



APPENDIX 2 -- CAC QUESTIONNAIRE RESULTS

In the fall of 1979, four citizens groups mailed or delivered questionnaire forms to residents in their planning areas, hoping to obtain information on community characteristics and preferences to guide the Citizens Advisory Committees' (CACs) work on the County's General Plan and Local Coastal Program. The South Central CAC tabulated the results of its survey for the CAC as a whole and for each of four smaller areas, Caspar, Big River, Little River, and Albion. The Greenwood-Elk CAC and the Gualala-Anchor Bay CAC, subcommittees of the South Coast CAC, each distributed their own survey form. At the same time, the Mendocino Community Land Trust circulated a questionnaire among households within the Mendocino Community Services District, gathering opinions on planning policy for the Mendocino Historic District.

The survey results are remarkably consistent, revealing a strong preference among local residents for policies emphasizing conservation and preservation of the rural character of the Mendocino Coast. Of the 25 percent of South Central CAC residents who responded to the questionnaire, 96 percent indicated that "natural beauty, rural peace & quiet" was a quality of local life "most treasured" by areas residents, followed by "small town atmosphere." Similarly, 80 percent of surveyed residents of the Gualala-Anchor Bay area agreed that the "natural environmental setting" was among the most important factors behind their decisions to locate in the area, followed by "quietness of neighborhood" and "country atmosphere."

Natural beauty and an uncrowded, rural setting were most commonly cited by residents of the Greenwood-Elk area as considerations in their decision to settle nearby.

The Land Trust Questionnaire results confirm the strength of this feeling, showing that over 80 percent of those surveyed desired planning for the Historical District to emphasize the residential community rather than tourist services, and that 70 percent felt that maintaining the residential character of the town was one of the most important needs in the District.

The limited-growth attitude of Mendocino Coast residents appears and reappears in the questionnaire results. The most cited problems in South Central communities are overdevelopment, the cost of housing, traffic and noise. Gualala-Anchor Bay residents demonstrated a preference for no improvements over augmentation of such basic amenities as improved transportation, roads, utilities, education and police protection, as did one-half those responding to the Greenwood-Elk survey. Eighty-four percent of the inhabitants of Mendocino Town surveyed indicated that streets should not be widened or improved in any way that would diminish the town's rural character. One improvement approved by town residents in the questionnaire, construction of a community water system, failed a few years ago to gain voters' support as an authorized function of the Mendocino City Community Services District.