

ORDINANCE NO. 1736

AN ORDINANCE AMENDING SECTIONAL ZONING DISTRICT MAP NO. I-113 PURSUANT TO SECTION 19.20.020 OF THE AMADOR COUNTY CODE BY REZONING CERTAIN REAL PROPERTY FROM THE "R1A," SINGLE FAMILY RESIDENTIAL AND AGRICULTURAL DISTRICT TO "A" AGRICULTURAL DISTRICT.

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 Map No. I-113 (Z.C. No. 13;11-1) to change the zoning from the "R1A," Single Family Residential and Agricultural District to the "A," Agricultural District, on that certain real property being approximately 29.93 acres located at 13608 Shenandoah Road, approximately 200 feet west of Ostrom Road, and specifically described in Attachment A, which is attached hereto.


SECTION III. This ordinance or a summary thereof shall be published in the manner prescribed in Government Code Section 25124 and shall become effective upon recordation of the California Land Conservation Act contract on the subject parcel or thirty days after the date hereof, whichever period is greater.

The foregoing ordinance was duly passed and adopted at a regular session of the Board of Supervisors of the County of Amador, held on the 11th day of March, 2014, by the following vote:

AYES: Theodore F. Novelli, Brian Oneto, John Plasse, Louis D. Boitano and Richard M. Forster

NOES: None

ABSENT: None



Theodore F. Novelli, Chairman

ATTEST:
JENNIFER BURNS, Clerk of the
Board of Supervisors, Amador County,
California



Deputy

EXHIBIT "A"

PARCEL 1

The so-called "Walsh Placer Mining Claim", embracing and being the North ½ of the Northwest ¼ of the Southeast ¼ of Section 21, and the so-called "Buckeye Placer Mining Claim", embracing and being the South ½ of the Northwest ¼ of the Southeast ¼ of said Section 21, Township 8 North, Range 11 East, M.D.B.&M.

EXCEPTING THEREFROM all that portion lying Northerly of the centerline of the old Plymouth-Aukum County Road (now "Shenandoah Road"), and all those portions thereof lying Westerly of courses numbered (5) and (6), as described in that certain Boundary Line Agreement executed by Simone Shaw and Marcel Tiquet, et ux., dated February 10, 1983, recorded February 14, 1983, in Book 422 at page 489 of Amador County Official Records.

ALSO EXCEPTING THEREFROM all those certain rights and interest as described in deed executed by Philip McKibbin, Successor Trustee of The Simone V. Shaw Revocable Trust to John D. and Dorothy O. Tiquet, husband and wife, for a term of 10 years recorded February 16, 1999 Inst No. 1999/001565 of Amador County Official Records.

PARCEL 2

All that portion of the property known as the guest cabin and the surrounding yard, together with the right to use the water supply from the Casino Mine Ranch for domestic purposes only, of the so-called "Walsh Placer Mining Claim", embracing the North ½ of the Northwest ¼ of the Southeast ¼ of Section 21, and the so-called "Buckeye Placer Mining Claim", embracing the South ½ of the Northwest ¼ of the Southeast ¼ of said Section 21, Township 8 North, Range 11 East, M.D.B &M.

EXCEPTING THEREFROM all that portion lying Northerly of the centerline of the old Plymouth-Aukum County Road (now "Shenandoah Road"), and all those portions thereof lying Westerly of courses numbered (5) and (6), as described in that certain Boundary Line Agreement executed by Simone Shaw and Marcel Tiquet, et ux., dated February 10, 1983, recorded February 14, 1983 in Book 422 at page 489 of Amador County Official Records.

PARCEL 3 (We note but do not insure)

TOGETHER WITH that certain easement private road known as the Casino Mine Road, as described and reserved in Boundary Line Agreement and Grant of Easement document recorded February 14, 1983 in Book 422 page 489 of Amador County Official Records.

"END OF DOCUMENT"

NOTICE OF EXEMPTION

Appendix E

To: Office of Planning and Research
P.O. Box 3044, Room 113
Sacramento, CA 95812-3044

From: Amador County Planning Commission
810 Court Street
Jackson, CA 95642

County Clerk - County of Amador
810 Court Street
Jackson, CA 95642

Project Title: Merryman Zone Change (ZC-13;11-1)

Project Applicant/Address/Phone Number: Rich Merryman, 13608 Shenandoah Rd., Plymouth, CA 95669

Project Location - Specific: 13608 Shenandoah Rd., Plymouth, CA approximately 2 miles east of Shenandoah School Road in Amador County.

Project Location - County: Amador **Project Location - City:** N/A

Description of Nature, Purpose and Beneficiaries of Project: Zone Change from "R1A," Single Family Residential & Agricultural District to "A," Agricultural District.

Name of Public Agency Approving Project: Amador County Board of Supervisors

Name of Person or Agency Carrying Out Project: Steve Swanson, agent for property owner

Exempt Status: (check one)

- Ministerial (Sec. 21080(b)(1); 15268);
- Declared Emergency (Sec. 21080(b)(3); 15269(a));
- Emergency Project (Sec. 21080(b)(4); 15269(b)(c));
- Categorical Exemption. State type and section number: Appendix B subsection (c)(12) of the Amador County CEQA Guidelines and Section 15183 of State CEQA Guidelines
- Statutory Exemptions. State code number:

Reasons why project is exempt: FINDINGS:

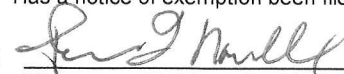
1. The zone change is consistent with the Amador County General Plan Land Use designation for the property;
2. The proposed zoning classification has comparable density and land uses as that of the present zoning classification.

Lead Agency Contact Person: Chuck Beatty, Planner III

Telephone: 209-223-6380

If filed by applicant:

1. Attach certified document of exemption finding.
2. Has a notice of exemption been filed by the public agency approving the project? Yes No

Signature: 
Title: Theodore F. Novelli, Chairman, Board of Supervisors

Date: _____

- Signed by Lead Agency
- Signed by Applicant

Authority cited: Sections 21083 and 21110, Public Resources Code
Reference: Sections 21108, 21152, and 21152.1, Public Resources Code

Date received for filing at OPR: _____

File No. _____

Posted On _____

Posting Removed _____