July 1, 2020

CASE#: CDP_2020-0017
DATE FILED: 5/29/2020
OWNER/APPLICANT: KATHLEEN & LLOYD CHASEY
REQUEST: Standard Coastal Development Permit to install a wood fire pizza oven, expand an existing upper deck (560 sq. ft. to 1294 sq. ft.), construct a new 536 sq. ft. lower deck, and install downcast sconce lighting.
ENVIRONMENTAL DETERMINATION: Class 1(e), Section 15301 Categorically Exempt
LOCATION: In the Coastal Zone, 4.5± miles north of Anchor Bay, on the west side of State Route 1 (SR 1), located at 30230 S. Hwy 1, Gualala (APN: 142-031-10).
SUPERVISORIAL DISTRICT: 5
STAFF PLANNER: TIA SAR
RESPONSE DUE DATE: July 15, 2020

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. 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: CDP_2020-0017**

**OWNER/APPLICANT:** KATHLEEN & LLOYD CHASEY

**REQUEST:** Standard Coastal Development Permit to install a wood fire pizza oven, expand an existing upper deck (560 sq. ft. to 1294 sq. ft.), construct a new 536 sq. ft. lower deck, and install downcast sconce lighting.

**LOCATION:** In the Coastal Zone, 4.5± miles north of Anchor Bay, on the west side of State Route 1 (SR 1), located at 30230 S. Hwy 1, Gualala (APN: 142-031-10).

**APN/S:** 142-031-10

**PARCEL SIZE:** 1.39+ Acres

**GENERAL PLAN:** RR5(2):R

**ZONING:** Division II: Rural Residential, minimum parcel size five acres, (RR:5(2)); Residential

**DISTRICT:** 5th Supervisorial District (Williams)

<table>
<thead>
<tr>
<th>NORTH</th>
<th>ADJACENT GENERAL PLAN</th>
<th>ADJACENT ZONING</th>
<th>ADJACENT LOT SIZES</th>
<th>ADJACENT USES</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Rural Residential</td>
<td>RRS(2)</td>
<td>2.0 Acre</td>
<td>Residential</td>
</tr>
<tr>
<td>EAST</td>
<td>Rural Residential</td>
<td>RRS(2)</td>
<td>2.5 Acre</td>
<td>Residential</td>
</tr>
<tr>
<td>SOUTH</td>
<td>Rural Residential</td>
<td>RRS(2)</td>
<td>2.33 Acre</td>
<td>Residential</td>
</tr>
<tr>
<td>WEST</td>
<td>Rural Residential</td>
<td>RRS(2)</td>
<td>2.33 Acre</td>
<td>Residential</td>
</tr>
</tbody>
</table>

**REFERRAL AGENCIES**

**LOCAL**
- Air Quality Management District
- Assessor’s Office
- Building Division (FB)
- Department of Transportation (DOT)
- Environmental Health (EH)
- GMAC

**STATE**
- CALFIRE (Land Use)
- CALTRANS
- California Coastal Commission
- California Dept. of Fish & Wildlife

**FEDERAL**
- US Department of Fish & Wildlife

**TRIBAL**
- Cloverdale Rancheria
- Redwood Valley Rancheria
- Sherwood Valley Band of Pomo Indians

**ADDITIONAL INFORMATION:**

**STAFF PLANNER:** TIA SAR

**DATE:** 6/19/2020
### ENVIRONMENTAL DATA

<table>
<thead>
<tr>
<th>Environmental Data</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td>1. MAC: GIS</td>
<td>GMAC</td>
</tr>
<tr>
<td>2. FIRE HAZARD SEVERITY ZONE: CALFIRE FRAP maps/GIS</td>
<td>High Fire Hazard</td>
</tr>
<tr>
<td>3. FIRE RESPONSIBILITY AREA: CALFIRE FRAP maps/GIS</td>
<td>CALFIRE (State Responsibility Area)</td>
</tr>
<tr>
<td>4. FARMLAND CLASSIFICATION: GIS</td>
<td>Grazing Land, Urban &amp; Built-up Land (D)</td>
</tr>
<tr>
<td>5. FLOOD ZONE CLASSIFICATION: FEMA Flood Insurance Rate Maps (FIRM)</td>
<td>NO</td>
</tr>
<tr>
<td>6. COASTAL GROUNDWATER RESOURCE AREA: Coastal Groundwater Study/GIS</td>
<td>Critical Water Areas</td>
</tr>
<tr>
<td>7. SOIL CLASSIFICATION: Mendocino County Soils Study Eastern/Western Part</td>
<td>117 Western Soil Classes</td>
</tr>
<tr>
<td>8. PYGMY VEGETATION OR PYGMY CAPABLE SOIL: LCP maps, Pygmy Soils Maps; GIS</td>
<td>NO</td>
</tr>
<tr>
<td>9. WILLIAMSON ACT CONTRACT: GIS/Mendocino County Assessor's Office</td>
<td>NO</td>
</tr>
<tr>
<td>10. TIMBER PRODUCTION ZONE: GIS</td>
<td>NO</td>
</tr>
<tr>
<td>11. WETLANDS CLASSIFICATION: GIS</td>
<td>NO</td>
</tr>
<tr>
<td>12. EARTHQUAKE FAULT ZONE: Earthquake Fault Zone Maps; GIS</td>
<td>NO</td>
</tr>
<tr>
<td>13. AIRPORT LAND USE PLANNING AREA: Airport Land Use Plan</td>
<td>NO</td>
</tr>
<tr>
<td>14. SUPERFUND/BROWNFIELD/HAZMAT SITE: GIS; General Plan 3-11</td>
<td>NO</td>
</tr>
<tr>
<td>15. NATURAL DIVERSITY DATABASE: CA Dept. of Fish &amp; Wildlife Rarefind Database/GIS</td>
<td>YES</td>
</tr>
<tr>
<td>16. STATE FOREST/PARK/RECREATION AREA ADJACENT: GIS; General Plan 3-10</td>
<td>NO</td>
</tr>
<tr>
<td>17. LANDSLIDE HAZARD: Hazards and Landslides Map; GIS; Policy RM-61; General Plan 4-44</td>
<td>NO</td>
</tr>
<tr>
<td>18. WATER EFFICIENT LANDSCAPE REQUIRED: Policy RM-7; General Plan 4-34</td>
<td>NO</td>
</tr>
<tr>
<td>19. WILD AND SCENIC RIVER: <a href="http://www.rivers.gov">www.rivers.gov</a></td>
<td>NO</td>
</tr>
<tr>
<td>20. SPECIFIC PLAN/SPECIAL PLAN AREA: Various Adopted Specific Plan Areas; GIS</td>
<td>NO</td>
</tr>
<tr>
<td>21. STATE CLEARINGHOUSE REQUIRED: Policy</td>
<td>NO</td>
</tr>
<tr>
<td>22. OAK WOODLAND AREA: USDA</td>
<td>NO</td>
</tr>
<tr>
<td>23. HARBOR DISTRICT: Sec. 20.512</td>
<td>NO</td>
</tr>
<tr>
<td>24. LCP LAND USE CLASSIFICATION: LCP Land Use maps/GIS</td>
<td>None (Shoreline Access Proposed along the west parcel)</td>
</tr>
<tr>
<td>25. LCP LAND CAPABILITIES &amp; NATURAL HAZARDS: LCP Land Capabilities maps/GIS; 20.500</td>
<td>Beach Deposits and Stream Alluvium and Terraces (Zone 3) Intermediate Shaking; Non Prime</td>
</tr>
<tr>
<td>26. LCP HABITATS &amp; RESOURCES: LCP Habitat maps/GIS</td>
<td>Barren</td>
</tr>
<tr>
<td>27. COASTAL COMMISSION APPEALABLE AREA: Coastal Commission Maps/GIS</td>
<td>YES</td>
</tr>
<tr>
<td>28. CDP EXCLUSION ZONE: CDP Exclusion Zone maps/GIS</td>
<td>NO</td>
</tr>
<tr>
<td>29. HIGHLY SCENIC AREA: Highly Scenic &amp; Tree Removal Area Maps/GIS; Secs. 20.504.015, 20.504.020</td>
<td>YES</td>
</tr>
<tr>
<td>30. BIOLOGICAL RESOURCES &amp; NATURAL AREAS: Biological Resources &amp; Natural Area Maps/GIS; General Plan K-9</td>
<td>YES</td>
</tr>
<tr>
<td>31. BLUFTOP GEOLOGY: GIS;20.504.020</td>
<td>YES</td>
</tr>
</tbody>
</table>
COASTAL ZONE APPLICATION FORM

APPLICANT

Kathleen & Lloyd Chasey

30230 S Highway 1

Gualala, CA 95445

Phone 707-884-1094

PROPERTY OWNER

Same as Applicant

AGENT

N/A

PARCEL SIZE

1.40 Acres

STREET ADDRESS OF PROJECT

30230 S Highway 1, Gualala, CA 95445

ASSESSOR’S PARCEL NUMBER(S)

142-031-10-05

I certify that the information submitted with this application is true and accurate.

Signature of Applicant/Agent: Kathleen Chasey
Date: May 13, 2020

Signature of Owner: [Signature]
Date: [Date]
COASTAL ZONE - SITE AND PROJECT DESCRIPTION QUESTIONNAIRE

The purpose of this questionnaire is to relate information concerning your application to the Planning and Building Services Department and other agencies who will be reviewing your project proposal. Please remember that the clearer picture that your give us of your project and the site, the easier it will be to promptly process your application. Please answer all questions. Those questions which do not pertain to your project, please indicate "Not Applicable" or "N/A".

THE PROJECT

1. Describe your project and include secondary improvements such as wells, septic systems, grading, vegetation removal, roads, etc.

Two level redwood deck expansion including:
- Expand current deck from 560 sq ft to 1,294 sq ft
- Add new lower deck of 536 sq ft
- Add Forno Bravo woodfire pizza oven
- Install new down lights around deck

2. If the project is residential, please complete the following:

<table>
<thead>
<tr>
<th>TYPE OF UNIT</th>
<th>NUMBER OF STRUCTURES</th>
<th>SQUARE FEET PER DWELLING UNIT</th>
</tr>
</thead>
<tbody>
<tr>
<td>☒ Single Family</td>
<td>1 single family residence</td>
<td>1,344 sq ft</td>
</tr>
<tr>
<td>☐ Mobile Home</td>
<td></td>
<td></td>
</tr>
<tr>
<td>☐ Duplex</td>
<td></td>
<td></td>
</tr>
<tr>
<td>☐ Multifamily</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

If Multifamily, number of dwelling units per building:__________________________

3. If the project is commercial, industrial, or institutional, complete the following:

Total square footage of structures: ____________________________
Estimated employees per shift: ________________________________
Estimated shifts per day: ________________________________
Type of loading facilities proposed: __________________________

4. Will the proposed project be phased? ☐ Yes ☐ No
   If Yes, explain your plans for phasing.
5. Are there existing structures on the property? [X] Yes  [ ] No
   If yes, describe below and identify the use of each structure on the plot plan.

<table>
<thead>
<tr>
<th>Footprint</th>
<th>Sq Ft</th>
</tr>
</thead>
<tbody>
<tr>
<td>Existing Single Family Residence</td>
<td>28 x 24 Ft</td>
</tr>
<tr>
<td>Existing One Car Garage</td>
<td>20 x 14 Ft</td>
</tr>
<tr>
<td>Existing Well Pump House</td>
<td>8 x 8 Ft</td>
</tr>
<tr>
<td>Total</td>
<td></td>
</tr>
</tbody>
</table>

6. Will any existing structures be demolished?  [ ] Yes  [X] No
   Will any existing structures be removed?  [ ] Yes  [X] No

   If yes to either question, describe the type of development to be demolished or removed, including the relocation site, if applicable.

7. Project Height. Maximum height of structure - Existing single family residence - 25 feet.

8. Lot area (within property lines): 60,984 [X] square feet  1.40 [X] acres

9. Lot Coverage:

<table>
<thead>
<tr>
<th>EXISTING</th>
<th>NEW PROPOSED</th>
<th>TOTAL</th>
</tr>
</thead>
<tbody>
<tr>
<td>Building coverage</td>
<td>1,016 square feet</td>
<td></td>
</tr>
<tr>
<td>Paved area</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Landscape area</td>
<td>59,408 square feet</td>
<td></td>
</tr>
<tr>
<td>Unimproved area - Deck</td>
<td>560 square feet</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>1,270 square feet</td>
</tr>
<tr>
<td></td>
<td></td>
<td>1,830 square feet</td>
</tr>
<tr>
<td>GRAND TOTAL:</td>
<td>60,984 square feet</td>
<td></td>
</tr>
</tbody>
</table>

   (Should equal gross area of parcel)

10. Gross floor area: 1,016 square feet (including covered parking and accessory buildings).

11. Parking will be provided as follows:

<table>
<thead>
<tr>
<th>Number of Spaces</th>
<th>Existing 6</th>
<th>Proposed 0</th>
<th>Total 6</th>
</tr>
</thead>
<tbody>
<tr>
<td>Number of covered spaces</td>
<td></td>
<td>Size</td>
<td></td>
</tr>
<tr>
<td>Number of uncovered spaces</td>
<td>6</td>
<td>Size</td>
<td></td>
</tr>
<tr>
<td>Number of standard spaces</td>
<td></td>
<td>Size</td>
<td></td>
</tr>
<tr>
<td>Number of handicapped spaces</td>
<td></td>
<td>Size</td>
<td></td>
</tr>
</tbody>
</table>
12. Utilities will be supplied to the site as follows:

A. Electricity
   - Utility Company (service exists to the parcel).
   - Utility Company (requires extension of services to site: _______ feet _______ miles
   - On Site generation, Specify: _____________________________
   - None

B. Gas
   - Utility Company/Tank - Existing Propane Tank
   - On Site generation, Specify: _____________________________
   - None

C. Telephone: [x] Yes [ ] No

13. Will there be any exterior lighting? [x] Yes [ ] No
   If yes, describe below and identify the location of all exterior lighting on the plot plan and building plans.
   Seven new downlights - See Catalog Page Poseidon Bronze Tube Downlight
   1 - Front Door, 4 - South & West Corners of House, 1 - Kitchen Door, 1 - Mid House, existing South Deck

14. What will be the method of sewage disposal?
   [ ] Community sewage system, specify supplier ________________________________
   [x] Septic Tank - Existing
   [ ] Other, specify ________________________________

15. What will be the domestic water source?
   [ ] Community water system, specify supplier ________________________________
   [x] Well - Existing
   [ ] Spring
   [ ] Other, specify ________________________________

16. Is any grading or road construction planned? [ ] Yes [x] No
   If yes, grading and drainage plans may be required. Also, describe the terrain to be traversed (e.g., steep, moderate
   slope, flat, etc.).
   Existing level lot

   For grading and road construction, complete the following:

   A. Amount of cut: ______________________ cubic yards
   B. Amount of fill: ______________________ cubic yards
   C. Maximum height of fill slope: ______________________ feet
   D. Maximum height of cut slope: ______________________ feet
   E. Amount of import or export: ______________________ cubic yards
   F. Location of borrow or disposal site: ____________________________
17. Will vegetation be removed on areas other than the building sites and roads?  □ Yes  □ No
   If yes, explain:

18. Does the project involve sand removal, mining or gravel extraction?  □ Yes  □ No
   If yes, detailed extraction, reclamation and monitoring may be required.

19. Will the proposed development convert land currently or previously used for agriculture to another use?  □ Yes  □ No
   If yes, how many acres will be converted? ___________ acres (An agricultural economic feasibility study may be required.)

20. Will the development provide public or private recreational opportunities?  □ Yes  □ No
   If yes, explain:

21. Is the proposed development visible from:
   A. State Highway 1 or other scenic route?  □ Yes  □ No
   B. Park, beach or recreation area?  □ Yes  □ No

   Current Single Family Residence and proposed deck not visible from Highway 1 - See Photos included

22. Will the project involve the use or disposal of potentially hazardous materials such as toxic substances, flammables, or explosives?  □ Yes  □ No
   If yes, explain:

23. Does the development involve diking, filling, dredging or placing structures in open coastal waters, wetlands, estuaries or lakes?
   A. Diking  □ Yes  □ No
   B. Filling  □ Yes  □ No
   C. Dredging  □ Yes  □ No
   D. Placement of structures in open coastal waters, wetlands, estuaries or lakes  □ Yes  □ No

   Amount of material to be dredged or filled? ___________ cubic yards.

   Location of dredged material disposal site: ____________________________

   Has a U.S. Army Corps of Engineers permit been applied for?  □ Yes  □ No

If you need additional room to answer any question, attach additional sheets.
INDEMNIFICATION AND HOLD HARMLESS

ORDINANCE NO. 3780, adopted by the Board of Supervisors on June 4, 1991, requires applicants for discretionary land use approvals, to sign the following Indemnification Agreement. Failure to sign this agreement will result in the application being considered incomplete and withheld from further processing.

INDEMNIFICATION AGREEMENT

As part of this application, applicant agrees to defend, indemnify, release and hold harmless the County of Mendocino, its agents, officers, attorneys, employees, boards and commissions, as more particularly set forth in Mendocino County Code Section 1.04.120, from any claim, action or proceeding brought against any of the foregoing individuals or entities, the purpose of which is to attack, set aside, void or annul the approval of this application or adoption of the environmental document which accompanies it. The indemnification shall include, but not be limited to, damages, costs, expenses, attorney fees or expert witness fees that may be asserted by any person or entity, including the applicant, arising out of or in connection with the approval of this application, whether or not there is concurrent, passive or active negligence on the part of the County, its agents, officers, attorneys, employees, boards and commissions.

Date: May 13, 2020

Kathleen Chasey
Applicant
DECLARATION OF POSTING

At the time the application is submitted for filing, the applicant must Post, at a conspicuous place, easily read by the public and as close as possible to the site of the proposed development, notice that an application for the proposed development has been submitted. Such notice shall contain a general description of the nature of the proposed development and shall be on the standard form provided in the application packet. If the applicant fails to post the completed notice form and sign the Declaration of Posting, the Department of Planning and Building Services cannot process the application.

As Proof of Posting, please sign and date this Declaration of Posting form when the site is posted; it serves as proof of posting. It should be returned to the Department of Planning and Building Services with the application.

Pursuant to the requirements of Section 20.532.025(H) of the Mendocino County Code, I hereby certify that on __5/13/20____ (date of posting), I or my authorized representative posted the "NOTICE OF PENDING PERMIT" for application to obtain a Coastal Development Permit for the development of:

Two Level Deck Expansion
(Description of development)

Located at: 30230 S Highway 1
Gualala, CA 95445

(Address of development and Assessor’s Parcel Number)

APN 142-031-10-05

The public notice was posted at: 30230 S Highway 1
Gualala, CA 95445

(A conspicuous place, easily seen by the public and as close as possible to the site of proposed development)

Kathleen Chason
Owner/Authorized Representative

May 13, 2020
Date

(A copy of the notice which was posted shall be attached to this form).

NOTE: YOUR APPLICATION CANNOT BE PROCESSED UNTIL THIS "DECLARATION OF POSTING" IS SIGNED AND RETURNED TO PLANNING AND BUILDING SERVICES.
FOR FURTHER INFORMATION, PLEASE TELEPHONE OR WRITE TO:

__________________________________________________________

DATE NOTICE POSTED: May 13, 2020
dates of posting:

ASSessor’s Parcel Number(S): 42-03-1-10-05

APPLICANT: Kathleen & Loyd Cheasy 707-884-1094

LOCATION: 30320 S Highway 1, Guadalupe, CA 95445

Add强迫式woodfire pizza oven
Add new lower deck of 556 sq ft
Expand current deck from 560 sq ft to 1,294 sq ft
Two level redwood deck expansion, including:

PROPOSED DEVELOPMENT:

IS PENDING BEFORE THE COUNTY OF MENDOCINO:
A COASTAL PERMIT APPLICATION FOR DEVELOPMENT ON THIS SITE

PENDING PERMIT

NOTICE OF

COASTAL ZONE ONLY
LOCATION WITHIN THE
COMPLETE FOR PROJECTS
SHARI L. SCHAPMIRE  
TREASURER-TAX COLLECTOR  
501 Low Gap Road, Room #1060  
Ukiah, CA 95482  
www.mendocinocounty.org/ttc

MENDOCINO COUNTY SECURED TAX STATEMENT  
FOR FISCAL YEAR JULY 1, 2019 TO JUNE 30, 2020

2019 - 2020

PROPERTY INFORMATION

<table>
<thead>
<tr>
<th>ASSESSMENT NUMBER</th>
<th>47712</th>
</tr>
</thead>
<tbody>
<tr>
<td>PARCEL NUMBER</td>
<td>142-031-1005</td>
</tr>
<tr>
<td>LOCATION</td>
<td>30230 SO HWY 1 GU</td>
</tr>
<tr>
<td>LIEN DATE OWNER</td>
<td>CHASEY LLOYD P TTEE /</td>
</tr>
</tbody>
</table>

CHASEY LLOYD P TTEE /  
30230 S HWY 1  
GUALALA CA 95445-8582

SEE REVERSE FOR IMPORTANT INFORMATION

This is an informational Statement Only -  
Your Tax Bill Has Been Requested by the Agency Listed Below.

See reverse for electronic payment information

TELEPHONE NUMBERS

<p>| | |</p>
<table>
<thead>
<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Tax Collection</td>
<td>(707) 234-6875</td>
</tr>
<tr>
<td>Address Change</td>
<td>(707) 234-6800</td>
</tr>
<tr>
<td>Exemptions</td>
<td>(707) 234-6801</td>
</tr>
<tr>
<td>Assessed Values</td>
<td>(707) 234-6800</td>
</tr>
<tr>
<td>Tax Rates</td>
<td>(707) 234-6859</td>
</tr>
<tr>
<td>Personal Property</td>
<td>(707) 234-6815</td>
</tr>
</tbody>
</table>

COUNTY VALUES AND EXEMPTIONS

<table>
<thead>
<tr>
<th>VALUE DESCRIPTION</th>
<th>VALUE</th>
</tr>
</thead>
<tbody>
<tr>
<td>LAND</td>
<td>561,786</td>
</tr>
<tr>
<td>IMPROVEMENTS</td>
<td>129,286</td>
</tr>
<tr>
<td>PERSONAL PROPERTY</td>
<td></td>
</tr>
<tr>
<td>HOMEOWNER'S EXEMPTION</td>
<td></td>
</tr>
<tr>
<td>OTHER EXEMPTION</td>
<td></td>
</tr>
<tr>
<td>NET ASSESSED VALUE</td>
<td>711,071</td>
</tr>
</tbody>
</table>

VOTER APPROVED TAXES, TAXING AGENCY DIRECT CHARGES AND SPECIAL ASSESSMENTS

<table>
<thead>
<tr>
<th>TELEPHONE NUMBERS</th>
<th>DESCRIPTION</th>
<th>TAX RATE PERCENT</th>
<th>AGENCY TAXES/CHARGES</th>
</tr>
</thead>
<tbody>
<tr>
<td>(707) 234-6860</td>
<td>COUNTY WIDE BASE TAX</td>
<td>1.000</td>
<td>7,110.70</td>
</tr>
<tr>
<td>(707) 234-6871</td>
<td>SONOMA JC 2002 BOND</td>
<td>.013</td>
<td>92.42</td>
</tr>
<tr>
<td>(707) 234-6871</td>
<td>SONOMA JC 2014 BOND</td>
<td>.024</td>
<td>170.64</td>
</tr>
<tr>
<td>(707) 882-2803</td>
<td>PT ARENA JT HIGH BOND</td>
<td>.014</td>
<td>99.54</td>
</tr>
<tr>
<td>(707) 882-2803</td>
<td>ARENA UNION BOND</td>
<td>.018</td>
<td>127.98</td>
</tr>
<tr>
<td>(707) 884-4700</td>
<td>SOUTH COAST FIRE</td>
<td>DIRECT CHARGE</td>
<td>100.00</td>
</tr>
<tr>
<td>(800) 676-7516</td>
<td>COAST LIFE AMBULANCE</td>
<td>DIRECT CHARGE</td>
<td>132.00</td>
</tr>
<tr>
<td>(800) 676-7516</td>
<td>COAST LIFE URGNT CARE</td>
<td>DIRECT CHARGE</td>
<td>148.00</td>
</tr>
</tbody>
</table>

DUE AND PAYABLE ON 11/1/2019

1ST INSTALLMENT  $ 3,990.64
DELINQUENT AFTER 12/10/2019

DUE AND PAYABLE ON 2/1/2020

2ND INSTALLMENT  $ 3,990.64
DELINQUENT AFTER 4/10/2020

TOTAL TAXES  $ 7,981.28
<table>
<thead>
<tr>
<th>AP# 000-000-00</th>
<th>LASTNAME, FIRSTNAME</th>
<th>AP# 142-033-04-05</th>
</tr>
</thead>
<tbody>
<tr>
<td>STREET ADDRESS</td>
<td>Nyborg, Russell &amp; Anne</td>
<td></td>
</tr>
<tr>
<td>CITY, STATE ZIP</td>
<td>6201 Old River Rd</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Ukiah, CA 95482</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-031-08-05</td>
<td>DeWolfe, Vickie</td>
<td>AP# 142-033-16-05</td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Buschbacher, Michael</td>
<td></td>
</tr>
<tr>
<td></td>
<td>30151 S Highway 1</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Gualala, CA 95445</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-031-09-05</td>
<td>ICE Homeowner Assoc</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>PO Box 741</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Point Arena, CA 95468</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-031-11-05</td>
<td>Phelps, Charles &amp; Dale</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>30250 S Highway 1</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Gualala, CA 95445</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-031-12-05</td>
<td>Booth, Paul &amp; Janis</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>440 Chimney Hill Dr</td>
<td></td>
</tr>
<tr>
<td></td>
<td>College Staton, TX 77840</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-031-13-05</td>
<td>Arena, Anna</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>50 Corte Morada</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Greenbrae, CA 94904</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-031-14-05</td>
<td>Tweedie, John &amp; Janet</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>30330 S Highway 1</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Gualala, CA 95445</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-033-09-05</td>
<td>Escajeda, Mark &amp; Carol</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>859 Santa Maria Way</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Lafayette, CA 94549</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>AP# 142-033-10-05</td>
<td>Christensen, Dennis</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>PO Box 1898</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Redlands, CA 92373</td>
<td></td>
</tr>
</tbody>
</table>
ACKNOWLEDGMENT OF DEPOSIT/HOURLY FEE

By signing below, the applicant acknowledges that the staff at Planning and Building Services has discussed the potential for collection of a deposit fee for the projects listed below (as adopted by the Board of Supervisors in Resolution No.'s 11-072, 16-150, 18-122 and 19-170):

1. Division of Land Project
2. General Plan Project
3. Coastal Project
4. Zoning Project
5. Administrative Project
6. Cannabis Project
7. Private Road Naming

Once an application has been submitted and the processing costs approach 80% of the application fee, additional staff processing time will be billed at $90.00/hour. Staff will notify the applicant/owner that a deposit equal to 50% of the initial filing fee is required for further processing, and more than one deposit may be required depending on the complexity of the project and the staff time necessary to complete application processing.

I acknowledge that I was advised of the deposit fee for continued processing after the initial application fee has been expended

[Signature]
[Date]

OFFICE USE ONLY:

Project or Permit Number

PBS Share/Cost Recovery/Acknowledgement Receipt Form/Updated 6/2019
Chasey Single Family Residence
TWO LEVEL DECK ADDITION - PLAN DETAIL VIEW
May 6, 2020

Deck Construction Details:
- Existing Deck: 2" x 6" Redwood
- New Deck: 2" x 6" Redwood
- New Joists: 2"x8" P/T D Fir, 24" O.C., 8 Ft Span Max
- New Beams: 4"x8" P/T D Fir, 6' Max Spacing between Posts
- New Posts: 4"x4" P/T D Fir

New Lower Deck
15" to 25" above grade

Pizza Oven

Upper Deck Addition
Height equal to existing deck
38" to 48" above grade

North
CHASEY

Z-LEVEL DECK ADDITION

POST & FOOTING DETAIL

MAY 2020

1 ft.

3 ft.

Post Height Varies
7" - 40"

4x8"
Pressure Treated
Doug Fir Beams

4x4"
Pressure Treated
Doug Fir Posts

12" Diameter
Concrete Footings

2 4" compaction
Gravel
CHASEY

Z-LEVEL DECK ADDITION
STAIR & RAILING DETAIL
MAY 2020

3 ft.

1 ft.

railing cap

2x6 posts

2x4 rails

3x4" Space between balusters

2x2" Balusters

36" RAILING HEIGHT

4x4 posts

2x12 stringer

4x4" posts

TREAD 12"

LOWER DECK

RISER 6½"

Upper Deck

Concrete Post footings

Gravel base - packed

2x12 stringer

2x12 stringer

46"

20"
Chasey Family Single Residence

EXTERIOR PHOTOS

30230 S Highway 1, Gualala, CA

Approaching property from North on S Hwy 1

Approaching property driveway from South on Hwy 1

View of East side of Home

View of North side of Home

View of West side of Home

View of South side of Home
Poseidon Bronze Tube Downlight
6" High Outdoor Sconce
- Style # K6234

SALE
$49.60
$62.00 | Save $12.00 | Ends 5/27/20

FREE SHIPPING & FREE RETURNS* | Low Price Guarantee
IN STOCK - Ships in 1 to 2 Days

1
ADD TO CART

Check Store Availability | Questions? Ask a Store Associate

MORE YOU MAY LIKE

$66.95
$60.80
$49.99
$69.99
$49.99

PRODUCT DETAILS
Gas Requirements:
Refer to Gas Burner Drawing for air and access requirements

Clearance to combustibles:
1" clearance all the way around side walls;
14" above completed dome assembly;
30" Side clearance from door opening;
36" from front of oven landing to combustibles.
Non-combustible hearth.

Specifications:
Wood, liquid gas or propane fuel;
24" Stainless steel flue with 6" interior; rain cap and anchor plate comes standard.
Crane ships 54"W x 62"L x 49"H;
Oven and stand weight: 1510 lbs.

WARNING:
READ ALL INSTRUCTIONS IN INSTALLATION MANUAL BEFORE INSTALLING AND USING APPLIANCE. FAILURE TO FOLLOW INSTRUCTIONS MAY RESULT IN PROPERTY DAMAGE, BODILY INJURY OR EVEN DEATH.
To: County of Mendocino
Planning Division
120 West Fir Street
Fort Bragg, Ca 95437

Date: May 21, 2020

Dear County Planner:

Spade Natural Resources Consulting performed biological scoping and botanical surveys in 2015 at 30230 South Highway One (APN 142-031-10). A survey report was provided, indicating that no rare plants, rare plant communities, or evidence of special status wildlife was found at that time. Potential wildlife habitat was noted for bird and bat species of concern, Sonoma tree vole, and a low potential for presence of migrating California red-legged frog.

In order to update the survey effort, additional surveys occurred in April and May of 2020. During survey update efforts in 2020, no special status plants, special status plant communities, or special status wildlife habitat was observed in the project area, which consists of a deck to be built at the residence.

On April 15 and May 15, 2020, Spade Natural Resource Consulting visited the property and performed surveys within 100 feet of the residence and proposed deck addition. Prior to survey visits, a California Native Plant Society 9-Quad search was performed, listing all special status plants that occur within the subject and surrounding quads. The CNPS 9-Quad Search results are included as Appendix A. The surveys occurred at a time when most of the plants that were on the 9 Quad search list would have been evident and identifiable.

The following species on the 9-Quad search list would not have been in bloom during the survey efforts:

- **Pink sand verbena** (*Abronia unbellata var. breviflora*) – this species blooms from June-October and is a species that occurs in dune habitat. No dune habitat was present in the project area.

- **Swamp harebell** (*Campanula californica*) – this species blooms from June-October, and is a wetland species. No wetlands are present in the project area.

- **Mendocino dodder** (*Cuscuta pacifica var. papilata*) – this is a dune species that blooms from July-October. No dune habitat occurs on the property. Additionally, any species of dodder would have been obvious, and none was present.

- **Streamside daisy** (*Erigeron bioletti*) – this species blooms from June-October, and is present in wet forested areas. Habitat is not present as the site is too dry for this species.

- **American manna grass** (*Glyceria grandis*) – this species blooms from June-August, and occurs in wetlands. No habitat is present on the site for this species.

- **Running-pine** (*Lycopodium clavatum*) – this species blooms from June-August, and occurs in wet forests and wetlands. It would have been apparent even if not in bloom, and none was noted.

- **Gairdner’s yampah** (*Perideridia gairdneri ssp. gairdneri*) – this species blooms from June-October. Habitat is present on the site for this species, however it is only a watch list species (CRPR 4.2) so not special status.
- **Nuttall's ribbon-leaved pondweed (Potamogeton epihydrus)** – this species blooms from July-September, and is present in aquatic habitat. No aquatic habitat is present in the project area.

- **Fringed false-hellebore (Veratrum fimbriatum)** – this species blooms from July-September and is present in damp, mesic areas. No habitat is present for this species, it is apparent even when not in bloom, and was not observed, and it is a watch list species (CRPR 4.3) so not special status.

The site is a bluffer property that is developed with a residence. The properties adjacent are also developed residentially. The proposed deck addition would occur in an area where a mowed non-native grassland is present.

![Figure 1. Proposed deck location.](image)

Dominant species within the grassland include rattlesnake grass (*Briza maxima*), hairy cat’s ear (*Hypochaeris radicata*), sweet vernal grass (*Anthoxanthum odoratum*), and plantain (*Plantago lanceolata*). Site conditions have not significantly changed.

One item of note is that glory brush (*Ceanothus gloriosus*), which is used for landscaping and is also considered a CRPR 4.3 watch list species, was planted near the driveway since my last visit to the site in 2015. This is not considered special status, so does not have any impact on the project, however watch list species are generally noted in survey reports.

No evidence of wildlife species of concern was noted during survey efforts.

The surveys occurred during a time when early blue violet (*Viola adunca*), was found in bloom at a nearby site. No early blue violet was found at the subject property. Early blue violet is a larval food plant for the Federally Endangered Behren’s silverspot butterfly. No blue butterflies were noted at the site. Common ringlet, a light colored butterfly, was observed during survey efforts.
Bumblebees were observed during survey efforts. These bumblebees were identified as yellow-faced bumblebee
(Bombus vosnesenskii), which is a common species.

Birds were present which were feeding at a bird feeder at the site. It is likely that birds are currently nesting in
vegetation at or near the property.

In addition to plant species listed in the 2015 study, the following species (not including landscaping) were also
observed during 2020 survey efforts:

Hawkbit (Leontodon saxatilis)
Smooth cat’s ear (Hypochaeris glabra)
California poppy (Eschscholzia californica)
Bracken (Pteridium aquilinum)

The 2015 study lists recommended avoidance measures. Those measures are sufficient to assure protection of
natural resources during the construction of the proposed deck. Since no tree removal or removal of brushy
vegetation is proposed, and the proposed deck is to be located where the vegetation is kept mowed, there is no
warrant for bird, bat, or tree vole surveys.

If you have questions, please contact me at any time.

[Teresa R Spade, AICP]
Spade Natural Resources Consulting
## Plant List

48 matches found. Click on scientific name for details

### Search Criteria

California Rare Plant Rank is one of [1A, 1B, 2A, 2B, 3, 4]. Found in Quads 3812386, 3812385 3812376 and 3812375.

<table>
<thead>
<tr>
<th>Scientific Name</th>
<th>Common Name</th>
<th>Family</th>
<th>Lifeform</th>
<th>Blooming Period</th>
<th>CA Rare Plant Rank</th>
<th>State Rank</th>
<th>Global Rank</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Abronia umbellata var. breviflora</strong></td>
<td>pink sand-verbenas</td>
<td>Nyctaginaceae</td>
<td>perennial herb</td>
<td>Jun-Oct</td>
<td>1B.1</td>
<td>S2</td>
<td>G4G5T2</td>
</tr>
<tr>
<td><strong>Agrostis blasdalei</strong></td>
<td>Blasdale's bent grass</td>
<td>Poaceae</td>
<td>perennial rhizomatous herb</td>
<td>May-Jul</td>
<td>1B.2</td>
<td>S2</td>
<td>G2</td>
</tr>
<tr>
<td><strong>Astragalus agnicidus</strong></td>
<td>Humboldt County milk-vetch</td>
<td>Fabaceae</td>
<td>perennial herb</td>
<td>Apr-Sep</td>
<td>1B.1</td>
<td>S2</td>
<td>G2</td>
</tr>
<tr>
<td><strong>Astragalus rattanii var. rattanii</strong></td>
<td>Rattan's milk-vetch</td>
<td>Fabaceae</td>
<td>perennial herb</td>
<td>Apr-Jul</td>
<td>4.3</td>
<td>S4</td>
<td>G4T4</td>
</tr>
<tr>
<td><strong>Bryoria pseudocapillaris</strong></td>
<td>false gray horsehair lichen</td>
<td>Parmeliaceae</td>
<td>fruticose lichen (epiphytic)</td>
<td>3.2</td>
<td>S2</td>
<td>G3</td>
<td></td>
</tr>
<tr>
<td><strong>Calamagrostis bolanderi</strong></td>
<td>Bolander's reed grass</td>
<td>Poaceae</td>
<td>perennial rhizomatous herb</td>
<td>May-Aug</td>
<td>4.2</td>
<td>S4</td>
<td>G4</td>
</tr>
<tr>
<td><strong>Calystegia purpurata ssp. saxicola</strong></td>
<td>coastal bluff morning-glory</td>
<td>Convolvulaceae</td>
<td>perennial herb</td>
<td>(Mar)Apr-Sep</td>
<td>1B.2</td>
<td>S2S3</td>
<td>G4T2T3</td>
</tr>
<tr>
<td><strong>Campanula californica</strong></td>
<td>swamp harebell</td>
<td>Campanulaceae</td>
<td>perennial rhizomatous herb</td>
<td>Jun-Oct</td>
<td>1B.2</td>
<td>S3</td>
<td>G3</td>
</tr>
<tr>
<td><strong>Carex californica</strong></td>
<td>California sedge</td>
<td>Cyperaceae</td>
<td>perennial rhizomatous herb</td>
<td>May-Aug</td>
<td>2B.3</td>
<td>S2</td>
<td>G5</td>
</tr>
<tr>
<td><strong>Carex lyngbyei</strong></td>
<td>Lyngbye's sedge</td>
<td>Cyperaceae</td>
<td>perennial rhizomatous herb</td>
<td>Apr-Aug</td>
<td>2B.2</td>
<td>S3</td>
<td>G5</td>
</tr>
<tr>
<td><strong>Carex saliniformis</strong></td>
<td>deceiving sedge</td>
<td>Cyperaceae</td>
<td>perennial rhizomatous herb</td>
<td>May-Jun(Jul)</td>
<td>1B.2</td>
<td>S2</td>
<td>G2</td>
</tr>
<tr>
<td><strong>Castilleja ambiguag var. ambiguag</strong></td>
<td>johnny-nip</td>
<td>Orobanchaceae</td>
<td>annual herb (hemiparasitic)</td>
<td>Mar-Aug</td>
<td>4.2</td>
<td>S3S4</td>
<td>G4T4</td>
</tr>
<tr>
<td><strong>Castilleja ambiguag var. humboldtiei</strong></td>
<td>Humboldt Bay owl's-clover</td>
<td>Orobanchaceae</td>
<td>annual herb (hemiparasitic)</td>
<td>Apr-Aug</td>
<td>1B.2</td>
<td>S2</td>
<td>G4T2</td>
</tr>
<tr>
<td>Plant Name</td>
<td>Location/Type</td>
<td>Family</td>
<td>Life Form</td>
<td>Bloom/Flowering Time</td>
<td>Size (M)</td>
<td>Size (N)</td>
<td></td>
</tr>
<tr>
<td>----------------------------</td>
<td>--------------------------------------</td>
<td>--------------</td>
<td>-------------------------</td>
<td>----------------------</td>
<td>----------</td>
<td>----------</td>
<td></td>
</tr>
<tr>
<td>Castilleja mendocinensis</td>
<td>Mendocino Coast paintbrush</td>
<td>Orobancheae</td>
<td>perennial herb</td>
<td>Apr-Aug</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Ceanothus gloriosus var. exaltatus</td>
<td>glory brush</td>
<td>Rhamnaceae</td>
<td>perennial evergreen shrub</td>
<td>Mar-Jun(Aug)</td>
<td>4.3</td>
<td>S4</td>
<td></td>
</tr>
<tr>
<td>Ceanothus gloriosus var. gloriosus</td>
<td>Point Reyes ceanothus</td>
<td>Rhamnaceae</td>
<td>perennial evergreen shrub</td>
<td>Mar-May</td>
<td>4.3</td>
<td>S4</td>
<td></td>
</tr>
<tr>
<td>Coptis laciniata</td>
<td>Oregon goldthread</td>
<td>Ranunculaceae</td>
<td>perennial rhizomatous herb</td>
<td>(Feb)Mar-May(Sep-Nov)</td>
<td>4.2</td>
<td>S3?</td>
<td></td>
</tr>
<tr>
<td>Cuscuta pacifica var. papillata</td>
<td>Mendocino dodder</td>
<td>Convolvulaceae</td>
<td>annual vine (parasitic)</td>
<td>(Jun)Jul-Oct</td>
<td>1B.2</td>
<td>S1</td>
<td></td>
</tr>
<tr>
<td>Erigeron biselettii</td>
<td>streamside daisy</td>
<td>Asteraceae</td>
<td>perennial herb</td>
<td>Jun-Oct</td>
<td>3</td>
<td>S3?</td>
<td></td>
</tr>
<tr>
<td>Erigeron supplex</td>
<td>supple daisy</td>
<td>Asteraceae</td>
<td>perennial herb</td>
<td>May-Jul</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Erysimum concinnum</td>
<td>bluff wallflower</td>
<td>Brassicaceae</td>
<td>annual / perennial herb</td>
<td>Feb-Jul</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Fritillaria roderickii</td>
<td>Roderick's fritillary</td>
<td>Liliaceae</td>
<td>perennial bulbiferous herb</td>
<td>Mar-May</td>
<td>1B.1</td>
<td>S1</td>
<td></td>
</tr>
<tr>
<td>Gilia capitata ssp. pacifica</td>
<td>Pacific gilia</td>
<td>Polemoniaceae</td>
<td>annual herb</td>
<td>Apr-Aug</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Glehnia littoralis ssp. leiocarpa</td>
<td>American glehnia</td>
<td>Apiaceae</td>
<td>perennial herb</td>
<td>May-Aug</td>
<td>4.2</td>
<td>S2S3</td>
<td></td>
</tr>
<tr>
<td>Glyceria grandis</td>
<td>American manna grass</td>
<td>Poaceae</td>
<td>perennial rhizomatous herb</td>
<td>Jun-Aug</td>
<td>2B.3</td>
<td>S3</td>
<td></td>
</tr>
<tr>
<td>Hesperevax sparsiflora var. brevifolia</td>
<td>short-leaved evax</td>
<td>Asteraceae</td>
<td>annual herb</td>
<td>Mar-Jun</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Hesperocyparis pygmaea</td>
<td>pygmy cypress</td>
<td>Cupressaceae</td>
<td>perennial evergreen tree</td>
<td></td>
<td>1B.2</td>
<td>S1</td>
<td></td>
</tr>
<tr>
<td>Horkelia marinensis</td>
<td>Point Reyes horkelia</td>
<td>Rosaceae</td>
<td>perennial herb</td>
<td>May-Sep</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Horkelia tenuiloba</td>
<td>thin-lobed horkelia</td>
<td>Rosaceae</td>
<td>perennial herb</td>
<td>May-Jul(Aug)</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Hosackia gracilis</td>
<td>harlequin lotus</td>
<td>Fabaceae</td>
<td>perennial rhizomatous herb</td>
<td>Mar-Jul</td>
<td>4.2</td>
<td>S3</td>
<td></td>
</tr>
<tr>
<td>Hypogymnia schiziadiata</td>
<td>island rock lichen</td>
<td>Parmeliaceae</td>
<td>foliose lichen (null)</td>
<td></td>
<td>1B.3</td>
<td>S1</td>
<td></td>
</tr>
<tr>
<td>Kopsiopsis hookeri</td>
<td>small groundcone</td>
<td>Orobancheae</td>
<td>perennial rhizomatous herb (parasitic)</td>
<td>Apr-Aug</td>
<td>2B.3</td>
<td>S1S2</td>
<td></td>
</tr>
<tr>
<td>Lasthenia californica ssp. bakeri</td>
<td>Baker's goldfields</td>
<td>Asteraceae</td>
<td>perennial herb</td>
<td>Apr-Oct</td>
<td>1B.2</td>
<td>S1</td>
<td></td>
</tr>
<tr>
<td>Lasthenia californica ssp. macrantha</td>
<td>perennial goldfields</td>
<td>Asteraceae</td>
<td>perennial herb</td>
<td>Jan-Nov</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Lasthenia conjugens</td>
<td>Contra Costa goldfields</td>
<td>Asteraceae</td>
<td>annual herb</td>
<td>Mar-Jun</td>
<td>1B.1</td>
<td>S1</td>
<td></td>
</tr>
<tr>
<td>Lathyrus palustris</td>
<td>marsh pea</td>
<td>Fabaceae</td>
<td>perennial herb</td>
<td>Mar-Aug</td>
<td>2B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Lilium maritimum</td>
<td>coast lily</td>
<td>Liliaceae</td>
<td>perennial bulbiferous herb</td>
<td>May-Aug</td>
<td>1B.1</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Lycopodium clavatum</td>
<td>running-pine</td>
<td>Lycopodiaceae</td>
<td>perennial rhizomatous herb</td>
<td>Jun-Aug(Sep)</td>
<td>4.1</td>
<td>S3</td>
<td></td>
</tr>
<tr>
<td>Microseris paludosa</td>
<td>marsh microseris</td>
<td>Asteraceae</td>
<td>perennial herb</td>
<td>Apr-Jun(Jul)</td>
<td>1B.2</td>
<td>S2</td>
<td></td>
</tr>
<tr>
<td>Common Name</td>
<td>Scientific Name</td>
<td>Family</td>
<td>Life Form</td>
<td>Flowering Season</td>
<td>Code1</td>
<td>Code2</td>
<td>Code3</td>
</tr>
<tr>
<td>-------------------------------------</td>
<td>-------------------------</td>
<td>---------------------</td>
<td>-------------------------</td>
<td>------------------</td>
<td>-------</td>
<td>-------</td>
<td>-------</td>
</tr>
<tr>
<td>Oenothera wolfii</td>
<td>Wolf's evening-primrose</td>
<td>Onagraceae</td>
<td>perennial herb</td>
<td>May-Oct</td>
<td>1B.1</td>
<td>S1</td>
<td>G2</td>
</tr>
<tr>
<td>Perideridia gairdneri ssp. gairdneri</td>
<td>Gairdner's yampah</td>
<td>Apiaceae</td>
<td>perennial herb</td>
<td>Jun-Oct</td>
<td>4.2</td>
<td>S3S4</td>
<td>G5T3T4</td>
</tr>
<tr>
<td>Potamogeton ephrydus</td>
<td>Nuttall's ribbon-leaved pondweed</td>
<td>Potamogetonaceae</td>
<td>perennial rhizomatous herb (aquatic)</td>
<td>(Jun)Jul-Sep</td>
<td>2B.2</td>
<td>S2S3</td>
<td>G5</td>
</tr>
<tr>
<td>Sidalcea calycosa ssp. rhizomata</td>
<td>Point Reyes checkerbloom</td>
<td>Malvaceae</td>
<td>perennial rhizomatous herb</td>
<td>Apr-Sep</td>
<td>1B.2</td>
<td>S2</td>
<td>G5T2</td>
</tr>
<tr>
<td>Sidalcea malachroides</td>
<td>maple-leaved checkerbloom</td>
<td>Malvaceae</td>
<td>perennial herb</td>
<td>(Mar)Apr-Aug</td>
<td>4.2</td>
<td>S3</td>
<td>G3</td>
</tr>
<tr>
<td>Sidalcea malviflora ssp. purpurea</td>
<td>purple-stemmed checkerbloom</td>
<td>Malvaceae</td>
<td>perennial rhizomatous herb</td>
<td>May-Jun</td>
<td>1B.2</td>
<td>S1</td>
<td>G5T1</td>
</tr>
<tr>
<td>Trifolium buckwesterorum</td>
<td>Santa Cruz clover</td>
<td>Fabaceae</td>
<td>annual herb</td>
<td>Apr-Oct</td>
<td>1B.1</td>
<td>S2</td>
<td>G2</td>
</tr>
<tr>
<td>Trifolium trichocalyx</td>
<td>Monterey clover</td>
<td>Fabaceae</td>
<td>annual herb</td>
<td>Apr-Jun</td>
<td>1B.1</td>
<td>S1</td>
<td>G1</td>
</tr>
<tr>
<td>Veratrum fimbriatum</td>
<td>fringed false-hellebore</td>
<td>Melanthiaceae</td>
<td>perennial herb</td>
<td>Jul-Sep</td>
<td>4.3</td>
<td>S3</td>
<td>G3</td>
</tr>
</tbody>
</table>

Suggested Citation
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway 1, Gualala

SUBJECT PARCEL/S

LOCATION MAP
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway 1, Gualala

Zoning Districts
Assessors Parcels

MENDOCINO COUNTY PLANNING DEPARTMENT - 6/2/2020
ZONING DISPLAY MAP
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway 1, Gualala

R R 5 [RR 1]

R R 5 [RR 2]

RMR 20

FL 160

MENDOCINO COUNTY PLANNING DEPARTMENT - 6/2/2020
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT: 
ADDRESS: 30230 S. Highway 1, Gualala

LCP LAND CAPABILITIES & NATURAL HAZARDS
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway I, Gualala

POST LCP CERTIFICATION AND APPEAL JURISDICTION

Post LCP Certification
Permit and Appeal Jurisdiction
County of Mendocino

Permit Jurisdiction
This area includes the field below the line that fills the
left bottom corner and that part may not
be developed.

Appeal Jurisdiction
The area within the border line is the area that
may be represented in the notice.

This map has been prepared to show where the California
Coastal Commission's (the "CCP") jurisdiction of
the permit and appeal jurisdiction for the
County of Mendocino. The map shall not
be used for legal purposes or for
representation of the full extent of the
jurisdiction.

California Coastal Commission
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APlCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway 1, Gualala

FLOOD HAZARD AREAS

0.085 Miles
0.0425
250
500 Feet

1% Annual Chance Flood Hazard
LOMA Letters
Tsunami Inundation Zones
Assessors Parcels

SPECIAL FLOOD HAZARD AREAS
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway 1, Gualala

MENDOCINO COUNTY PLANNING DEPARTMENT - 6/2/2020

Critical Water Areas
Assessors Parcels

GROUND WATER RESOURCES
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT: 
ADDRESS: 30230 S. Highway 1, Gualala

HIGHLY SCENIC & TREE REMOVAL AREAS

HIGHLY SCENIC AREA
Assessors Parcels
CASE: CDP 2020-0017
OWNER: CHASEY, Lloyd
APN: 142-031-10-05
APLCT: Kathleen & Lloyd Chasey
AGENT:
ADDRESS: 30230 S. Highway 1, Gualala

MENDOCINO COUNTY PLANNING DEPARTMENT- 6/2/2020

FARMLAND CLASSIFICATIONS

Urban & Built-Up Land (D)
Grazing Land (G)
Rural Residential & Rural Commercial (R)

Assessors Parcels