

**P.C. RESOLUTION 09-27
APPROVING
ANNEXATION 17-1**

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF RIDGECREST RECOMMENDING TO THE CITY COUNCIL APPROVAL OF ANNEXATION 17-1, 40.6 ACRES LOCATED NORTH OF THE NW CORNER OF KENDALL AVE. AND S. NORMA ST. IN THE EAST 1/2 OF THE NW 1/4 OF SEC 16 T27S, R40E, M.D.B.& M., APN: 510-010-06 AND 07 (TAFT CORPORATION).

THE PLANNING COMMISSION OF THE CITY OF RIDGECREST RESOLVES as follows:

SECTION 1. FINDINGS

On November 24, 2009 the Planning Commission held a public hearing and duly and regularly considered the application of Taft Corporation to approve an annexation of 40.6 acres into the City of Ridgecrest with a zone designation of E-2 (Estate Residential 10,000 s.f. min.). The subject property is located north of the northwest corner of Kendall Ave. and S. Norma St. (TTM 6731) APN: 510-010-06 and 07.

The Commission considered the evidence and approved this application as set forth herein:

- (a) The proposed annexation will not be detrimental to the public health, safety or welfare, or materially injurious to or inharmonious with properties or improvements in the vicinity.
- (b) There are circumstances or conditions applicable to the land, and use which makes the granting of the use permit necessary for the preservation and enjoyment of a substantial property right.
- (c) The proposed location of the annexation is in accordance with the objectives of the zoning chapter and the purposes of the district in which the site is located.
- (d) The project is in conformity with zoning regulations and procedures.
- (e) The project is in conformity with the applicable elements of the General Plan and specific plans.
- (f) The design of the project will not cause substantial environmental damage or injure fish or wildlife or their habitats.

SECTION 2. DESCRIPTION

The proposed annexation, which is the subject of these proceedings, consists of a request to annex 40.6 acres of unincorporated land into the City of Ridgecrest.

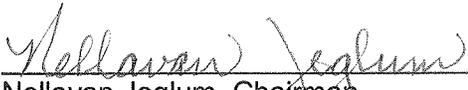
SECTION 3. CONDITIONAL APPROVAL

The proposed annexation 17-1 is hereby recommended for approval subject to the following conditions:

1. The applicant shall comply with all applicable federal, state, county and local regulations.
2. All conditions of the Kern County Local Agency Formation Commission shall be met.

APPROVED AND ADOPTED this 24th day of November, 2009, by the following vote:

AYES: Jeglum, Beres, Patin, Porter
NOES: None
ABSENT: Kauffman
ABSTAIN: None

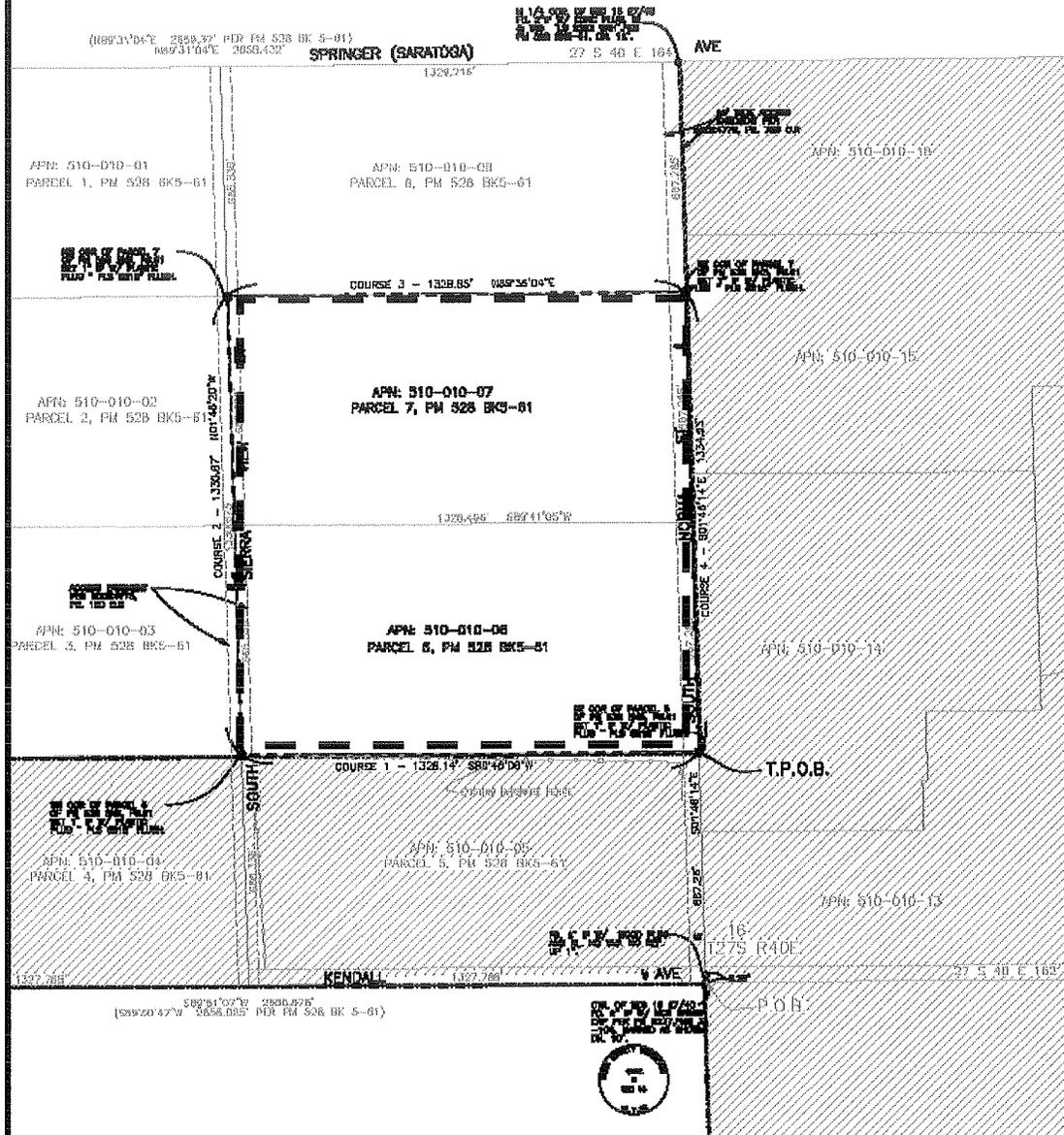


Nellavan Jeglum, Chairman

ATTEST: 

James McRea, Secretary

EXHIBIT "B"



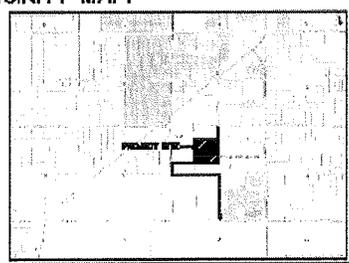
LEGEND:

- PROPOSED ANNEXATION BOUNDARY
 - EXISTING DISTRICT BOUNDARY
 - ⊙ SET 1" I.P. W/ PLASTIC PLUS PLUS 0010 FLUSH
 - ⊙ MONUMENT FOUND AS NOTED
 - PRIOR ANNEXATION (COURSE = E-S)
 - CITY OF RIDGECREST
 - IMPROVED / UNIMPROVED ROADS
 - ASSessor'S PARCEL BOUNDARY
- TOTAL ACREAGE = 40.638 AC

COURSES:

1. S89°49'00"W 1328.14'
2. N01°46'20"W 1328.87'
3. N89°53'00"E 1328.85'
4. S01°46'14"E 1334.53'

VICINITY MAP:



SCALE: 1"=300'

REV	DATE	DESCRIPTION	BY

**ANNEXATION NO. 17-1
CITY OF RIDGECREST, CA**

DRAWN BY ABP	DATE 08/30/08
CHECKED BY KL	DRAWING NO. RC40/ANX-001
JOB NO. ZE-ANX/08-02	SHEET 1 of 1