

**ORDINANCE NO. 1774**

AN ORDINANCE AMENDING SECTIONAL ZONING DISTRICT MAP NO. J-130 PURSUANT TO SECTION 19.20.020 OF THE AMADOR COUNTY CODE BY REZONING CERTAIN REAL PROPERTY FROM THE "R1A-B5," SINGLE-FAMILY RESIDENTIAL & AGRICULTURAL DISTRICT, NO FURTHER DIVISIONS ALLOWED, and "X," SPECIAL USE DISTRICT TO "R1A," SINGLE-FAMILY RESIDENTIAL & 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. J-130 (Zone Change No. 17;8-1) to change the zoning from the "R1A-B5," Single-family Residential and Agricultural District; No Further Divisions Allowed, and the "X," Special Use District, to the "R1A," Single-family Residential and Agricultural District, on that certain real property being approximately 36.28 acres located along Last Chance Alley and Bunker Hill Road, approximately 800 feet east of the intersection with East School Street, immediately north of the Amador City corporate limits, and specifically described in Exhibit A, which is attached hereto.

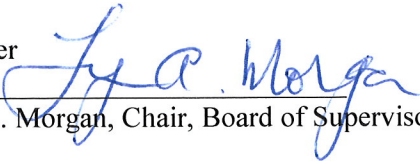
**SECTION III.** This ordinance or a summary thereof shall be published in the manner prescribed in Government Code Section 25124 and shall become effective thirty days after the date hereof.

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 26th day of June, 2018, by the following vote:

**AYES:** Lynn A. Morgan, Brian Oneto, Patrick Crew and Frank U. Axe


**NOES:** None

**ABSENT:** Richard M. Forster

  
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Lynn A. Morgan, Chair, Board of Supervisors

**ATTEST:**

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

  
\_\_\_\_\_  
(ORDINANCE NO. 1774)

(06/26/18)

Deputy

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

All that real property Situate in the County of Amador, State of California and being a portion of the Southwest 1/4 and the Southeast 1/4 of Section 25 and a portion of the Northeast 1/4 of section 36, T. 7 N., R. 10 E., M.D.M. and being described as follows:

All that portion of the adjusted Parcel 3 as shown on that certain Record of Survey for boundary line adjustment Pheasant Hill Partners, LLC 2005-001347, Barmby/ Leon 2006-002626 and Young 2008-002671, filed in the Office of the County Recorder of said County on October 1, 2008, in Book 61 of Maps, at Page 4 and all that portion of Lot 10 of the Southeast 1/4 of said Section 25 and a portion of the adjusted Parcel 1 and 4 as shown on that certain Parcel Map No. 2709 for boundary line adjustment for Culbert Ranch, Inc. 20050005812 and 488 O.R. 361, filed in the Office of the County Recorder of Said County on June 21, 2007, in Book 59 of Maps, at Page 75 and being more particularly described as follows:

Beginning at the South and most easterly corner of said adjusted Parcel 3 as shown in Book 61 of Maps, at Page 4; thence along the southerly line of said adjusted Parcel 3, South 69° 01' 22" West, 481.43 feet to the southerly corner common to adjusted Parcel 3 and 4; thence along the arc of a curve to the left, concaved to the Southeast, having a radius of 106.68 feet, a chord which bears North 46° 49' 26" East, 3.04 feet; thence along said common line North 47° 41' 20" East, 235.39 feet; thence along the arc of a curve, concaved to the Northwest, having a radius of 125.00 feet, a chord which bears North 31° 44' 50" East, 68.67 feet; thence North 15° 48' 16" East, 87.15 feet; thence North 87° 10' 11" West, 220.38 feet; thence South 53° 22' 41" West, 211.15 feet; thence North 87° 45' 44" West, 374.18 feet to the westerly corner common to adjusted Parcel 3 and 4; thence leaving said common line along the westerly line of said adjusted parcel 3, North 21° 57' 36" West, 266.33 feet; thence North 22° 50' 52" East, 517.81 feet to the center line of Fremont Mine Road; thence along said center line along the arc of a curve, concaved to the Northeast, having a radius of 388.00 feet, a chord which bears South 54° 50' 39" East, 29.93 feet, thence leaving said center line, North 32° 56' 43" East, 25.00 feet to the northerly right of way line of said road; thence North 50° 37' 21" East, 348.57 feet to the easterly line of said adjusted Parcel 3; thence along said easterly line, South 24° 49' 26" East, 421.86 feet; thence leaving said easterly line, South 70° 57' 19" East, 232.75 feet; thence along the arc of a non tangent curve, concaved to the Northeast, having a radius of 230 00 feet, a chord which bears North 44° 02' 06" East, 284.14 feet; thence North 82° 11' 00" East, 69.00 feet to the line common to said adjusted Parcel 1 and 4; thence along said common line, South 87° 49' 02" East, 360.76 feet; thence South 75° 02' 09" East, 457.33 feet to the easterly corner common to said adjusted Parcel 1 and 4, thence along the easterly line of said adjusted Parcel 4, South 01° 14' 20" East, 1051.52 feet to the Southeast comer; thence South 89° 53' 02" West, 895.66 feet to the Southwest comer; thence North 02° 49' 01" West, 453.62 feet to the point of beginning.

A.P.N.: 008-230-040-000