



MARIPOSA PLANNING

COUNTY OF MARIPOSA

5100 BULLION STREET • POST OFFICE BOX 2039
MARIPOSA, CALIFORNIA 95338-2039
209 . 966 . 5151 • FAX 209 . 742 . 5024

Sarah Williams, Director
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Jessica Carey, Assistant Planner
jcarey@mariposacounty.org

October 4, 2019

Notice of Public Hearing

Project name and number: **Land Division (LDA) No. 2019-113 and
Land Conservation Act (LCA) Contract Modification No. 2019-114**
Applicant's name: **David Butler, applicant / owner
Daniel and Bonnie Butler, owners**
Property address: **5027 Agua Fria Road, Mariposa, CA; (APNs 012-120-051)**

The Mariposa County Planning Department has received an application for a Land Division and Land Conservation Act (Williamson Act) Contract modification from David Butler. The modification is submitted pursuant to Section III.D of Board of Supervisors Resolution No. 2010-150, Mariposa County Rules of Procedure to Implement the California Land Conservation Act of 1965. The project proposed the following two actions:

1. A land division of one (1) 981 acres parcel (APN 012-120-0510) into two (2) parcels, Parcel 1- 165 acres and Parcel 2- 816 acres; and
2. Modification of the current LCA contract (No. 2012-091A) into two new contracts in order to reflect the resultant land division parcel configuration of Parcel 1- 165 acres and Parcel 2- 816 acres.

If the project is approved as submitted, a total of two (2) separate contracts will be prepared and recorded on the resultant land division parcels (Butler properties). The parcel is in the Agriculture Exclusive zone and the Agriculture/Working Landscape land use. The property is located west of and adjacent to Agua Fria Road, north of and adjacent to State Highway 140 and along the south sides of Mount Bullion Cut-Off Road. The parcel has an assigned address of 5027 Agua Fria Road (assigned for improvements) and is known as APN 012-120-051. The amended contracts will not change the acreage under contract.

This matter requires a public hearing, and on **October 25, 2019** the Mariposa County Planning Commission will consider **Land Division (LDA) No. 2019-113 and Land Conservation Act (LCA) Contract Modification No. 2019-114; Butler, applicant.**

Hearing Time: 9:00 a.m. or as soon thereafter as possible. The order in which projects will be heard on Friday, October 25, 2019 will be available from this office one week prior to the hearing.

Hearing Location: Mariposa County Government Center (upper floor)
5100 Bullion Street, Mariposa California

Our Mission is to provide our clients with professional service and accurate information in a respectful, courteous, and enthusiastic manner resulting in a well-planned rural environment.

You are receiving this notice as required by State law and County code because (1) you own property within 600 feet of the subject property; (2) your property is on an easement providing access to the subject property, (3) you have previously asked us to inform you about projects associated with this property, or (4) you are an affected/reviewing state or local agency.

Action: The Planning Commission will consider the recommendation of the Agricultural Advisory Committee to adopt a resolution recommending to the Board of Supervisors that they should adopt a Notice of Exemption (for the environmental review) and approve the project. Final action on these projects will be by the Board of Supervisors at a future noticed public hearing.

Written comments may be submitted now, and at any time during the public review period up to, and including, the public portion of the public hearing time. Comments received prior to October 16, 2019 will be included in the staff report. Comments received after that date will be copied and given to the Commission prior to the hearing. The staff report for the project will be available one week prior to the hearing.

This action of the Planning Commission is not the final action on these projects. You will receive another mailed notice regarding a future public hearing which will be scheduled for the Board of Supervisors in accordance with County regulations. The Board of Supervisors is the final action authority for these projects.

Please be advised that any concerns or issues relating to the project must be raised during the public review process described in this notice, if those issues are to be used for the basis of an appeal or a future court challenge.

Please contact Jessica Carey at Mariposa Planning, (209) 742-5151, to discuss your concerns, or for more information on the application, proposed Notice of Exemption, and/or Planning Commission hearing. We welcome your comments to help in the staff review for this project.

You may also write us at P.O. Box 2039 Mariposa CA 95338, or drop by the office at 5100 Bullion Street (lower floor), Mariposa to review available information.

E-mail may be sent to jcarey@mariposacounty.org.

Thank you for your interest in the planning of Mariposa County.

Sincerely,

Jessica Carey

Assistant Planner

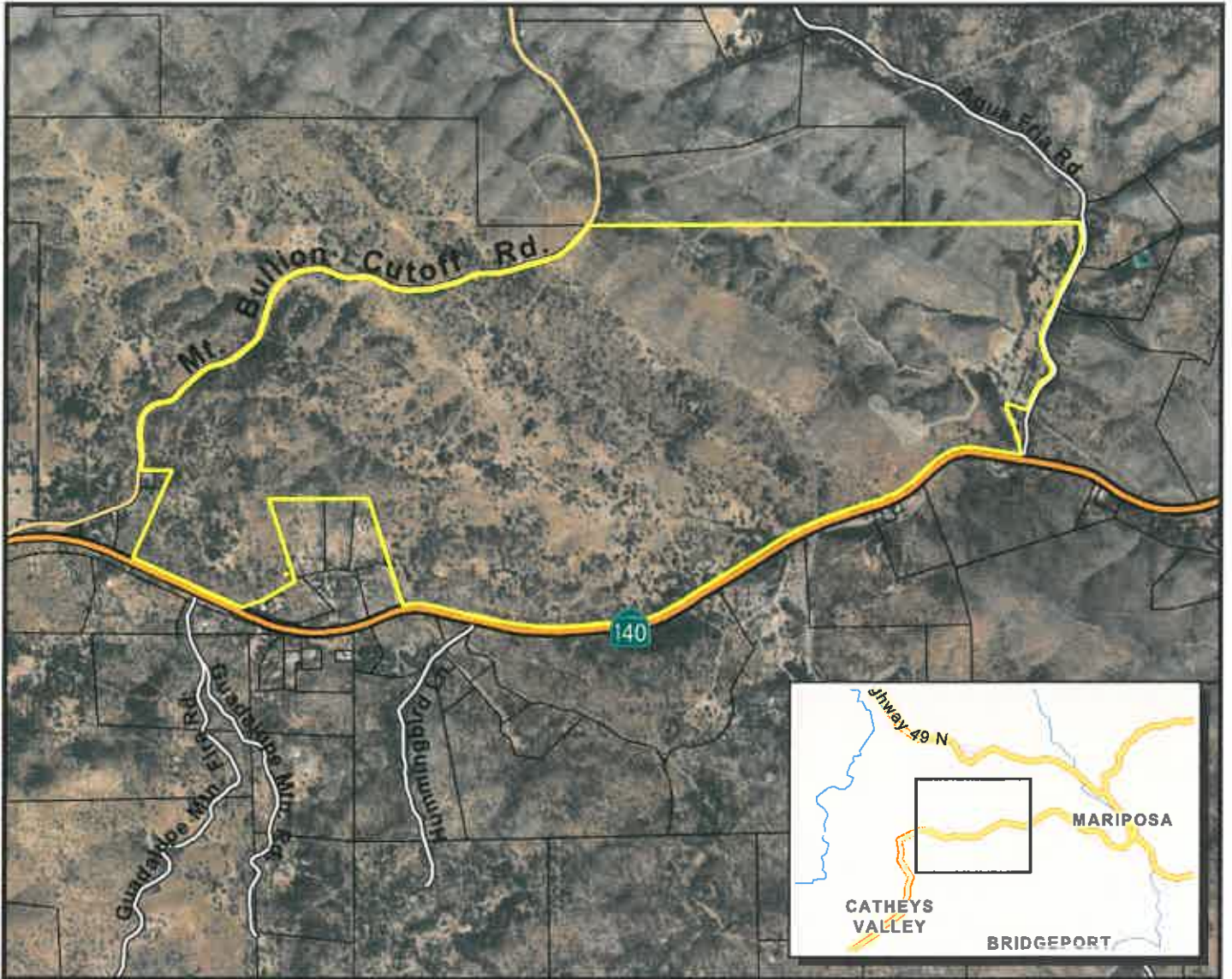
Mailed: 10/04/2019- Posted: 10/04/2019

Posting Locations: Mariposa County Clerk's Office
Mariposa County Courthouse
Mariposa County Planning Department
www.mariposacounty.org/planning

Please leave posted until 5pm October 25, 2019

Attachments:
Project Vicinity Map

Mariposa County Planning Department Project Vicinity Map



0 1,000 2,000 Feet
1:24,000

PROJECT TYPE: Land Division 2019-113

APPLICANT: David Butler

APN: 012-120-0510

SITE ADDRESS: 5027 Agua Fria Road, Mariposa, CA

Coordinate System: NAD 1983 StatePlane California III FIPS 0403 Feet

Date: Wednesday, July 3, 2019

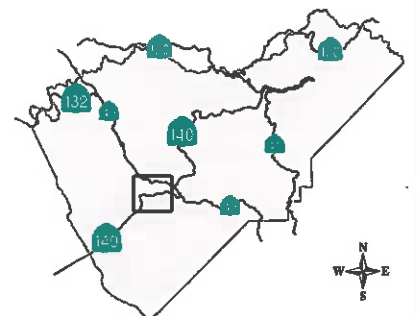
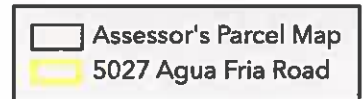
Data Source: Mariposa County Planning Department GIS;

Assessor's Parcel Map Update: 02/2019

Map Credit: BEN OGREN, Sr. GIS Specialist



Mariposa County Planning Department
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Location in Mariposa County