
MENDOCINO, CA 95460**

DATE: 04/02/2021
SCALE:
JOB: 202000
DRAWN BY: LANCE M. SPRAGUE

SHEET
A1
OF 11 SHEETS



NEW SITE PLAN

SCALE: 1/8" = 1'-0"

9,600 SQ. FT. / .22 ACRE
APN 119-160-1100

REVISIONS		
NO.	DESCRIPTION	DATE
1		



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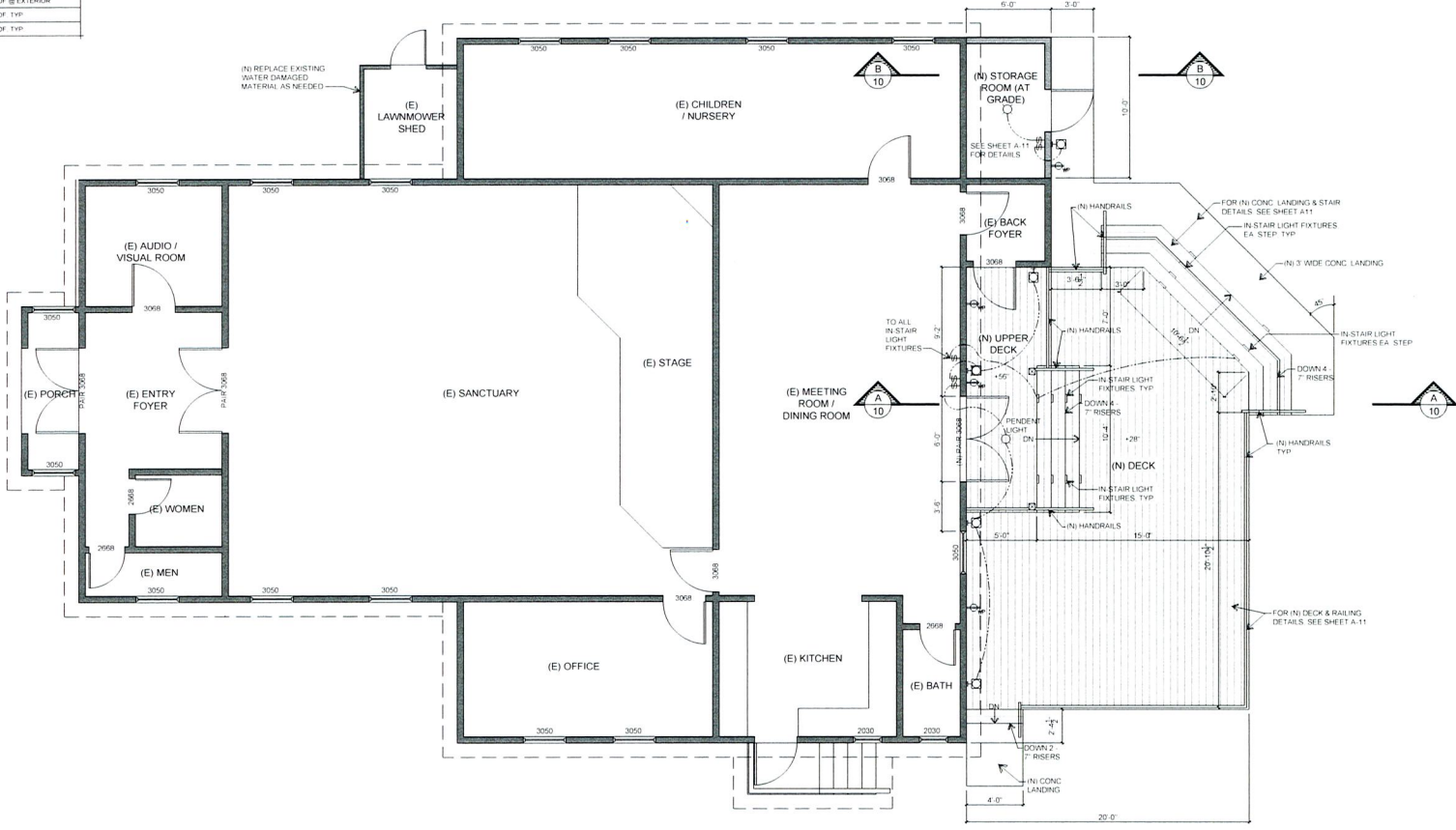
NEW DECK, DINING ENTRY & AWNING FOR:
MENDOCINO BAPTIST CHURCH
45171 LITTLE LAKE STREET
MENDOCINO, CA 95460

DATE	04/02/2021
SCALE	3/32" = 1' 0"
JOB	202000
DRAWN BY	LANCE M. SPRAGUE

SHEET
A6
OF 11 SHEETS

PAUL DOUGLAS ARCHITECT CL\Users\LUS\Documents\Archives\W\Project\Project\Douglas\Architect\DWG\REV\PLANS\MENDO BAPTIST CHURCH.dwg 4/2/2021 3:08 PM LUS

UTILITY LEGEND		
SYMBOL	DESCRIPTION	NOTES
	DUPLEX OUTLET	1 @ 120 V C / 180 V C IN GARAGE; TYP
	WATERPROOF DUPLEX OUTLET	USE GFI CIRCUIT & W/P COVER
	SWITCHED LEG DUPLEX OUTLET	
	APPLIANCE / EQUIPMENT OUTLET	220 VOLTS
	GFI DUPLEX OUTLET	INSTALL PER CODE
	FLOOR OUTLET	
	STANDARD LIGHT SWITCH	1 @ 44" O.C. TYP. UNID. ON DWG'S
	SPECIAL LIGHT SWITCH	1 @ 44" O.C. TYP. UNID. ON DWG'S
	SPECIAL LIGHT SWITCH	INSTALL PER CODE
	RECESSED LED LIGHT FIXTURE	USE W/P FIXTURES IN WET AREAS
	RECESSED LED LIGHT FIXTURE	WITH GIMBAL TRIMS
	RECESSED H.E. LIGHT FIXTURE	32" OVERHUNG FLOOR / CEILING EFFICIENCY FLOOR/CEILING
	OLD MOUNT H.E. LIGHT FIXTURE	12" OVERHUNG FLOOR / CEILING HIGH EFFICIENCY FLOOR/CEILING
	WALL MOUNT LED LIGHT FIXTURE	
	PENDANT LED LIGHT FIXTURE	WATERPROOF EXTERIOR
	EXT. LED DOWNLIGHT FIXTURE	WATERPROOF TYP.
	IN-STAIR LIGHT FIXTURE	WATERPROOF TYP.



NEW FLOOR PLAN

SCALE: 1/4" = 1'-0"

REVISIONS		
DATE	DESCRIPTION	NO.



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NEW DECK, DINING ENTRY & AWNING FOR:
 MENDOCINO BAPTIST CHURCH
 45171 LITTLE LAKE STREET
 MENDOCINO, CA 95460

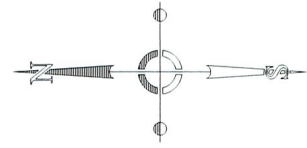
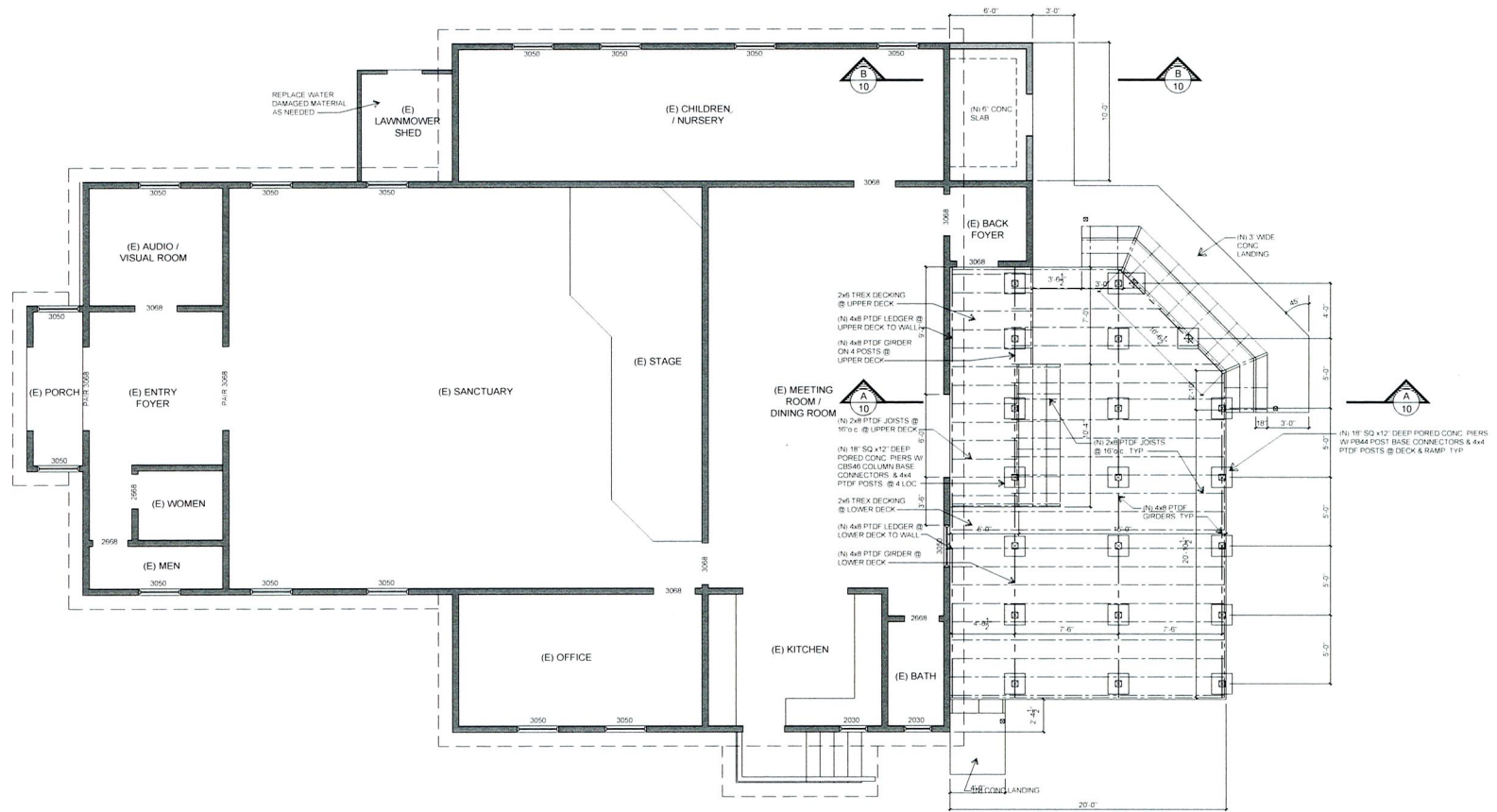
DATE: 04/22/2021
 SCALE:
 JOB: 202000
 DRAWN BY: LANCE H. SPRAGUE

SHEET:

 OF 11 SHEETS

PAUL DOUGLAS ARCHITECT C:\Users\lms\Documents\AutoCAD\Projects\Project\Douglas\NewFoundation\NewFoundation.dwg 14/02/2021 5:11 PM LMS

NEW FOUNDATION & FRAMING PLAN



NO.	DATE	DESCRIPTION	NO.

DATE DESCRIPTION NO.



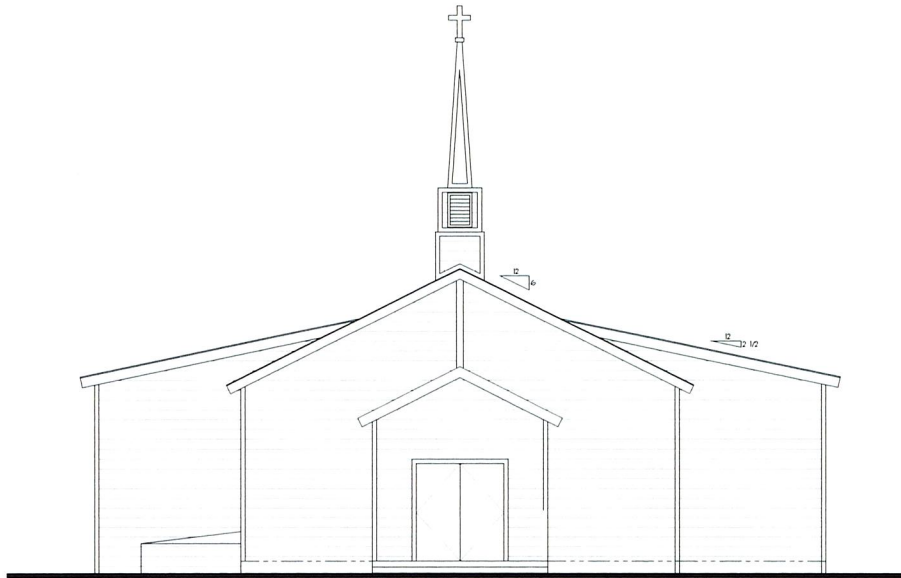
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NEW DECK, DINING ENTRY & AWNING FOR MENDOCINO BAPTIST CHURCH
 4171 LITTLE LAKE STREET
 MENDOCINO, CA 95460

DATE: 04/02/2021
 SCALE: 202000
 JOB: LANCE M. SPRAGUE
 DRAWN BY: LANCE M. SPRAGUE

SHEET: **A8**
 OF 11 SHEETS



NEW NORTH ELEVATION

SCALE: 1/4" = 1'-0"



NEW WEST ELEVATION

SCALE: 1/4" = 1'-0"

REVISIONS		
DATE	DESCRIPTION	NO.



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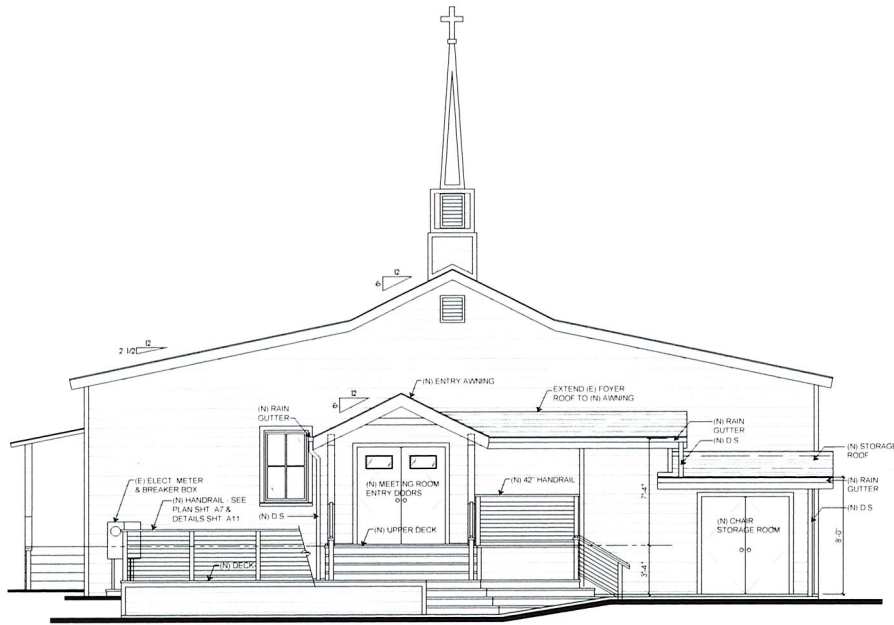
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 707-937-3729
 pdarch@mcn.org

**NEW DECK, DINING ENTRY & AWNING FOR:
 MENDOCINO BAPTIST CHURCH
 45171 LITTLE LAKE STREET
 MENDOCINO, CA 95460**

DATE	04/02/2021
SCALE	
JOB	2020000
DRAWN BY	LANCE M SPRAGUE

SHEET
A9
 OF 11 SHEETS

PAUL DOUGLAS ARCHITECT C:\Users\MSD\Documents\Projects\Project\Drawings\Mendocino Baptist Church.dwg 4/2/2021 3:11 PM MS



NEW SOUTH ELEVATION

SCALE: 1/4" = 1'-0"



NEW EAST ELEVATION

SCALE: 1/4" = 1'-0"

REVISIONS

NO.	DATE	DESCRIPTION	NO.



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**NEW DECK, DINING ENTRY & AWNING FOR:
 MENDOCINO BAPTIST CHURCH
 45171 LITTLE LAKE STREET
 MENDOCINO, CA 95460**

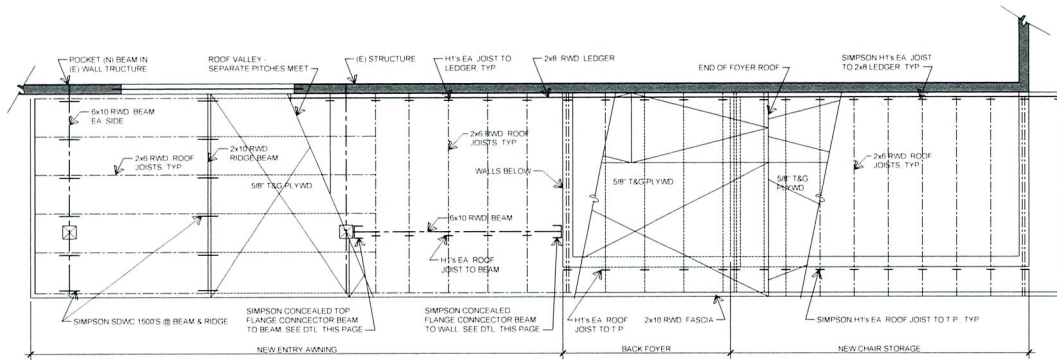
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SCALE	
FOR	202000
DRAWN BY	LANCE M SPRAGUE

SHEET

A10

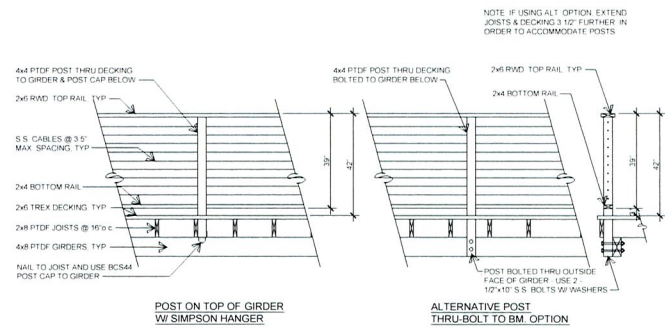
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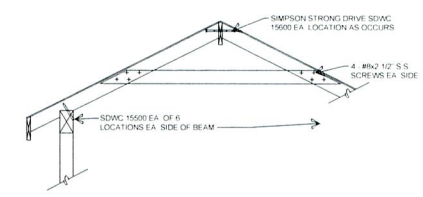
ROOF FRAMING PLAN

SCALE: 1/2" = 1'-0"



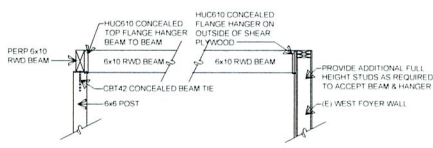
TYP. RAILING @ DECK

SCALE: 1/2" = 1'-0"



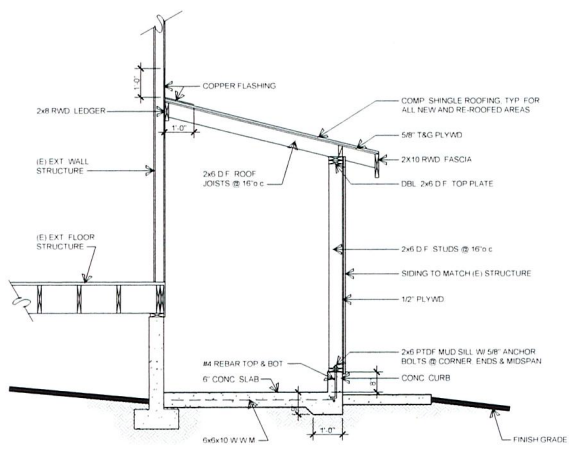
AWNING FASTENERS

SCALE: 1/2" = 1'-0"



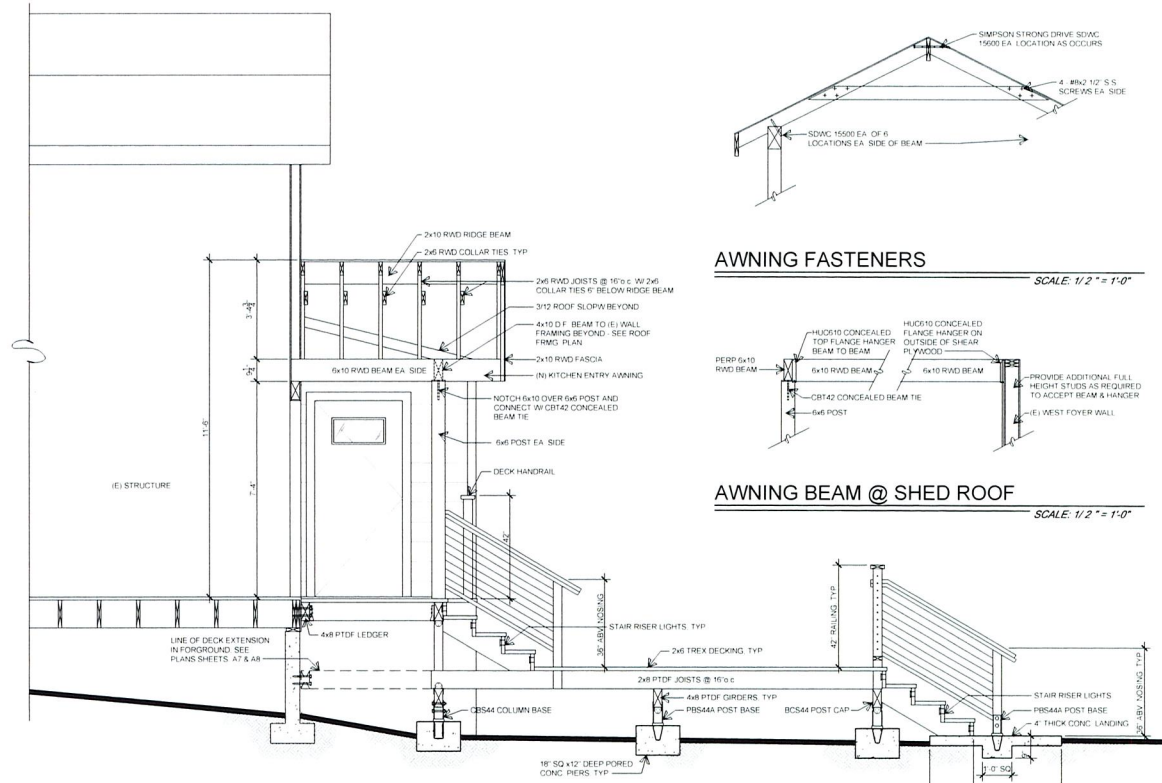
AWNING BEAM @ SHED ROOF

SCALE: 1/2" = 1'-0"



SECTION B-B THRU (N) CHAIR STORAGE ROOM

SCALE: 1/2" = 1'-0"



SECTION A-A THRU (N) DECK & AWNING

SCALE: 1/2" = 1'-0"

DATE	DESCRIPTION	NO



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medarch@mcn.org

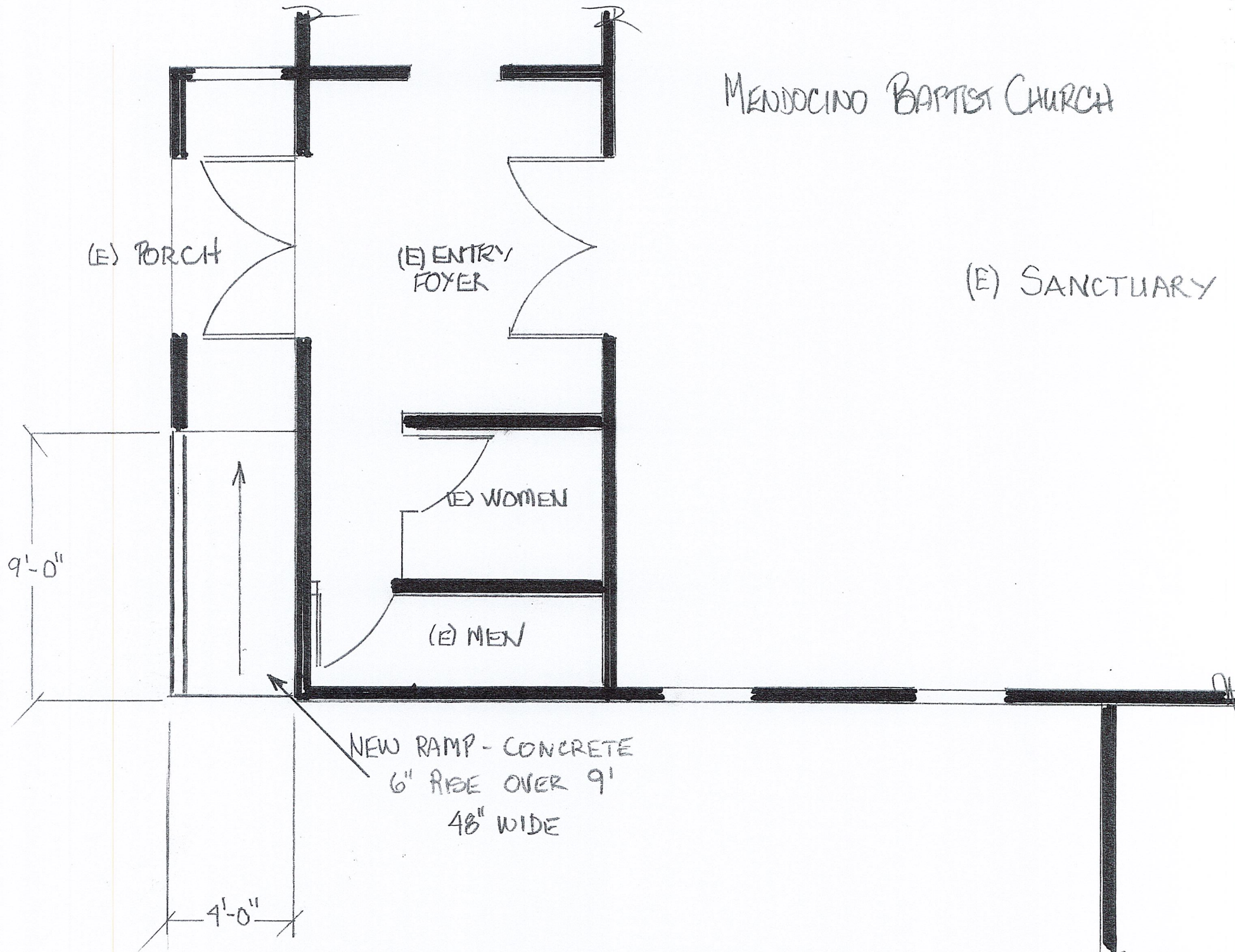
NEW DECK, DINING ENTRY & AWNING FOR:
MENDOCINO BAPTIST CHURCH
45171 LITTLE LAKE STREET
MENDOCINO, CA 95460

DATE	04/02/2021
SCALE	
JOB	2020000
DRAWN BY	LANCIE M SPRAGUE

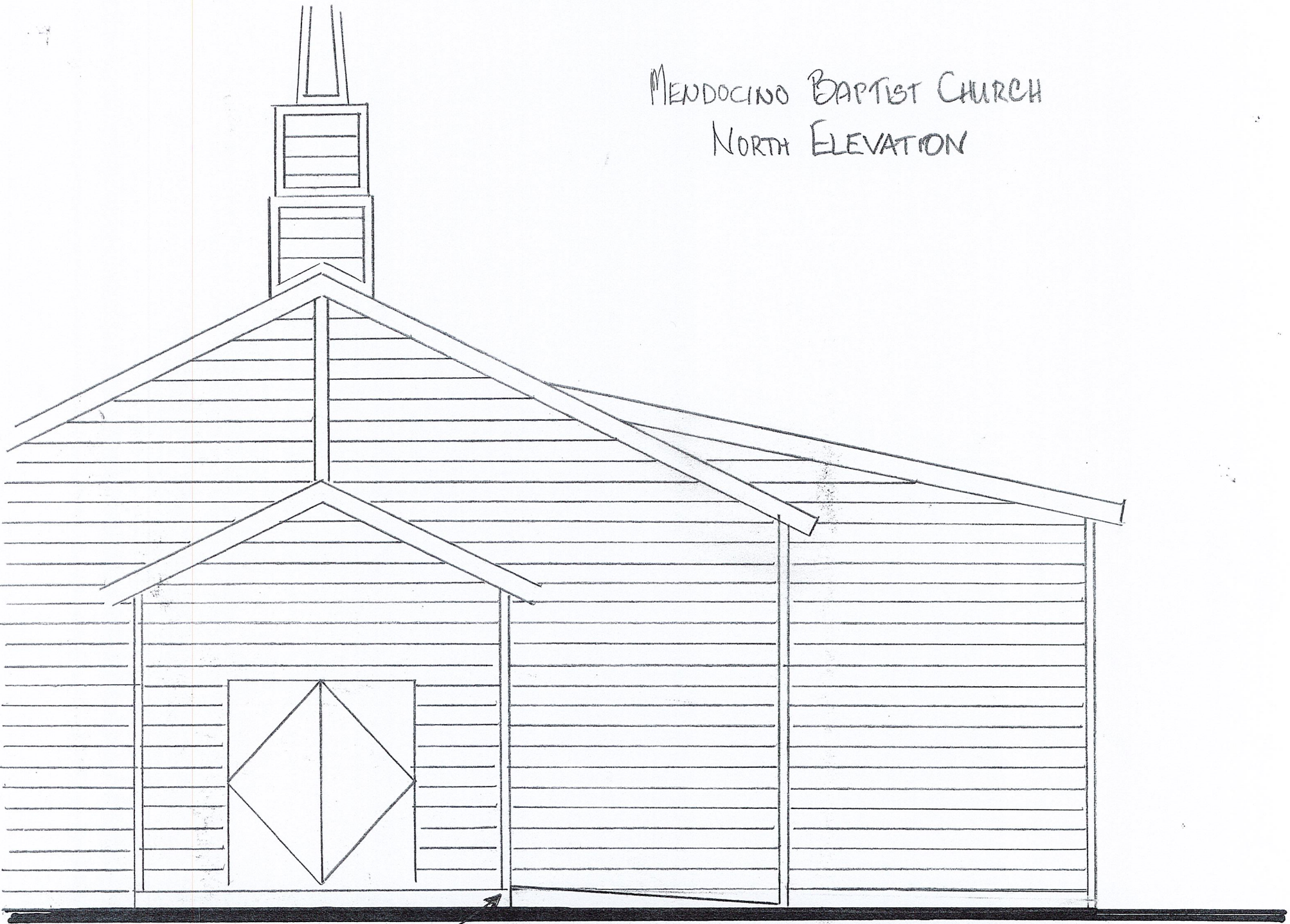
SHEET
A11
OF 11 SHEETS

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MENDOCINO BAPTIST CHURCH



MENDOCINO BAPTIST CHURCH
NORTH ELEVATION

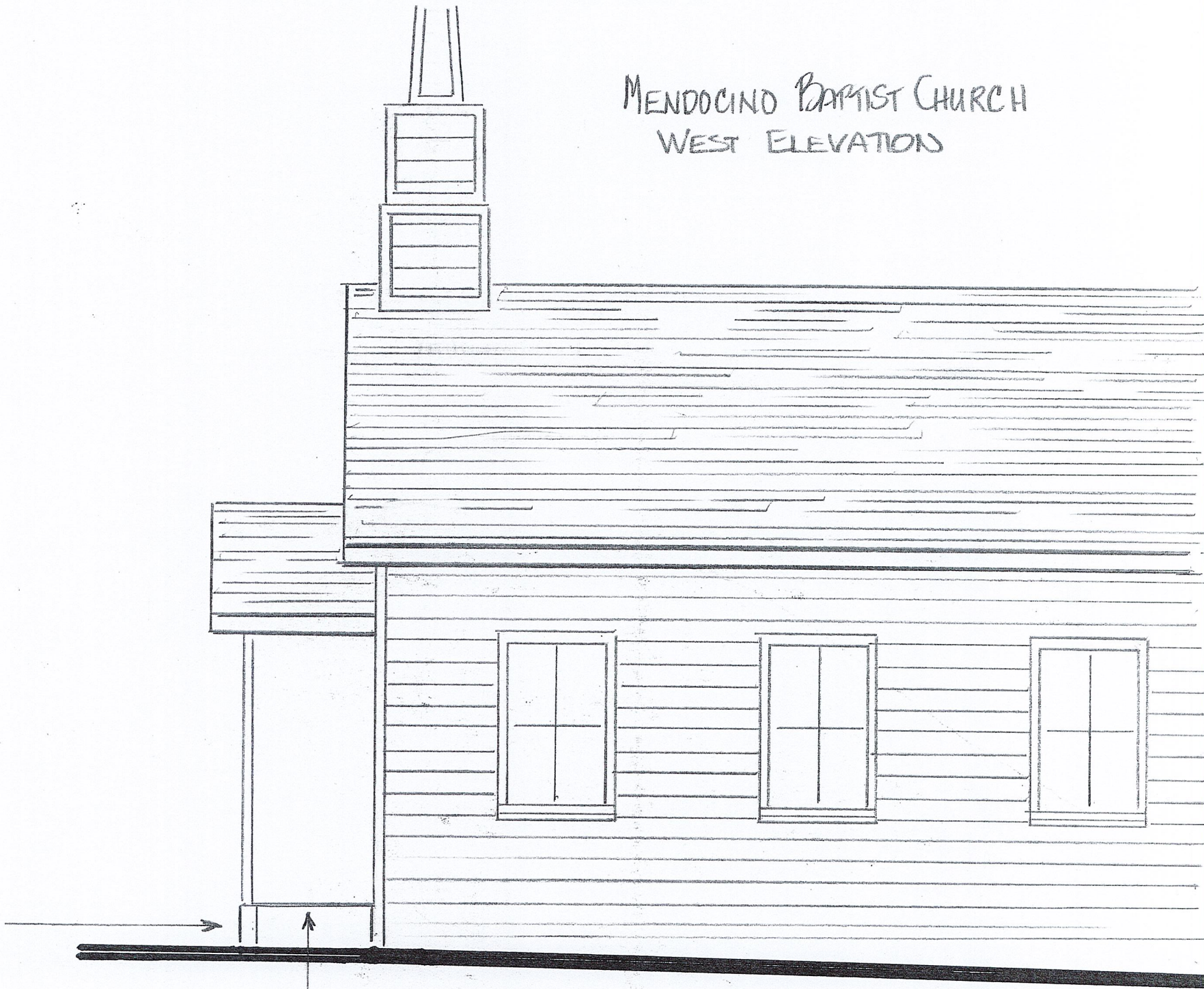


6" RISE

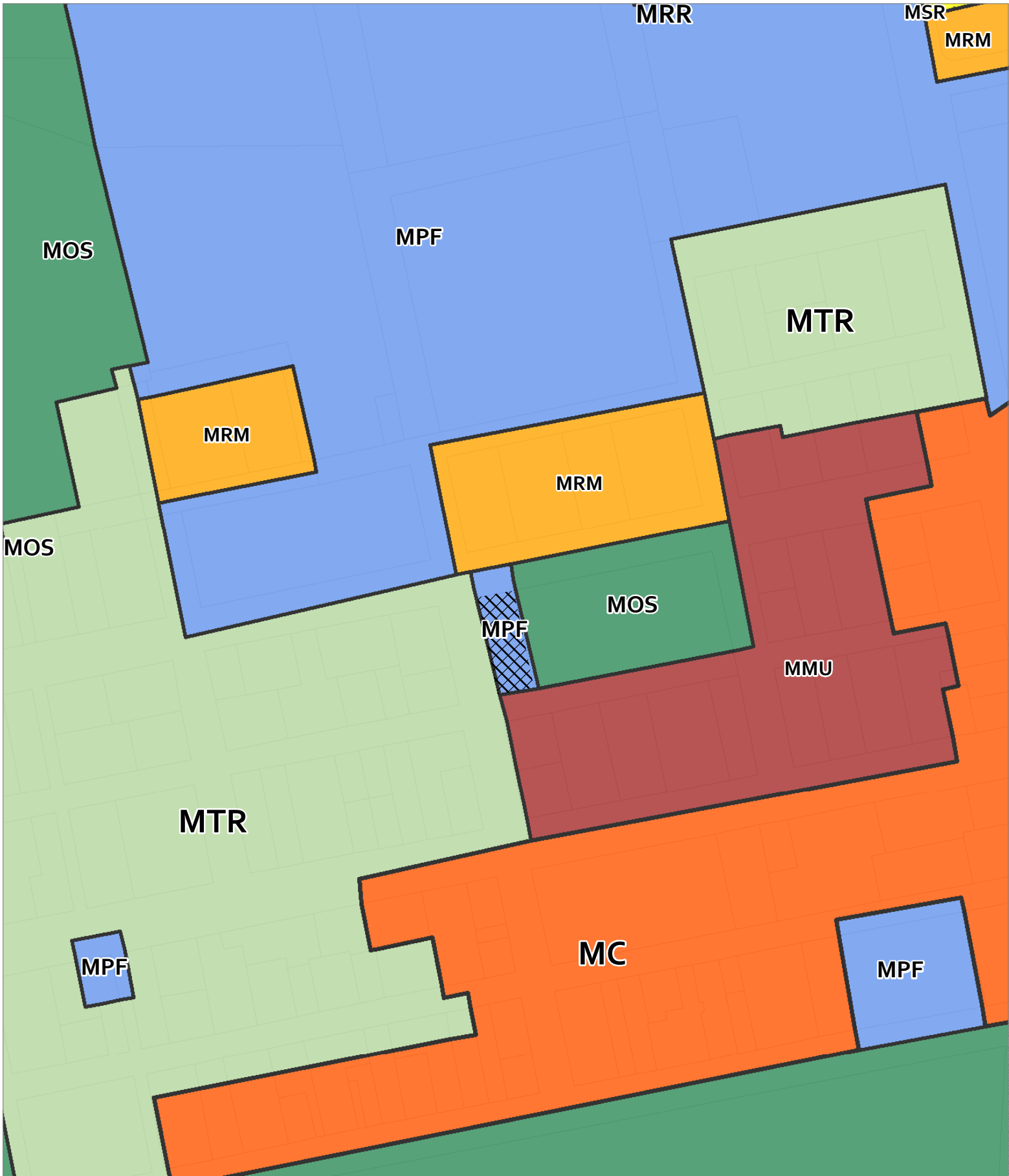
NEW RAMP CONCRETE
9'-0"

MENDOCINO BAPTIST CHURCH
WEST ELEVATION

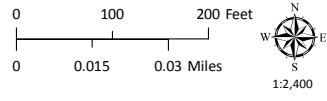
6" RISE



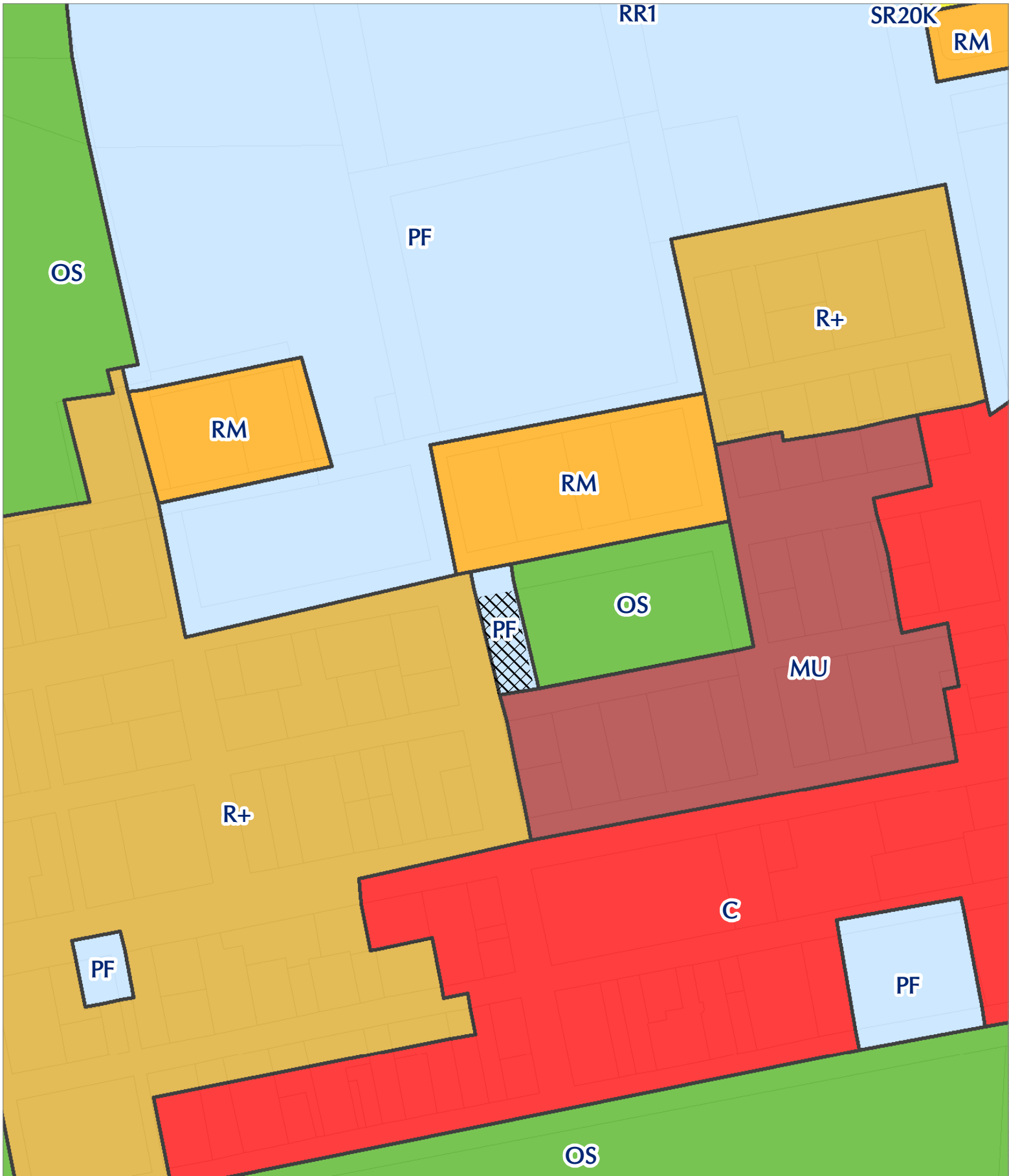
NEW CONCRETE RAMP 6" RISE 9' LONG 48" WIDE



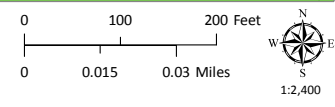
CASE: CDP 2021-0014
 OWNER: Mendocino Baptist Church
 APN: 119-160-11
 APLCT: Mendocino Baptist Church
 AGENT: James Kirby
 ADDRESS: 45171 Little Lake Street, Mendocino



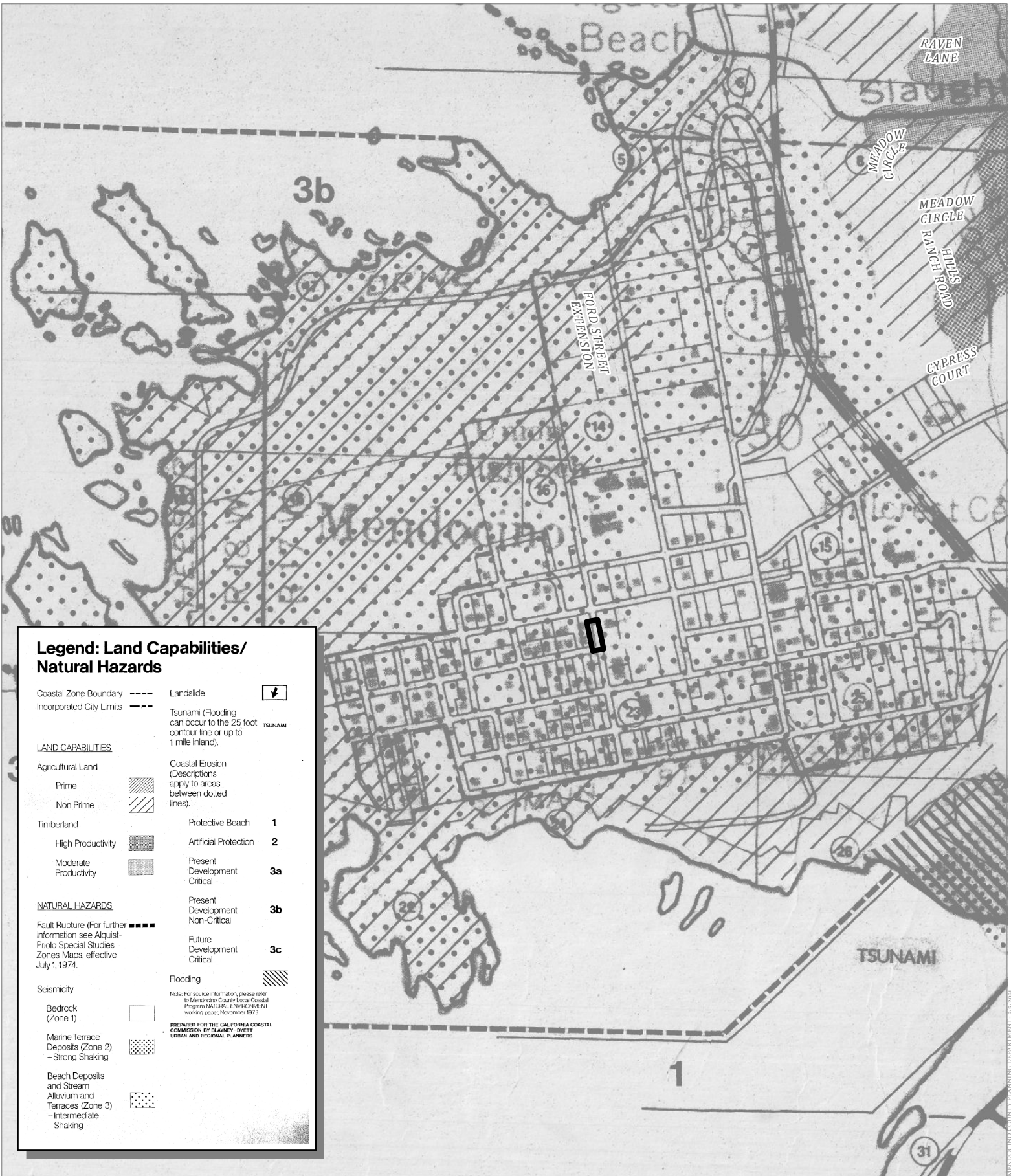
MENDOCINO COUNTY PLANNING DEPARTMENT 3/5/2021



CASE: CDP 2021-0014
 OWNER: Mendocino Baptist Church
 APN: 119-160-11
 APLCT: Mendocino Baptist Church
 AGENT: James Kirby
 ADDRESS: 45171 Little Lake Street, Mendocino



MENDOCINO COUNTY PLANNING DEPARTMENT 3/5/2021



Legend: Land Capabilities/ Natural Hazards

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

LAND CAPABILITIES

Agricultural Land
 Prime [diagonal lines] [diagonal lines]
 Non Prime [diagonal lines] [diagonal lines]

Timberland
 High Productivity [cross-hatch] [cross-hatch]
 Moderate Productivity [cross-hatch] [cross-hatch]

NATURAL HAZARDS

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

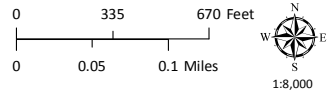
Seismicity
 Bedrock (Zone 1) [white] [white]
 Marine Terrace Deposits (Zone 2) - Strong Shaking [dotted] [dotted]
 Beach Deposits and Stream Alluvium and Terraces (Zone 3) - Intermediate Shaking [dotted] [dotted]

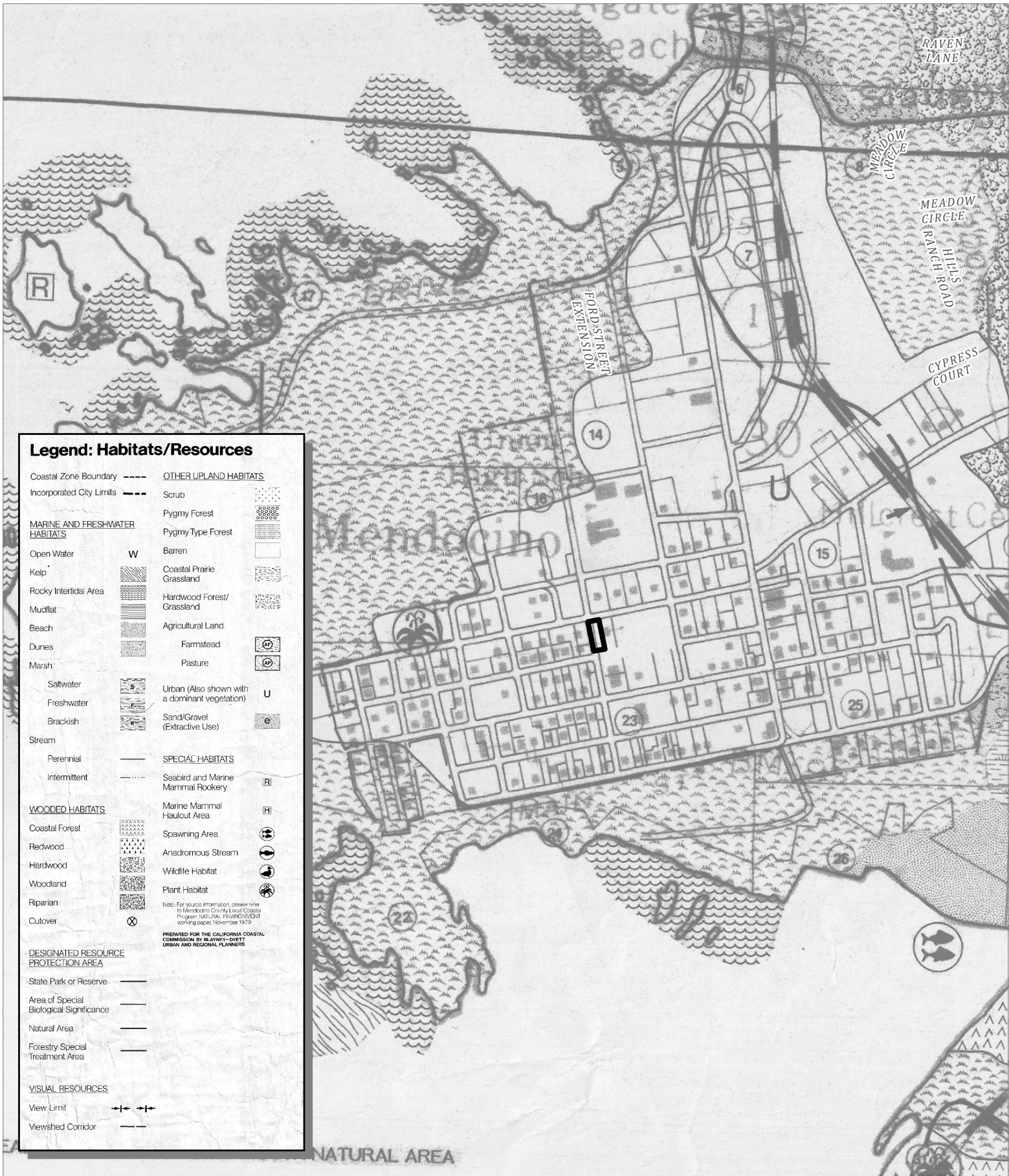
Landslide [arrow] [arrow]
 Tsunami (Flooding can occur to the 25 foot contour line or up to 1 mile inland). [wavy lines] [wavy lines]
 Coastal Erosion (Descriptions apply to areas between dotted lines).
 Protective Beach 1 [diagonal lines] [diagonal lines]
 Artificial Protection 2 [diagonal lines] [diagonal lines]
 Present Development Critical 3a [diagonal lines] [diagonal lines]
 Present Development Non-Critical 3b [diagonal lines] [diagonal lines]
 Future Development Critical 3c [diagonal lines] [diagonal lines]
 Flooding [diagonal lines] [diagonal lines]

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

PREPARED FOR THE CALIFORNIA COASTAL COMMISSION BY BLANNEY-TWETT URBAN AND REGIONAL PLANNERS

CASE: CDP 2021-0014
 OWNER: Mendocino Baptist Church
 APN: 119-160-11
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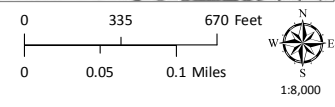


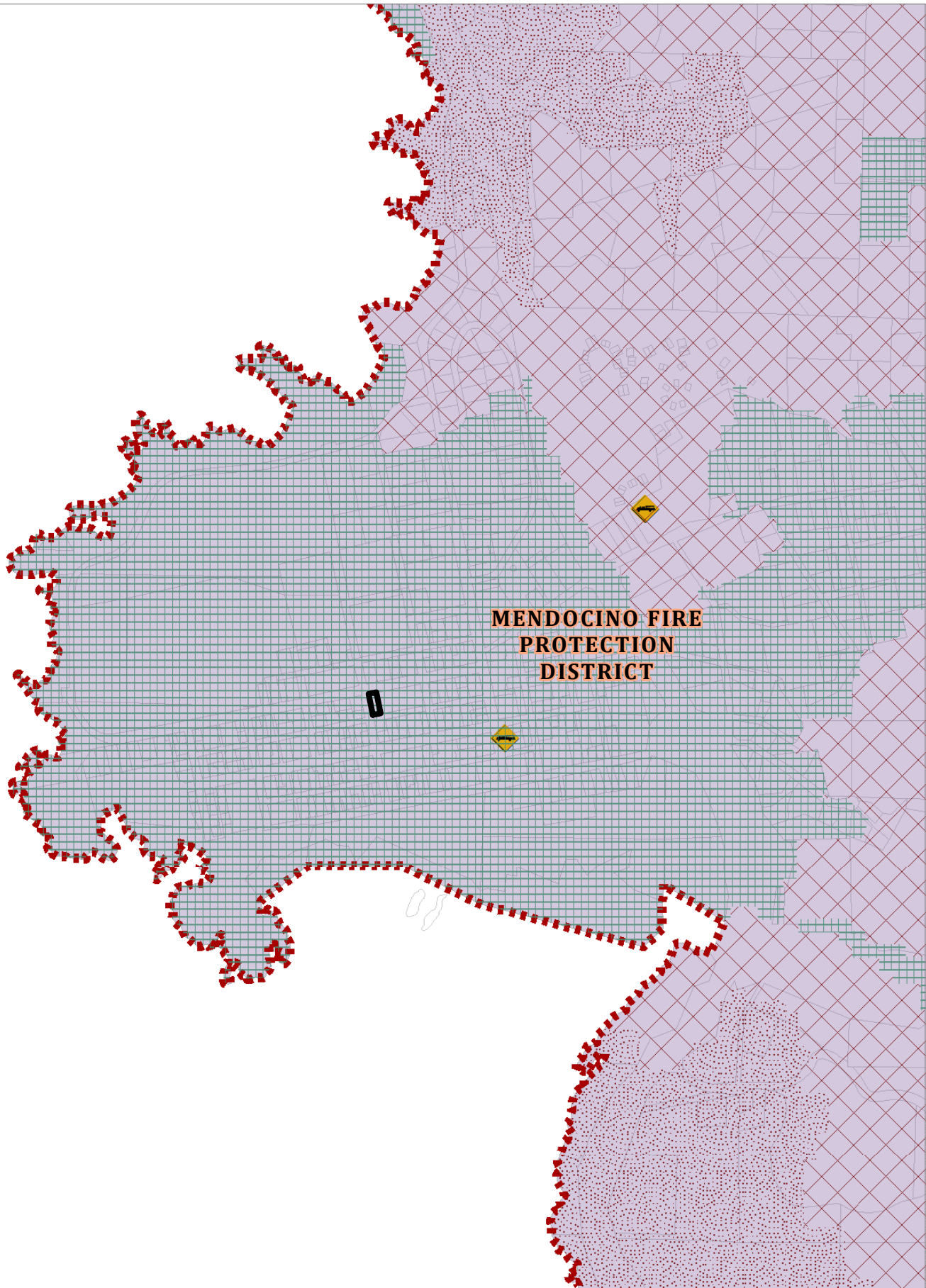


Legend: Habitats/Resources







Coastal Zone Boundary	---	OTHER UPLAND HABITATS	
Incorporated City Limits	---	Scrub	[Pattern]
MARINE AND FRESHWATER HABITATS			
Open Water	W	Pygmy Forest	[Pattern]
Kelp	[Pattern]	Pygmy Type Forest	[Pattern]
Rocky Intertidal Area	[Pattern]	Barren	[Pattern]
Mudflat	[Pattern]	Coastal Prairie Grassland	[Pattern]
Beach	[Pattern]	Hardwood Forest/Grassland	[Pattern]
Dunes	[Pattern]	Agricultural Land	[Pattern]
Marsh	[Pattern]	Farmstead	[Symbol]
Saltwater	[Symbol]	Pasture	[Symbol]
Freshwater	[Symbol]	Urban (Also shown with a dominant vegetation)	U
Brackish	[Symbol]	Sand/Gravel (Extractive Use)	e
Stream			
Perennial	---	SPECIAL HABITATS	
Intermittent	---	Seabird and Marine Mammal Rookery	R
WOODED HABITATS			
Coastal Forest	[Pattern]	Marine Mammal Haulout Area	H
Redwood	[Pattern]	Spawning Area	[Symbol]
Hardwood	[Pattern]	Anadromous Stream	[Symbol]
Woodland	[Pattern]	Wildlife Habitat	[Symbol]
Riparian	[Pattern]	Plant Habitat	[Symbol]
Cutover	[Symbol]		
<small>Note: For source information, please refer to Mendocino County Local Coastal Program NATURAL ENVIRONMENT working paper, November 1979</small> PREPARED FOR THE CALIFORNIA COASTAL COMMISSION BY BLAINEY, DYETT, URBAN AND REGIONAL PLANNERS			
DESIGNATED RESOURCE PROTECTION AREA			
State Park or Reserve	---		
Area of Special Biological Significance	---		
Natural Area	---		
Forestry Special Treatment Area	---		
VISUAL RESOURCES			
View Limit	---+---+---		
Viewshed Corridor	---		

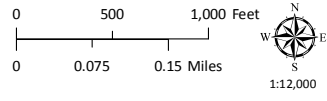
CASE: CDP 2021-0014
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CASE: CDP 2021-0014
 OWNER: Mendocino Baptist Church
 APN: 119-160-11
 APLCT: Mendocino Baptist Church
 AGENT: James Kirby
 ADDRESS: 45171 Little Lake Street, Mendocino

-  Very High Fire Hazard
-  Moderate Fire Hazard
-  Fire Stations
-  County Fire Districts
- 
-  High Fire Hazard



FIRE HAZARD ZONES & RESPONSIBILITY AREAS
 STATE RESPONSIBILITY AREA