



# Mendocino County

## Legislation Text

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**File #:** 20-0759, **Version:** 1

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**To:** Board of Supervisors

**From:** Planning and Building Services

**Meeting Date:** August 18, 2020

**Department Contact:** Susan Summerford

**Phone:** 707-234-6650

**Department Contact:** Brent Schultz

**Phone:** 707-234-6650

**Item Type:** Noticed Public Hearing

**Time Allocated for Item:** 5 minutes

**Agenda Title:**

Discussion and Possible Action Including, 1.) Adoption of Ordinance Rezoning (R\_2019-0010 - Pallivathucal) One (1) Legal Parcel, Located at 131 Whitmore Lane, Ukiah (APN: 184-044-10), Totaling 53,800± Square Feet, Currently Designated Single Family Residential District with Flood Plain and Airport Zone Combining Districts (R1:6K[FP][AZ]) to Suburban Residential with Flood Plain and Airport Zone Combining Districts (SR:6K[FP][AZ]) and 2.) Adoption of Resolution Approving a Major Use Permit (U\_2019-0027) to Allow for a Major Impact Facility  
(Sponsor: Planning and Building Services)

**Recommended Action/Motion:**

Adopt Ordinance rezoning (R\_2019-0010 - Pallivathucal) one (1) legal parcel, located at 131 Whitmore Lane, Ukiah (APN: 184-044-10), totaling 53,800± square feet, currently designated single family residential district with flood plain and airport zone combining districts (R1:6K[FP][AZ]) to suburban residential with flood plain and airport zone combining districts (SR:6K[FP][AZ]) and Adopt Resolution approving a major use permit (U\_2019-0027) to allow a major impact facility; and authorize Chair to sign same.

**Previous Board/Board Committee Actions:**

None

**Summary of Request:**

The applicant proposes to rezone a APN 184-044-10 from Single Family Residential District with Flood Plain and Airport Zone Combining Districts (R1:6K[FP][AZ]) to Suburban Residential with Flood Plain and Airport Zone Combining Districts (SR:6K[FP][AZ]), and a major use permit to allow for a Major Impact Facility (Skilled Nursing Facility). On April 16, 2020, the Planning Commission recommended that the Board of Supervisors approve (R\_2019-0010/U\_2019-0027), finding that: 1.) the proposed project would not have a significant impact on the environment, as determined by CEQA Categorical Exemptions 15301, Existing Facilities and 15183, projects consistent with the General Plan; 2.) the proposed project will result in a zoning designation consistent with the existing Suburban Residential General Plan Land Use Designation; and 3.) the proposed project is consistent with the Suburban Residential Zoning District per Mendocino County Code 20.044.020(b). See attached Staff Memo and Planning Commission Report.

**Alternative Action/Motion:**

Provide direction to staff.

**Supervisory District:** District 5

**vote requirement:** Majority

**Supplemental Information Available Online At:**

<https://www.mendocinocounty.org/government/planning-building-services/public-notice>

**Fiscal Details:**

**source of funding:** N/A

**current f/y cost:** N/A

**annual recurring cost:** N/A

**budget clarification:** N/A

**budgeted in current f/y:** N/A

**if no, please describe:** N/A

**revenue agreement:** N/A

**Agreement/Resolution/Ordinance Approved by County Counsel:** Yes

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**CEO Liaison:** Steve Dunncliff, Deputy CEO

**CEO Review:** Yes

**CEO Comments:**

**FOR COB USE ONLY**

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Executed By: Atlas Pearson, Deputy Clerk I

Date: AUGUST 20, 2020

Final Status: Adopted

Executed Item Type: Ordinance Number:  
4467 and Executed Item Type: Resolution  
Number: 20-109

