

BOARD OF SUPERVISORS, COUNTY OF LAKE, STATE OF CALIFORNIA
ORDINANCE NO. _____

AN ORDINANCE AMENDING SECTION 21-3.7 OF CHAPTER 21 OF THE
ORDINANCE CODE OF THE COUNTY OF LAKE BY ADOPTING A
SECTIONAL DISTRICT ZONING MAP NO. 3.7(b) 1.409

REZONING THE LANDS FOR THE GUENOC VALLEY MIXED USE PLANNED DEVELOPMENT
PROJECT – SANTA CLARA HOUSING SITE

THE BOARD OF SUPERVISORS OF THE COUNTY OF LAKE ORDAINS AS FOLLOWS:

Section 1: Section 21-3.7 of Chapter 21 of the Ordinance Code of the County of Lake is hereby amended by the adoption of Sectional District Zoning Map Number 3.7.(b)1.409; so as to Rezone 21000 Santa Clara Road, Middletown, CA being further described as **Assessor Parcel Number 014-380-09** Lake County Records, Lake County, California.

Middletown Housing Site (Santa Clara)

Parcel Number: 014-380-09

FROM: “R1-FF-FW-WW” Single-family Residential – Floodway Fringe – Floodway & Waterway

TO: “R2-FF-FW-WW” Two-Family Residential – Floodway Fringe – Floodway & Waterway

All as shown on that certain map known as Sectional District Zoning Map Number 3.7(b)1._____; a true and correct copy of said map is marked **Exhibit A**, attached hereto, and by this reference made a part thereof.

Section 2: The Board of Supervisors has independently reviewed and considered the environmental effects of the Rezone, as set forth in the Final EIR that was prepared for this project, and has ~~independently reviewed and~~ evaluated the CEQA Findings of Fact and Statement of Overriding Considerations referenced herein.

Section 3: This rezoning is consistent with the Lake County General Plan and the Middletown Area Plan as amended.

Section 4: All ordinances or parts of ordinances or resolutions or parts of resolutions in conflict herewith are hereby repealed to the extent of such conflict and no further.

Section 5: This ordinance shall take effect on the _____ day of _____, 2025 and within fifteen (15) days after adoption of the ordinance, the Clerk to the Board of Supervisors shall publish a

1 summary of the ordinance with the names of those supervisors voting for and against the ordinance and the
2 Clerk shall post in the office of the Clerk to the Board of Supervisors a certified copy of the full text of the
3 adopted ordinance along with the names of those supervisors voting for and against the ordinance. The
4 foregoing ordinance was introduced before the Board of Supervisors on the _____ day of
5 _____, 2025, and passed by the following vote on the _____ day of _____, 2025.

6 AYES:

7 NOES:

8 ABSENT OR NOT VOTING:

9

10 _____
Chair, Board of Supervisors

11 ATTEST: SUSAN PARKER
12 Clerk of the Board of Supervisors

13

14 By: _____
Deputy

15

16 APPROVED AS TO FORM:
17 LLOYD GUINTIVANO
County Counsel

18

19 By: _____
20 Deputy

21 **EXHIBIT A- SANTA CLARA HOUSING SITE REZONE MAP**

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LEGAL DESCRIPTION

REAL PROPERTY IN THE UNINCORPORATED AREA OF THE COUNTY OF LAKE, STATE OF CALIFORNIA,
DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHERLY LINE OF THAT CERTAIN TRACT OF LAND CONVEYED BY
HARRIET JANE STANLEY, ET VIR., TO HORACE E. CHILDERS, ET UX., BY DEED DATED MARCH 20, 1944,
OF RECORD IN BOOK 155 OF OFFICIAL RECORDS OF LAKE COUNTY AT PAGE 16, AT THE
NORTHWESTERLY CORNER OF THE TRACT CONVEYED BY HORACE E. CHILDERS, ET UX., TO ARTHUR L.
ROGERS, ET UX., BY DEED DATED AUGUST 5, 1947, OF RECORD IN BOOK 189 OF OFFICIAL RECORDS
OF LAKE COUNTY AT PAGE 100, AND RUNNING THENCE, FROM SAID POINT OF BEGINNING, ALONG
THE BOUNDARY LINE OF SAID TRACT SO CONVEYED TO ROGERS, ET UX., AND ITS SOUTHERLY
EXTENSION SOUTH 29° 30' 00" WEST, 457.00 FEET, TO THE SOUTHWESTERLY LINE OF SAID TRACT
CONVEYED BY STANLEY, ET VIR., TO CHILDERS, ET UX.; THENCE NORTH 71° 15' 00" WEST, ALONG
THE SOUTHWESTERLY LINE OF SAID CHILDERS TRACT, TO THE MIDDLE OF DRY CREEK; THENCE
NORTHEASTERLY, ALONG THE MIDDLE OF DRY CREEK, TO THE MOST NORTHERLY CORNER OF SAID
CHILDERS TRACT; AND THENCE SOUTH 71° 15' 00" EAST, ALONG THE NORTHERLY LINE OF SAID
CHILDERS TRACT, TO THE POINT OF BEGINNING.

THIS LEGAL DESCRIPTION IS MADE PURSUANT TO THAT CERTAIN CERTIFICATE APPROVING A LOT
LINE ADJUSTMENT, RECORDED OCTOBER 13, 1992, AS INSTRUMENT NO. 1992-021672 OF OFFICIAL
RECORDS.

NOTE: BEARINGS AND DISTANCES SHOWN ON THIS MAP FOR THE PERIMETER OF SUBJECT PROPERTY,
EXCLUDING DRY CREEK, PER 78 RS 29, LAKE COUNTY RECORDS.

EXHIBIT "A"

SECTION 3.7(B)1. _____, OF ORDINANCE 1602

WE HEREBY CERTIFY THAT THE
PLANNING COMMISSION OF LAKE COUNTY,
CALIFORNIA, ADOPTED THIS MAP
ON THE ____ DAY OF _____, ____

CHAIR, PLANNING COMMISSION

SECRETARY, PLANNING COMMISSION

WE HEREBY CERTIFY THAT THIS
MAP CONSTITUTES SECTION 3.7(B)1. _____, OF
ORDINANCE 1602 OF LAKE COUNTY, CALIFORNIA
AND THAT SECTION WAS ADOPTED BY
ORDINANCE _____, PASSED
ON THE ____ DAY OF _____, ____

CHAIR, BOARD OF SUPERVISORS

CLERK TO THE BOARD OF SUPERVISORS

Legend

- APPROXIMATE BOUNDARY LINE
- R1 SINGLE FAMILY RESIDENTIAL DISTRICT
- NEW ZONING: R2 - TWO FAMILY RESIDENTIAL DISTRICT
- FLOODWAY (FW) COMBINING DISTRICT
- WATERWAY (WW) COMBINING DISTRICT
- PARKING (P) COMBINING DISTRICT

Zoning Map

OF THE LANDS OF
LIH SCR Holdings
AS DESCRIBED IN DOC. NO. 2018-015454
LAKE COUNTY RECORDS
MAHA SANTA CLARA SUBDIVISION
21000 SANTA CLARA ROAD
COUNTY OF LAKE,
STATE OF CALIFORNIA

BY ALBION SURVEYS
ST. HELENA,
CALIFORNIA



JANUARY 27, 2020
APN 014-380-09

