

Howard N. Dashiell  
DIRECTOR OF TRANSPORTATION

Road Commissioner  
County Engineer, RCE 42001  
County Surveyor, PLS 7148



**FUNCTIONS**

Administration & Business Services  
Airports  
Engineering  
Land Improvement  
Roads and Bridges  
Landfills

**COUNTY OF MENDOCINO  
DEPARTMENT OF TRANSPORTATION**  
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June 23, 2020

Mendocino County Board of Supervisors  
501 Low Gap Road, Room 1010  
Ukiah, CA 95482

**RE: ADOPTION OF RESOLUTION APPROVING PARCEL MAP FOR MINOR SUBDIVISION NUMBER 2016-0006 (OPATZ) AND ACCEPTING ON BEHALF OF THE PUBLIC ITEM (A) OF THE OWNER'S STATEMENT FOR THE PURPOSES SPECIFIED THEREON, LOCATED AT 22130 MOUNTAIN HOUSE ROAD; ASSESSOR'S PARCEL NUMBERS 049-370-48 AND 049-380-37 (YORKVILLE AREA)**

Honorable Board Members:

Submitted herewith is the Parcel Map required to be filed in accordance with the above referenced Minor Subdivision.

Some pertinent information concerning the Minor Subdivision is as follows:

**LOCATION:** The Minor Subdivision is located approximately 2.5+/- miles north of the Mendocino/Sonoma County line, at the intersection of State Highway 128 (of which it lays north) and Mountain House Road, County Road (CR) 111 (of which it lays west) (Yorkville Area).

**APN:** 049-370-48 and 049-380-37

**NUMBER OF PARCELS:** Four (4) Parcels

**PARCEL SIZE:** Parcel No. One = 40.73 Acres,  
Parcel No. Two = 40.02 Acres,  
Parcel No. Three = 43.37 Acres,  
Parcel No. Four = 40.47 Acres,  
Parcel A = 1,576 Square Feet (SF) Dedicated in fee for Public Road purposes (for Mountain House Road, CR 111),  
Parcel B = 182 SF Dedicated in fee for Public Road purposes (for Mountain House Road, CR 111),  
Parcel C = 44 SF Dedicated in fee for Public Road purposes (for Mountain House Road, CR 111).

Parcels A, B and C are designed to maintain a 30' half-width Right of Way for public road purposes measured from the existing center of road (Total 0.04 AC, 1,802 SF).

TENTATIVE MAP was approved by the Planning Commission on October 5, 2017.

DEDICATIONS: In conformance with conditions of the Tentative Map approval, the sub-divider is making the following dedication to the County of Mendocino by a statement on the Parcel Map:

Parcels A, B and C are to be dedicated in fee for Public Road purposes for Mountain House Road, CR 111, as Item (A) in the Owner's Statement on the Parcel Map.

The Parcel Map has been reviewed and found to be in substantial compliance with the approved Tentative Map. All conditions of the Tentative Map approval have been satisfied and the Parcel Map is ready for recording.

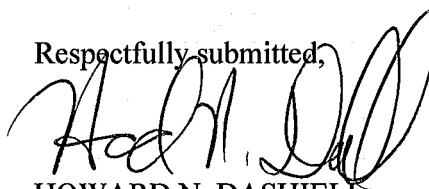
The County Surveyor's Office recommends adoption of the proposed Resolution authorizing the filing of the Parcel Map.

Transmitted with the staff report, I have enclosed the following items:

1. The original Parcel Map (3 sheets)
2. The proposed Resolution approving the filing of the Parcel Map
3. For the Clerk of the Board:
  - (A) A copy of the Certificate from the Tax Collector
  - (B) A Certificate from the Assessor indicating there are no tax liens against the Subdivision
  - (C) A copy of receipt from County Treasurer for security deposit
4. For the Recorder
  - (A) Copy of the cover sheet from the Preliminary Title Report
  - (B) A Certificate from the Tax Collector indicating there are no liens against the Subdivision

STAFF ACTION: Upon adoption of the Resolution, it would be in order for the Clerk of the Board to endorse the Parcel Map and transmit the map, together with the documents identified in Item 4 above, to the County Recorder.

Respectfully submitted,



HOWARD N. DASHIELL  
County Surveyor

cc: MS No. 2016-0006