



ORDINANCE No. 1101

OF THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA

AN ORDINANCE TO AMEND SECTION L-II 36.7, CHAPTER 2, NEVADA COUNTY CODE, 1956, AS AMENDED, RECODIFIED IN 1972, TO AMEND ZONING DISTRICT MAP NO. 1441 TO ESTABLISH ZONING DISTRICTS OF "M1-SP" AND "OS" FOR PROPERTY OWNED BY P & H CONSTRUCTION, INC., LOCATED ON SLOW POKE LANE OFF EAST BENNETT STREET. (Z82-3)

THE BOARD OF SUPERVISORS OF THE COUNTY OF NEVADA, STATE OF CALIFORNIA,
DOES HEREBY ORDAIN AS FOLLOWS:

SECTION I.

Article L-II of the Code of the County of Nevada, California, 1956, as amended, recodified in 1972, is hereby amended to provide as follows:

Section L-II 36.7 Boundary Establishment by Description, of property owned by P & H Construction, Inc., by the adoption of an amendment to Zoning District Map No. 1441, as described on Exhibit "A" attached hereto and made a part of this Ordinance, from the current "RA", Residential Agricultural Zoning District, to establish zoning districts of "OS", Open Space, and "M1-SP", Light Manufacturing and Industrial with Site Plan Combining District. Said "M1-SP" Zoning District shall include a setback from the high water mark of the 100-year flood plain of South Wolf Creek being 90 feet and to be so delineated on the Zoning District Map, and that the "SP" Combining Zoning District shall be attached with the following notation:

"There shall be no use that has water requirements in excess of what is identified in the present Site Plan without a public water supply which is adequate for domestic use and for fire flow purposes."

The subject property consists of 2.98 acres located on the east side of Slow Poke Lane south of its intersection with East Bennett Street, east of Grass Valley.

All that certain territory shall be and the same is hereby rezoned from the current "RA" to establish an "OS" Zoning District and an "M1-SP" Zoning District with the provisions and notation listed above, as defined in Chapter II of the Land Use

and Development Code of the Nevada County Code, California, 1956, as amended, recodified in 1972, and hereby becomes subject to all the restrictions set forth therein.

SECTION II.

This Ordinance shall take effect and be in force at the expiration of thirty (30) days from and after its passage, and it shall become operative on the _____ 15th _____ day of September, 1982, and before the expiration of fifteen (15) days after its passage, it shall be published once, with the names of the Supervisors voting for and against the same in "The Union", a newspaper of general circulation printed and published in the County of Nevada.

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PASSED AND ADOPTED by the Board of Supervisors of the County of Nevada at a regular meeting of said Board, held on the 16th day of August, 1982, by the following vote of said Board:

Ayes: Supervisors Robert H. Wilder, Karsten Hansen, Eric W. Rood

Noes: Ilse E. Barnhart, Patricia S. Sutton

Absent: None

Abstain: None

Eric W. Rood
Chairman

ATTEST;

CATHY R. THOMPSON

Clerk to the Board of Supervisors

Cathy R. Thompson

DATE	COPIES SENT TO
8/17/82	P & H Construction
	Union
	DPW <i>W</i>
	Planning (3) <i>W</i>
	Assessor
	Bldg. Dept. <i>W</i>
	Co. Counsel <i>W</i>

PARCEL MAP
 IN THE UNINCORPORATED TERRITORY OF THE COUNTY OF NEVADA, CALIF.
BEING A PORTION OF
THE S.E. 1/4 OF SECTION 26, T.16N., R.8E., M.D.E.

SCALE: 1" = 50'

CARLOS T. MCGUIRE
 SURVEYOR

JUN

ZONE CHANGE Z82-3 - P & H Construction, Inc.

Assessor's Parcel No. 9-320-25
 Change from "RA" to "OS" and "MI-SP"
 with the following specifications:

1. Setback from the high water mark of the 100-year flood plain of South Wolf Creek to be 90'.
2. There shall be no use that has water requirements in excess of what is identified in the present Site Plan without a public water supply which is adequate for domestic use and for fire flow purposes.

Ord. _____ Effective _____

