

ORDINANCE NO. 1610

AN ORDINANCE AMENDING SECTIONAL ZONING DISTRICT MAP NOS. H-21, H-22, H-23, H-24, H-25, F-73, J-121, J-122, G-85, N-186, S-10, N-188, Q-211, Q-214, Q-212, Q-213, N-189, N-190, N-191, AND O-50 PURSUANT TO SECTION 19.20.020 OF THE AMADOR COUNTY CODE BY REZONING CERTAIN REAL PROPERTY FROM VARIOUS DISTRICTS TO VARIOUS DISTRICTS FOR THE COUNTY OF AMADOR.

The Board of Supervisors of the County of Amador, State of California, do ordain:

SECTION I. Recitals of Fact.

WHEREAS, Chapter 19.68 (Amendments) of the Amador County Code provides for a procedure to amend Title 19 (Zoning) or to rezone property in Amador County; and

WHEREAS, rezoning requires an ordinance amending Sectional Zoning District Maps established in accordance with Section 19.20.020 of Title 19 (Zoning); and

WHEREAS, all notices and public hearings mandated by the State Planning Law and Title 19 (Zoning) of the Amador County Code have been adhered to by the Amador County Planning Commission and Board of Supervisors; and

WHEREAS, the Board of Supervisors adopts this ordinance with the findings contained in the pertinent Board minutes and because the public necessity, convenience, and general welfare require such an amendment.

SECTION II. Section 19.20.020 of the Amador County Code is amended by amending Sectional Zoning District Maps H-21, H-22, H-23, H-24, H-25, F-73, J-121, J-122, G-85, N-186, S-10, N-188, Q-211, Q-214, Q-212, Q-213, N-189, N-190, N-191, and O-50 (Zone Change No. 05;1-1) to change the zoning from various zone districts, to various zone districts, on those parcels described in Attachment "A", which is attached hereto.

SECTION III. This ordinance shall be published within fifteen days after the date hereof in a newspaper of general circulation printed and published in the County of Amador, State of California, and shall become effective thirty days after the date hereof.

The foregoing resolution was duly passed and adopted by the Board of Supervisors of the County of Amador at a regular meeting thereof, held on the 8th day of March 2005, by the following vote:

AYES: Richard M. Forster, Rich F. Escamilla, Louis D. Boitano, and Richard P. Vinson

NOES: None

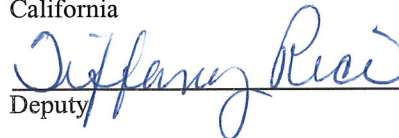
ABSENT: Mario Biagi



Chairman, Board of Supervisors

ATTEST:

MARDELL ANDERSON, Clerk of the
Board of Supervisors, Amador County,
California



Deputy

Attachment "A"

Property Information	Proposal	Reason	Zoning District Map No.
<p>APN: 003-721-014 Address: 4100 Camanche Pkwy. N., Ione Owner: Phil Burnett</p> <p>APN: 003-721-015 Address: 4098 Camanche Pkwy. N., Ione Owner: Elizabeth Davis</p> <p>APN: 003-721-019 Address: Camanche Pkwy. N., Ione Owner: County of Amador</p> <p>APN: 003-721-025 Address: Camanche Pkwy. N., Ione Owner: Edward and Shirley Kobrin Living Trust</p> <p>APN: 003-721-026 Address: 4094 Camanche Pkwy. N., Ione Owner: Ehab Aljandali</p> <p>APN: 003-721-027 Address: 4090 Camanche Pkwy. N., Ione Owner: Fred and Terese Bollman</p> <p>APN: 003-721-028 Address: 4084 Camanche Pkwy. N., Ione Owner: Fred and Terese Bollman</p>	<p>Zone Change for portions of parcels: "X," Special Use District, to "R2," Low Density Multiple Family Residential District.</p>	<p>Boundary Line Adjustment</p>	<p>Already "R2"</p> <p>Already "R2"</p> <p>H-21</p> <p>H-22</p> <p>H-23</p> <p>H-24</p> <p>H-25</p>
<p>APN: 005-060-010 Location: Michigan Bar Rd., Ione Owner: Indian Hill Processing LLC</p> <p>APN: 005-060-011 Location: Michigan Bar Rd./Hwy. 104, Ione Owner: Charles S. Howard III Trust, etal.</p>	<p>Zone Change portions of 005-060-011: "MR," Mineral Resources District, to "R1A," Single Family Residential and Agricultural District, and portions of 005-060-010: "R1A" to "MR".</p>	<p>Boundary Line Adjustment</p>	<p>F-73</p>
<p>APN: 007-100-032 Location: Hwy. 49, Plymouth Owner: Jules Levaggi</p>	<p>General Plan Amendment from G-F, General Forest to A-U, Agricultural-Upland.</p>	<p>Previously thought to be BLM land. Determined, however, to have private ownership.</p>	
<p>APN: 008-206-003 Address: 9200 Spanish St., Drytown Owner: Kenneth Poore</p> <p>APN: 008-206-004 Address: Spanish Street, Drytown Owner: Charles and Mary Lou Kaffer Trust</p>	<p>Zone change for portions of these parcels: "X," Special Use District, to "R1A," Single Family Residential and Agricultural District.</p>	<p>Boundary Line Adjustment</p>	<p>J-121</p>

<p>APN: 008-230-026-501 Location: Bunkerhill Rd. and Fremont Mine Rd., Amador City Owner: Cecchettini Trust</p> <p>APN: 008-230-027-501 Location: Bunkerhill Rd., Amador City Owner: Randall Towers and Pamela Milligan</p>	<p>Zone Change for portions of 008-230-027-501: "R1A," Single Family Residential and Agricultural District to "R1A-B5," Single Family Residential and Agricultural District (no further divisions).</p>	<p>Boundary Line Adjustment</p>	<p>J-122</p>
<p>APN: 011-090-024 Address: 10835 Waterman Rd., Ione Owner: Dorothy and Melvin Bonham Trust</p> <p>APN: 011-090-025 Address: 10845 Waterman Rd., Ione Owner: Martin and Maebeth Johnson; Mark and Jennifer Patrick.</p>	<p>Zone Change for portions of 011-090-024: "A," Agricultural District, to "A-40," Agricultural District (40 acre minimum), and portions of 011-090-025: "A-40" to "A".</p>	<p>Boundary Line Adjustment</p>	<p>G-85</p>
<p>APN: 014-260-037 Address: 14410 Jibboom St., Fiddletown Owner: Amador Fire Protection District</p>	<p>General Plan Amendment from R-S, Residential-Suburban, to P-S, Public Service.</p>	<p>Amador Fire Protection District Fire Station</p>	
<p>APN: 015-210-048 Location: Sutter Creek (between Shakeridge and Amador Creek Roads). Owner: Edward Swift and Margaret Bunds Trust</p> <p>APN: 040-030-087-501 Location: Sutter Creek (between Shakeridge and Amador Creek Roads). Owner: Edward Swift and Margaret Bunds Trust; El Schafer</p>	<p>General Plan Amendment for portions of 040-030-087-501: A-G, Agricultural-General, to R-S, Residential Suburban; and portions of 015-210-048: R-S to A-G.</p>	<p>Boundary Line Adjustment</p>	
<p>APN: 021-080-081 Address: 19881 Cedar Pines Dr., Fiddletown Owner: Clyde and Carol Winstead</p>	<p>Zone Change from "RE-B5," Residential Estates District (no further division), and "RE5," Residential Estates District (5 acre minimum), to "RE-5."</p>	<p>Boundary Line Adjustment</p>	<p>N-186</p>
<p>APN: 021-200-117 Address: 19715 Shakeridge Rd. (Corner of Shakeridge and Hale Rd.) Owner: County of Amador</p>	<p>General Plan Amendment: A-T, Agricultural-Transition, to P-S, Public Service.</p>	<p>Lockwood Fire Station</p>	
<p>APN: 023-070-163 Location: Near Pioneer Creek Rd. (Between Pioneer and Buckhorn). Owner: Kevan and Michael Spence</p>	<p>General Plan Amendment from O-F, Open-Forest to A-M, Agricultural-Marginal.</p>	<p>Transfer of BLM land to Private ownership.</p>	
<p>APN: 024-010-008 Address: Hwy 88 (between Shakeridge Rd. and Panther Creek Rd.) Owner: Sierra Pacific Industries Corporation</p> <p>APN: 024-010-010 Address: 31950 Hwy. 88, Pioneer Owner: Ronald and Catherine Brawley</p>	<p>Zone Change for portions of 024-010-010: "TPZ," Timberland Preserve District, to "X," Special Use District.</p>	<p>Boundary Line Adjustment</p>	<p>S-10</p>
<p>APN: 029-010-009 Location: Charleston Road, Volcano Owner: Frank and Elizabeth Perrott</p>	<p>General Plan Amendment for portions of the parcel from R-S, Residential Suburban to A-T, Agricultural-Transition.</p>	<p>Boundary Line Adjustment</p>	

<p>APN: 029-010-012 Address: 16311 Emigrant Street, Volcano Owner: Linda Miller</p>	<p>General Plan Amendment for portions of the parcel from R-S, Residential Suburban to A-T, Agricultural-Transition.</p>	<p>Boundary Line Adjustment</p>	
<p>APN: 029-010-013 Location: Emigrant Street, Volcano Owner: Jo-Ann Sturgeon</p>	<p>General Plan Amendment for portions of the parcel from R-S, Residential Suburban to A-T, Agricultural-Transition.</p>	<p>Boundary Line Adjustment</p>	
<p>APN: 030-690-030 Address: 14595 Andrews Rd., Pine Grove Owner: Ronald Wallace</p> <p>APN: 030-690-031 Address: 14571 Andrews Rd., Pine Grove Owner: Alejandro Padua, Michael and Michele Dunlop.</p>	<p>Zone change for portions of 030-690-030: "RE-15" to "RE-5"; and 030-690-031: "RE-15" Residential Estates District (15 acre minimum) to "RE-5," Residential Estates District (5 acre minimum).</p>	<p>Boundary Line Adjustment</p>	<p>N-188</p>
<p>APN: 031-060-036 Address: 25241 State Hwy. 88, Pioneer Owner: Kevin Otterbein</p> <p>APN: 031-060-040 Address: 25119 State Hwy. 88, Pioneer Owner: Anthony Ormonde; Robert and Joann McMinn</p> <p>APN: 031-060-041 Address: 25181 State Hwy. 88, Pioneer Owner: Donald and Mary Ann Barklay</p>	<p>Zone Change for portions of 031-060-041: "R1-B3," Single Family Residential (40,000 sq. ft. minimum) District, to "M," Manufacturing District.</p>	<p>Boundary Line Adjustment</p>	<p>Q-211</p>
<p>APN: 031-360-083 Address: 15750 Happie Lou Ln., Pioneer Owner: Richard and Ellen Stubstad</p> <p>APN: 031-360-003 Address: Between Schafer Ranch Rd. And Happie Lou Ln., Pioneer. Owner: Ellen MacDonald</p>	<p>General Plan Amendment for portions of 031-360-083: A-M, Agricultural Marginal, to R-S, Residential Suburban and Zone Change from "AG," Exclusive Agricultural District, to "R1-B5," Single Family Residential District (no further division).</p>	<p>Boundary Line Adjustment</p>	<p>Q-214</p>
<p>APN: 032-170-019 Address: 27551 Hwy. 88, Pioneer Owner: Jonathan and Sandra Triglia</p>	<p>Zone Change from "X," Special Use District, to "R1," Single Family Residential District.</p>	<p>In order to be consistent with surrounding zoning.</p>	<p>Q-212</p>
<p>APN: 032-330-001 Address: 26564 Sugar Pine Dr., Pioneer Owner: James and Wilma Webber Family Trust</p> <p>APN: 032-480-001 Location: Sugar Pine Dr., Pioneer Owner: James Webber</p>	<p>Adjust zoning between "R1A," Single Family Residential and Agricultural District, and "R1," Single Family Residential District.</p>	<p>Boundary Line Adjustment</p>	<p>Q-213</p>
<p>APN: 036-010-164 Address: 19303 Clinton Rd., Jackson Owner: Christina Pines LLC</p> <p>APN: 036-330-019 Address: Clinton Rd., Jackson Owner: Robert Garrett</p>	<p>General Plan Amendment for portions of 036-010-164: A-T, Agricultural-Transition, to A-G, Agricultural-General.</p>	<p>Boundary Line Adjustment</p>	

<p>APN: 038-170-088 Location: Near Aqueduct Rd. and Hwy. 88, Pine Grove. Owner: Gail C. Moore Trust</p> <p>APN: 038-170-089 Location: Near Aqueduct Rd. and Hwy. 88, Pine Grove Owner: Gail C. Moore Trust</p> <p>APN: 038-170-090 Location: Near Aqueduct Rd. and Hwy. 88 Owner: Paul and Aimee Reeder</p>	<p>Adjust zoning between "PD-R1," Planned Development-Single Family Residential District and "R1A," Single Family Residential and Agricultural District, and adjustment of General Plan boundary between A-T, Agricultural- Transition, and R-S, Residential-Suburban.</p>	<p>Boundary Line Adjustment</p>	<p>N-189</p>
<p>APN: 038-170-090 Location: Near Aqueduct Rd.& Hwy. 88, Pine Grove Owner: Paul and Aimee Reeder</p> <p>APN: 038-650-016 Location: Near Aqueduct Rd., & Hwy. 88, Pine Grove Owner: Reeder & Sutherland Inc.</p> <p>APN: 038-650-018 Location: Near Aqueduct Rd. & Hwy. 88, Pine Grove Owner: Donald and Vicki Jones</p>	<p>Zone change for portions of 038-170-090 "PD-R1," Planned Development, Single Family Residential District, to "R1A," Single Family Residential and Agricultural District.</p>	<p>Boundary Line Adjustment</p>	<p>N-190</p>
<p>APN: Portions of 038-560-027 Address: 12500 Mierkey Rd., Pine Grove Owner: USA, BLM</p>	<p>General Plan Amendment from O-F, Open Forest, to A-T, Agricultural Transition.</p>	<p>Transfer of BLM land to Private ownership.</p>	
<p>APN: 042-080-036 Address: 16979 Ridge Rd., Sutter Creek Owner: Jeanne Posey Trust</p>	<p>Zone change for portions of parcel: "RE-5," Residential Estates District (5 acre minimum), to "R1A," Single Family Residential and Agricultural District.</p>	<p>Boundary Line Adjustment</p>	<p>N-191</p>
<p>APN: 044-110-112 Address: 15701 Clinton Rd., Jackson Owner: Kathleen Maddox</p>	<p>Zone change for a portion of the parcel: "RE-8," Residential Estates District (8 acre minimum), to "R1A," Single Family Residential and Agricultural District.</p>	<p>Boundary Line Adjustment</p>	<p>O-50</p>