



**COUNTY OF MENDOCINO**  
**DEPARTMENT OF PLANNING AND BUILDING SERVICES**

860 NORTH BUSH STREET • UKIAH • CALIFORNIA • 95482  
120 WEST FIR STREET • FT. BRAGG • CALIFORNIA • 95437

BRENT SCHULTZ, DIRECTOR  
TELEPHONE: 707-234-6650  
FAX: 707-463-5709  
FB PHONE: 707-964-5379  
FB FAX: 707-961-2427  
pbs@mendocinocounty.org  
www.mendocinocounty.org/pbs

March 19, 2019

Department of Transportation  
Environmental Health - Ukiah  
Building Inspection - Ukiah

Assessor  
Caltrans  
CalFire - Prevention

Mendocino County Sheriff Office Dispatch  
Little Lake Fire District  
Brooktrails Community Services Dist.

**CASE#:** RN 2018-0001

**DATE FILED:** 6/28/2018

**OWNER:** MARIE WENBAN

**APPLICANT/AGENT:** COUNTY OF MENDOCINO

**REQUEST:** Private Road Name Request to rename Willow Brook Road (Private) and Redwood Creek Drive (Private) to First Gate Road.

**LOCATION:** 5.75± miles northwest of the City of Willits. Willow Brook Road (private) takes access off Sherwood Road (CR 311) 5.7± miles northwest of its intersection with US Highway 101 (US 101).

**ENVIRONMENTAL DETERMINATION:** Categorically Exempt

**STAFF PLANNER:** RUSSELL FORD

**RESPONSE DUE DATE:** April 2, 2019

**PROJECT INFORMATION CAN BE FOUND AT:**

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

Mendocino County Planning & Building Services is soliciting your input, which will be used in staff analysis and forwarded to the appropriate public hearing. You are invited to comment on any aspect of the proposed project(s). Please convey any requirements or conditions your agency requires for project compliance to the project coordinator at the above address, or submit your comments by email to [pbs@mendocinocounty.org](mailto:pbs@mendocinocounty.org). Please note the case number and name of the project coordinator with all correspondence to this department.

We have reviewed the above application and recommend the following (please check one):

- ☐ No comment at this time.
- ☐ Recommend conditional approval (attached).
- ☐ Applicant to submit additional information (attach items needed, or contact the applicant directly, copying Planning and Building Services in any correspondence you may have with the applicant)
- ☐ Recommend denial (Attach reasons for recommending denial).
- ☐ Recommend preparation of an Environmental Impact Report (attach reasons why an EIR should be required).
- ☐ Other comments (attach as necessary).

**REVIEWED BY:**

Signature \_\_\_\_\_ Department \_\_\_\_\_ Date \_\_\_\_\_

CASE: RN 2018-0001

**OWNER:** Dennis Kettler, ET AL

**APPLICANT:** Autumn Whitaker/County of Mendocino

**AGENT:**

**REQUEST:** Private Road Name Request to rename Willow Brook Road (Private) and Redwood Creek Drive (Private) to First Gate Road.

**LOCATION:** 5.75± miles northwest of the City of Willits. Willow Brook Road (private) takes access off Sherwood Road (CR 311) 5.7± miles northwest of its intersection with US Highway 101 (US 101).

**APN/S:** 037-640-07, 12, 13, 14, 16, 22; 037-650-01, 02, 03, 05, 06, 09, 12, 13, 14, 15

**PARCEL SIZE:** Various

**GENERAL PLAN:** Remote Residential, 20 ac. minimum (RMR-20)

**ZONING:** Upland Residential, 20 ac. minimum (UR-20)

**EXISTING USES:** Residential

**DISTRICT:** 3rd

**RELATED CASES:** S 71-01 Willowbrook Hills Subdivision

	<u>ADJACENT GENERAL PLAN</u>	<u>ADJACENT ZONING</u>	<u>ADJACENT LOT SIZES</u>	<u>ADJACENT USES</u>
<b>NORTH:</b>	Remote Residential, 20 ac. minimum (RMR-20)	Upland Residential, 20 ac. minimum (UR-20)	20±	Residential
<b>EAST:</b>	Remote Residential, 20 ac. minimum (RMR-20)	Upland Residential, 20 ac. minimum (UR-20)	20±	Residential
<b>SOUTH:</b>	Remote Residential, 20 ac. minimum (RMR-20)	Upland Residential, 20 ac. minimum (UR-20)	20±	Residential
<b>WEST:</b>	Remote Residential, 20 ac. minimum (RMR-20)	Upland Residential, 20 ac. minimum (UR-20)	20±	Residential

REFERRAL AGENCIES

<u>LOCAL</u> <input type="checkbox"/> Agricultural Commissioner <input type="checkbox"/> Air Quality Management District <input type="checkbox"/> Airport Land Use Commission <input type="checkbox"/> Archaeological Commission <input checked="" type="checkbox"/> Assessor’s Office <input checked="" type="checkbox"/> Building Division Ukiah <input type="checkbox"/> County Addresser <input checked="" type="checkbox"/> Department of Transportation (DOT) <input checked="" type="checkbox"/> Environmental Health (EH) <input type="checkbox"/> Farm Advisor <input type="checkbox"/> Forestry Advisor <input type="checkbox"/> LAFCO <input type="checkbox"/> City Planning Department <input checked="" type="checkbox"/> Brooktrails CSD <input checked="" type="checkbox"/> Little Lake Fire District <input type="checkbox"/> MAC	<input type="checkbox"/> Sanitation District <input type="checkbox"/> School District <input type="checkbox"/> Water District <input checked="" type="checkbox"/> Mendocino County Sheriff Dispatch <input type="checkbox"/> Planning Division Fort Bragg <input type="checkbox"/> Resource Lands Protection Com. <input type="checkbox"/> Sonoma State University <input type="checkbox"/> Trails Advisory Council <u>STATE</u> <input checked="" type="checkbox"/> CALFIRE (Land Use) <input type="checkbox"/> CALFIRE (Resource Management) <input type="checkbox"/> California Coastal Commission <input type="checkbox"/> California Div. of Mine Reclamation <input type="checkbox"/> California Dept. of Fish & Wildlife <input type="checkbox"/> California Highway Patrol <input type="checkbox"/> California Native Plant Society	<input type="checkbox"/> California State Clearinghouse <input checked="" type="checkbox"/> CALTRANS <input type="checkbox"/> Regional Water Quality Control Board <input type="checkbox"/> Sierra Club <u>FEDERAL</u> <input type="checkbox"/> Sierra Club <input type="checkbox"/> US Department of Fish & Wildlife <input type="checkbox"/> US Department of Health Services <input type="checkbox"/> US Department of Parks & Recreation <input type="checkbox"/> US Natural Resources Conservation <u>TRIBAL</u> <input type="checkbox"/> Cloverdale Rancheria <input type="checkbox"/> Potter Valley Tribe <input type="checkbox"/> Redwood Valley Rancheria <input type="checkbox"/> Sherwood Valley Band of Pomo Indians
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ADDITIONAL INFORMATION:

ENVIRONMENTAL DATA

1. MAC:

GIS

N/A

2. FIRE HAZARD SEVERITY ZONE:

CALFIRE FRAP maps/GIS

Very High

3. FIRE RESPONSIBILITY AREA:

CALFIRE FRAP maps/GIS

CALFIRE

4. FARMLAND CLASSIFICATION:

GIS

Grazing

5. FLOOD ZONE CLASSIFICATION:

FEMA Flood Insurance Rate Maps (FIRM)

N/A

6. COASTAL GROUNDWATER RESOURCE AREA:

Coastal Groundwater Study/GIS

N/A

7. SOIL CLASSIFICATION:

Mendocino County Soils Study Eastern/Western Part

N/A

8. PYGMY VEGETATION OR PYGMY CAPABLE SOIL:

LCP maps, Pygmy Soils Maps; GIS

N/A

9. WILLIAMSON ACT CONTRACT:

GIS/Mendocino County Assessor's Office

N/A

10. TIMBER PRODUCTION ZONE:

GIS

N/A

11. WETLANDS CLASSIFICATION:

GIS

Riverine

12. EARTHQUAKE FAULT ZONE:

Earthquake Fault Zone Maps; GIS

Mayacama Fault Zone

13. AIRPORT LAND USE PLANNING AREA:

Airport Land Use Plan; GIS

N/A

14. SUPERFUND/BROWNFIELD/HAZMAT SITE:

GIS; General Plan 3-11

N/A

15. NATURAL DIVERSITY DATABASE:

CA Dept. of Fish & Wildlife Rarefind Database/GIS

Yes

16. STATE FOREST/PARK/RECREATION AREA ADJACENT:

GIS; General Plan 3-10

No

17. LANDSLIDE HAZARD:

Hazards and Landslides Map; GIS; Policy RM-61; General Plan 4-44

N/A

18. WATER EFFICIENT LANDSCAPE REQUIRED:

Policy RM-7; General Plan 4-34

N/A

19. WILD AND SCENIC RIVER:

[www.rivers.gov](http://www.rivers.gov) (Eel Only); GIS

N/A

20. SPECIFIC PLAN/SPECIAL PLAN AREA:

Various Adopted Specific Plan Areas; GIS

N/A

21. STATE CLEARINGHOUSE REQUIRED:

Policy

N/A

22. OAK WOODLAND AREA:

USDA

N/A

23. HARBOR DISTRICT:

Sec. 20.512

N/A

FOR PROJECTS WITHIN THE COASTAL ZONE ONLY

24. LCP LAND USE CLASSIFICATION:

LCP Land Use maps/GIS

N/A

25. LCP LAND CAPABILITIES & NATURAL HAZARDS:

LCP Land Capabilities maps/GIS; 20.500

N/A

26. LCP HABITATS & RESOURCES:

LCP Habitat maps/GIS; 20.496

N/A

27. COASTAL COMMISSION APPEALABLE AREA:

Post LCP Certification Permit and Appeal Jurisdiction maps/GIS; 20.544

N/A

28. CDP EXCLUSION ZONE:

CDP Exclusion Zone maps/GIS

N/A

29. HIGHLY SCENIC AREA:

Highly Scenic & Tree Removal Area Maps/GIS; Secs. 20.504.015, 20.504.020

N/A

30. BIOLOGICAL RESOURCES & NATURAL AREAS:

Biological Resources & Natural Area Map; GIS; General Plan 4-9

N/A

31. BLUFFTOP GEOLOGY:

GIS; 20.500.020

N/A



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STEVE DUNNICLIFF, DIRECTOR

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Private Road Name Petition

Case # RN 2018-01

Date Filed \_\_\_\_\_

Fee \_\_\_\_\_

Receipt # \_\_\_\_\_

Rec. by \_\_\_\_\_

Honorable Board of Supervisors  
County of Mendocino  
Ukiah, CA 95482

Gentlepersons:

We, the undersigned, representing at least 75% of all the individual landowners with holdings and/or established residences served by the hereinafter described private non-exclusive road, do herewith petition your Honorable body to adopt and henceforth apply the name:

FIRST GATE ROAD

to said Private Road.

We, the petitioners, understand and agree that the action of the Honorable Board of Supervisors, in granting our petition and so naming the subject private road does not accept or imply ANY county responsibility or liability for the operation, use or maintenance of the said private road, and that the requested action is for the sole and exclusive purpose of identifying and distinguishing said road for Emergency Services and the convenience of the general public. See map attached.

Property Owner's Name

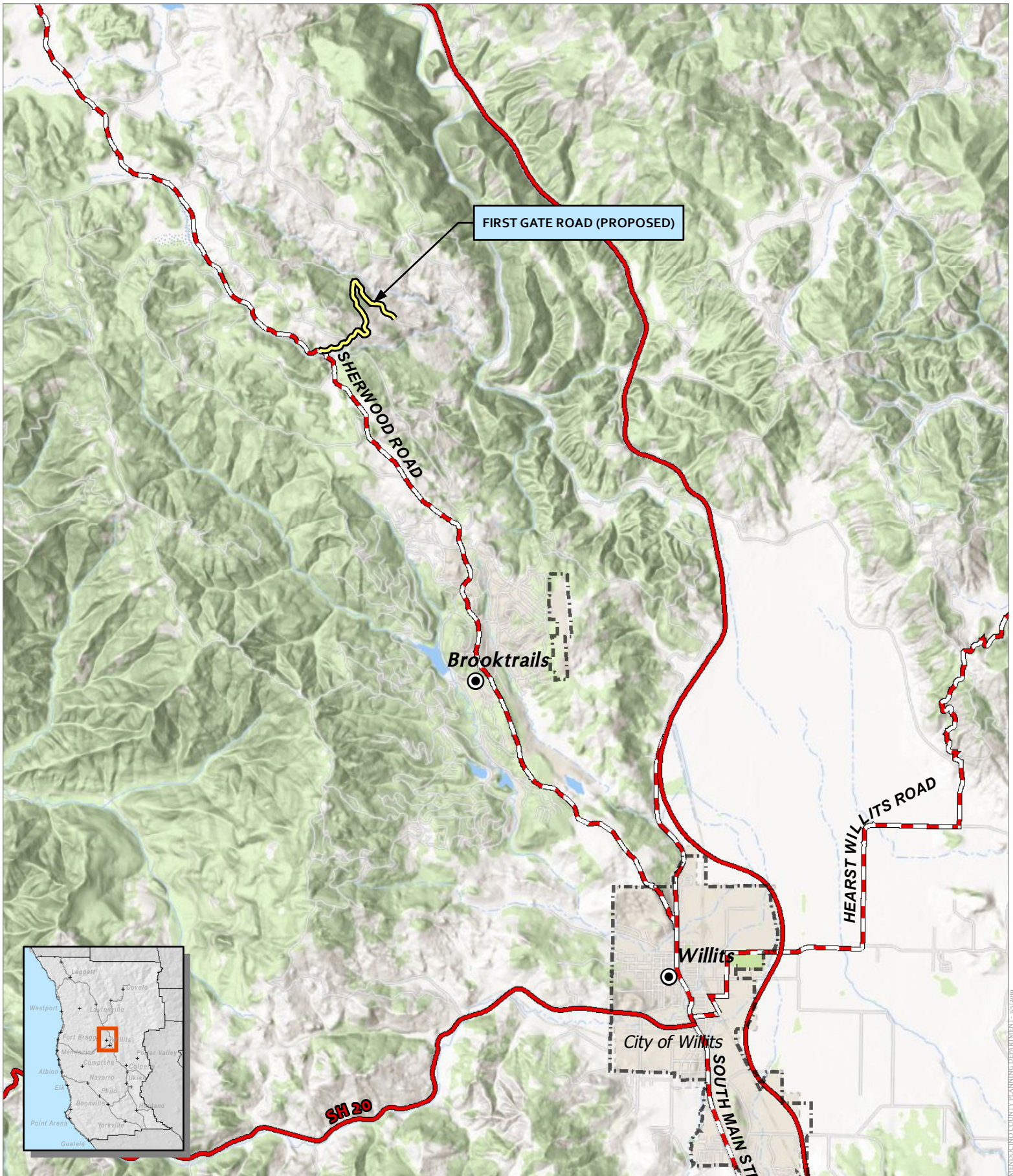
Assessor's Parcel Number

Current Situs Address

✓ Jeff Hesse	#52	28371 Redwood Creek Dr.
✓ Paula Grbm		6600 Willowbrook Road
✓ Lawrence David Minson	28401	Redwood Creek Road
✓ Katie Jeanne		6250 Willowbrook Rd
✓ Zack Hansen (?)		<del>6301</del> 6401 Willowbrook Rd
✓ Dennis Kettler	037-650-0600	28380 Redwood Creek Dr.
✓ Medial R. Sisk		28361 Redwood Creek Dr.

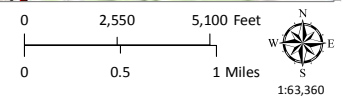
Note: Once the new road name is approved by the Board of Supervisors, the issuance of a new situs address will occur. In most cases this will involve a change in the situs number of the property.





CASE: **RN 2018-0001**  
 OWNER: **Various**  
 APN: **037-650-06, ET AL**  
 APLCT: **County of Mendocino**  
 AGENT:  
 ADDRESS: **Various, Willits**

- Major Towns & Places
 Major Roads
- City Limits
- Highways



LOCATION MAP



## AERIAL IMAGERY