

MARIPOSA COUNTY ORDINANCE NO. 846

(Not to be Codified)

AN ORDINANCE AMENDING THE BOUNDARY OF PLANNED DEVELOPMENT
ZONE NO. 88-1

WHEREAS, Mariposa County has received a request for an amendment to the boundary of Planned Development Zone No. 88-1; and

WHEREAS, environmental review has been conducted on the amendment in accordance with the California Environmental Quality Act and the Mariposa County Environmental Review Policies and Procedures adopted pursuant thereto, and a Notice of Exemption has been filed for the project; and

WHEREAS, the Mariposa County Planning Commission and Board of Supervisors have held duly noticed public hearings on the amendment in accordance with State Law and County Code; and are in accordance with County Code and State Law; and

WHEREAS, the Mariposa County Planning Commission has recommended approval of the amendment; and

WHEREAS, the amendment to the boundary of Planned Development Zone No. 88-1 is consistent with the Mariposa County General Plan.

NOW THEREFORE, the Mariposa County Board of Supervisors does hereby ordain as follows:

SECTION I

The amended boundary to Planned Development Zone No. 88-1 is described in Exhibit A attached hereto and

1 all property located within the amended boundary shall remain
2 subject to the standards of Planned Development Zone No. 88-
3 1.

4 SECTION II

5 This action of the Board is based upon the findings
6 contained in Mariposa County Resolution No. 92-16 which is
7 hereby incorporated by reference.

8
9 SECTION III

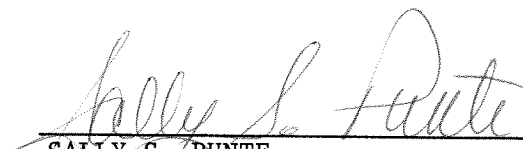
10 The boundary of Planned development Zone No. 88-1 shall
11 be modified to reflect the property as described in Exhibit
12 A.

13 SECTION IV

14 This ordinance shall become effective thirty (30) days
15 after final passage pursuant to Government Code Section
16 25123.

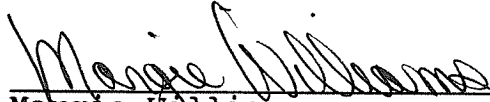
17 PASSED AND ADOPTED by the Mariposa County Board
18 of Supervisors on this 8th day of December , 1992 by the
19 following vote:

20
21 AYES: BAGGETT, PUNTE, RADANOVICH, TABER
22 NOES: NONE
23 ABSTAINED: NONE
24 EXCUSED: ERICKSON
25 NOT VOTING: NONE

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27 
28 SALLY S. PUNTE, Chairman
Mariposa County Board of Supervisors


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ATTEST:



Margie Williams
Clerk of the Board

APPROVED AS TO FORM AND LEGAL SUFFICIENCY:



Jeffrey G. Green
County Counsel

DESCRIPTION FOR PLANNED DEVELOPMENT ZONE AMENDMENT

Description of a tract of land situated in a portion of
Sections 28,29,32 and 33, all in T.5S., R.17E., M.D.B.& M.,
Mariposa County, State of California, being Planned
Development Zone 88-01, amended subsequent to LLA 381.

Prepared for the Mariposa County Planning Commission.

Prepared by:

Dated: November 02, 1992
W.O.#: 910926


Richard A. Seaman, L.S. 5339

DO NOT RECORD THIS PAGE

EXHIBIT A

A tract of land situated in a portion of Sections 28, 29, 32, and 33, all in Township 5 South, Range 17 East, M.D.B. & M., Mariposa County, State of California, said tract of land also being situated in a portion of Whispering Oaks West as delineated on that certain map entitled "Map of WHISPERING OAKS WEST", recorded February 6, 1991 in Book of Maps at Page 2352, Mariposa County Records, said tract of land being more particularly described as follows:

Commencing at the southwest corner of Lot 31, as said Lot 31 is delineated on said map; thence $N01^{\circ}25'36''E$, along the westerly line of said Lot 31, a distance of 171.42 feet; thence $N05^{\circ}30'44''E$, along the westerly of said Lot 31, a distance of 2.00 feet to a point on the centerline of a rock wall, said point being the POINT OF BEGINNING of the herein described tract of land; thence $N87^{\circ}33'E$, more or less, along the centerline of said rock wall, for 83 feet, more or less; thence $S19^{\circ}59'E$, more or less, along the centerline of said rock wall, for 120 feet, more or less; thence easterly, along the centerline of said rock wall and its easterly prolongation for 2250 feet, more or less, to the thread of Bear Creek; thence, leaving the easterly prolongation of the

centerline of said rock wall, traversing in a generally northeasterly and in a generally easterly direction along the thread of Bear Creek to a point on the easterly line of Lot 2, as said Lot 2 is delineated on said map; thence, traversing along the exterior boundaries of said Whispering Oaks West, the following thirty-seven (37) courses and distances:


1. N02°33'08"E for 900 feet, more or less, to the approximate thread of Bear Creek; thence
2. N75°12'53"W for 101.00 feet; thence
3. N49°39'09"W for 113.01 feet; thence
4. N23°42'46"W for 252.64 feet; thence
5. N38°02'19"W for 94.99 feet; thence
6. N15°15'49"W for 95.01 feet; thence
7. N07°33'50"E for 142.05 feet; thence
8. N29°32'44"E for 161.09 feet; thence
9. N16°07'38"E for 249.11 feet; thence
10. N35°03'03"E for 267.15 feet; thence
11. N08°39'49"E for 119.05 feet; thence
12. N03°53'57"W for 128.03 feet; thence
13. N32°54'17"W for 683.95 feet; thence
14. N02°06'59"W for 138.04 feet; thence
15. N18°46'33"E for 400.19 feet; thence
16. N67°11'20"E for 412.27 feet; thence
17. S57°39'36"E for 154.28 feet; thence

18. N61°48'21"E for 112.70 feet; thence
19. N58°19'28"W for 122.83 feet; thence
20. N41°08'16"E for 242.01 feet; thence
21. North for 370.00 feet; thence
22. S72°45'00"W for 2797.00 feet; thence
23. N16°06'21"W for 2042.00 feet; thence
24. S84°49'18"W for 897.17 feet to the beginning of a
tangent curve, concave to the northwest, having a
radius of 630.00 feet; thence
25. westerly along said curve, through a central
angle of 09°32'13", an arc distance of 104.86 feet to
the point of tangency; thence
26. N85°38'29"W for 12.51 feet; thence,
27. S02°14'47"W for 274.97 feet; thence
28. S01°40'21"W for 243.45 feet; thence
29. S12°58'15"E for 12.32 feet; thence
30. S06°30'57"W for 18.91 feet; thence
31. S01°14'12"W for 238.69 feet; thence
32. S01°01'18"W for 1324.59 feet; thence
33. S01°04'42"W for 1503.70 feet; thence
34. S01°20'27"W for 313.93 feet; thence
35. S01°22'03"W for 804.68 feet; thence
36. S01°41'10"W for 297.15 feet; thence
37. S05°30'44"W for 160.83 feet, more or less, to
the POINT OF BEGINNING.

The above described tract of land is subject to any rights-of-way or easements of record or legally acquired.

Prepared by:




Richard A. Seaman, L.S. 5339


Date