



**SUBDIVISION COMMITTEE
AGENDA**

AMENDED

**JANUARY 8, 2015
9:00 A.M.**

**Mendocino County Administration Center
501 Low Gap Road, Ukiah, California
Conference Room C**

APPEAL PROCESS FOR BOUNDARY LINE ADJUSTMENT. Applicants or other persons who are dissatisfied with a decision of the Subdivision Committee for a Boundary Line Adjustment may appeal the action to the Planning Commission. An appeal must be made in writing along with the applicable fee to the Department of Planning and Building Services within 10 days of the Committee's decision. The appeal issue will be placed on the next available Planning Commission agenda, and the appellant will be notified of the time and date. Appeals to the Commission do not necessarily guarantee that the Committee's decision will be overturned. In some cases, the Commission may not have the legal authority to overturn the decision of the Committee.

BOUNDARY LINE ADJUSTMENTS

1. **CASE#:** B 39-2014
DATE FILED: 10/28/2014
OWNER/APPLICANT: WALLACE & LAURA GERMAN
AGENT: RON FRANZ
REQUEST: Boundary Line Adjustment to transfer a portions of parcel one (APN 182-260-08) and parcel two (APN's 182-260-09, 189-060-31, and -32). With a result of a 30.2± acre in parcel one and 62.3± acre in parcel 2.
LOCATION: In Talmage lying east of Guidiville Reservation Road (CR 703B). Located at 2101 Guidiville Road, Ukiah; APN's 182-260-08, 182-260-09, 189-060-31, and -32.
PROJECT COORDINATOR: RUSS FORD
RECOMMENDED ACTION: APPROVAL WITH STANDARD CONDITIONS

2. **CASE#:** B 43-2014
DATE FILED: 11/14/2014
OWNER/APPLICANT: JOHN WAGENET
AGENT: TONY SORACE
REQUEST: Boundary Line Adjustment to transfer a portions of parcel one (APN's 038-080-25 and 038-100-18) and parcel two (APN's 038-060-10 and 038-080-31). With a result of a 17.2± acre in parcel one and 31.3± acre in parcel two.
LOCATION: 0.5 Miles north of Willits lying on the north side of Sherwood Road (CR 311), 0.5 miles north of its intersection with Highway 101. Located at 23901 Sherwood Road, Willits APN's 038-080-25, 038-100-18, 038-060-10, and 038-080-31.
PROJECT COORDINATOR: RUSS FORD
RECOMMENDED ACTION: APPROVAL WITH STANDARD CONDITIONS

3. **CASE#:** B 46-2014
DATE FILED: 12/10/2014
OWNER: MATTHEW KUHN AND CHARLES HASTY
APPLICANT: CHARLES HASTY
AGENT: RICK SODERLIND
REQUEST: Boundary Line Adjustment to transfer 50± acres from APN 125-280-79 to APN 125-280-77.
LOCATION: 4± miles east of Comptche, lying north of Comptche-Ukiah Road (CR 223) just south of Anderson Gulch. Located at 26500 and 26101 Comptche-Ukiah Road, Comptche; APN's 125-280-77 and -79.
PROJECT COORDINATOR: FRED TARR
RECOMMENDED ACTION: APPROVAL WITH STANDARD CONDITIONS



4. **CASE#:** B 47-2014
DATE FILED: 12/16/2014
OWNER/APPLICANT: JACK L. COX, TRUSTEE
AGENT: GEORGE RAU
REQUEST: Boundary Line Adjustment to reconfigure the dividing line between 2 parcels, APN's 002-010-10 and 002-020-05, 5.1± acres each, from a northwest split to an east/west split. Parcel sizes would remain the same after the adjustment.
LOCATION: Northeast of the City of Ukiah within the Brush Street Triangle, located at the northeast corner of Briggs Street and Brunner Street, adjacent to the northwestern Pacific Railroad on the west. 20200 Brunner Street, Ukiah APN's 002-010-10 and 002-020-05.
PROJECT COORDINATOR: RUSS FORD
RECOMMENDED ACTION: APPROVAL WITH STANDARD CONDITIONS
5. **CASE#:** B 48-2014
DATE FILED: 12/17/2014
OWNER/APPLICANT: MENDOCINO COMMUNITY HEALTH CLINIC
AGENT: STEVEN W RUGG
REQUEST: Boundary Line Adjustment to merge three existing parcels into one legal parcel.
LOCATION: 4± miles southwest of Ukiah, lying west of Laws Avenue (CR 253B) at its intersection with Faul Avenue (CR 253E). Located at 333 Laws Avenue, Ukiah; APN's 003-400-57, 003-410-25, 003-260-47, and -17.
PROJECT COORDINATOR: FRED TARR
RECOMMENDED ACTION: APPROVAL WITH STANDARD CONDITIONS

MINOR SUBDIVISION

6. **CASE#:** MS 3-2012
DATE FILED: 12/3/2012
OWNER/ APPLICANT: SNOW MOUNTAIN TREE FARM INC.
AGENT: RON FRANZ
REQUEST: Minor Subdivision to create four (4) parcels containing 4.1± acres, 5.1± acres, 5.7± acres, 6.5± acres and a remainder parcel containing 75.9± acres.
LOCATION: 3.9± miles north of Potter Valley town center, lying on the north side of Eel River Road (CR 240B) 0.1± miles east of its intersection with Van Arsdale Road (CR 242), located at 17200 Eel River Road; APN's 171-200-14 & 171-210-11.
PROJECT COORDINATOR: DUSTY DULEY
RECOMMENDED ACTION: PROVIDE DIRECTION TO STAFF

MATTERS FROM STAFF

MATTERS FROM PUBLIC

ADJOURNMENT

<http://www.co.mendocino.ca.us/planning>