



# MARIPOSA PLANNING

COUNTY OF MARIPOSA

5100 BULLION STREET • POST OFFICE BOX 2039

MARIPOSA, CALIFORNIA 95338-2039

209 . 966 . 5151 • FAX 209 . 742 . 5024

Sarah Williams, Director  
swilliams@mariposacounty.org

## NOTICE OF PLANNING DIRECTOR ACTIONS

**WEEK OF March 25, 2019**

On March 25, 2019, the Mariposa County Planning Director approved the following applications:

Parcel Merger No. 2019-019 and Lot Line Adjustment No. 2019-020 proposes to merge APN 015-130-033 and APN 015-130-034 into one parcel totaling 10.10 acres. The boundary of the resultant 10.10 acre parcel would be adjusted, transferring the northernmost two (2) acres of that merged parcel to APN 015-130-017. The end result of the project is the parcel at the north would be 7.03 acres and the southern parcel would be 8.10 acres. The purpose of this proposal is to adjust the property lines in the configuration desired by the property owners. Parcels are located at 3181 Triangle Park Road (APN 015-130-017) which is 5.03 acres, 3179B Triangle Park Road (APN 015-130-033) which is 5.10 acres and an unassigned address (APN 015-130-034 ) which is 5.00 acres. All three (3) parcels are zoned Mountain Home and designated Residential land use.

This action may be appealed within 20 calendar days of the date of approval in accordance with County Appeals Procedures. The last day to appeal is Monday, April 15, 2019. Information on the project and appeals procedures is available at the Mariposa County Planning Department, 5100 Bullion Street, P.O. Box 2039, Mariposa, CA 95338. If you have any questions regarding this project or notice, please contact the Planning Department at (209) 966-5151.

This notice is being provided pursuant to Sections 16.32.050 and 17.08.120 of Mariposa County Code.

Posting Locations:      Bootjack Store  
                                 Mariposa County Planning Department  
                                 Mariposa County Clerks Office  
                                 Mariposa County Courthouse  
                                 [www.mariposacounty.org/planning](http://www.mariposacounty.org/planning)

Posting Date:              March 25, 2019 (mailed to posting locations)

Leave Posted Until:      5:00 p.m. on April 15, 2019

# Mariposa County Planning Department Project Vicinity Map



0 500 1,000 Feet

1:3,600

**PROJECT TYPE:** Parcel Merger 2019-019

**APPLICANT:** Ronald Marks

**APN:** 015-130-033 and 034

**SITE ADDRESS:** 3179 B Triangle Park Road Mariposa, CA 95338

Coordinate System: NAD 1983 StatePlane California III FIPS 0403 Feet

Date: Friday, February 08, 2019

Data Source: Mariposa County Planning Department GIS;

Assessor's Parcel Map Update: 02/2018

Map Credit: J.W.



Mariposa County Planning Department  
PO BOX 2039 5100 Bullion Street  
Mariposa, California 95338-2039  
209.966.5151 FAX 209.742.5024  
mariposaplanning@mariposacounty.org  
<http://www.mariposacounty.org/planning>

## Legend

 3179B Triangle Park



Location in Mariposa County

# TENTATIVE PARCEL MAP FOR PARCEL MERGER AND SITE PLAN FOR LOT LINE ADJUSTMENT

BETWEEN  
**RON MARKS**  
 2815 SAN JUAN CT.  
 MERCED, CA 95340 (209) 259-0382

AND  
**TIMOTHY CRAFTS**  
 P.O. BOX 1243 1115  
 MARIPOSA, CA 95338 (209) 742-6969

BETWEEN  
 APNs: 015-130-017, 015-130-033 & 015-130-034,  
 SITUATED IN A PORTION OF THE N1/2 SECTION 20,  
 T.5S., R.20E., M.D.M.

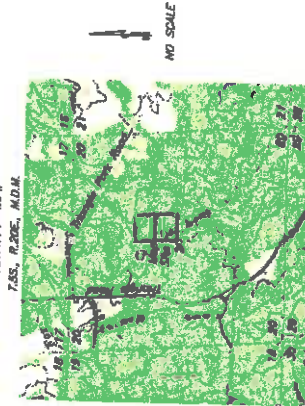
MARIPOSA COUNTY  
 FEBRUARY, 2019 CALIFORNIA  
 SCALE: 1" = 100'

TOTAL MERGED AREA: 10.10 Ac. +/-  
 MERGER PARCEL A:  
 5.10 Ac. +/-  
 MERGER PARCEL B:  
 5.00 Ac. +/-

### NOTES:

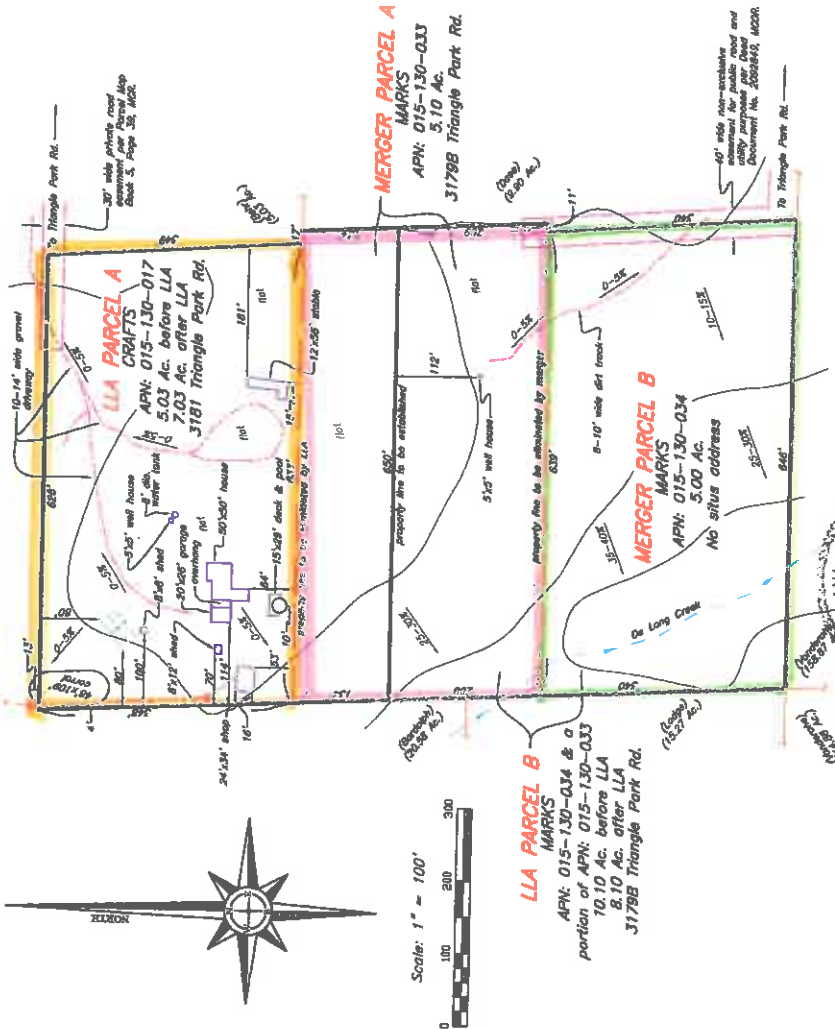
1. Contours are for pictorial purposes only.
2. Contours determined by U.S.G.S. Quad maps.
3. All field measurements.
4. Approximate location of parcels: 3100' above sea level.
5. Arrows indicate direction and approximate percent of slope.
6. Distances, bearings, and the location of improvements shown on this map are approximate and tentative.
7. Source of Map Data: Surveyor's Maps, recorded maps, deeds, and survey data.
8. Domestic water supply for merger parcels: individual wells.
9. Sewage disposal for merger parcels: individual septic systems.
10. Survey boundaries for parcels to be established.
11. - - - - - Indicate property lines to be established.
12. - - - - - Approximate location of sewer leach lines.

### VICINITY MAP



**FREEMAN & SEAMAN LAND SURVEYORS**  
 P.O. Box 100  
 Mariposa, CA 95318  
 (209) 266-3926  
 Map 2/2/19  
 1712085rny/1712085rny

Before Merger & LLA



PREPARED BY: *Richard A. Seaman*  
 Richard A. Seaman, L.S. 5319  
 Date: 2/5/19

### PURPOSE:

The purpose of this Lot Line Adjustment is to adjust the property line in the configuration desired by the property owners.