

**SUMMARY OF A DRAFT ORDINANCE**

**APPROVING THE REZONING OF**

**ASSESSOR'S PARCEL: 059-251-05**

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**SECTION I: FINDINGS**

1. **WHEREAS**, the 110 acre parcel of land, Assessor's Parcel 059-21-05, located at the southeaster tip of the Tiburon Peninsula bordering Paradise Drive currently has two zoning designations; and
2. **WHEREAS**, the majority of the 110 acre property is zoned RMP-0.2 (Residential Multiple Planned – 0.2 Units per Acre), except for approximately 4.3 acres in the southeast corner of the property adjacent to Paradise Drive that is zoned R-1 (Residential Single Family – Minimum Lot Size 7,500 Square Feet); and
3. **WHEREAS**, the current zoning RMP0.2 and R-1 zoning of the subject property is inconsistent with the 1976 Court Judgment requiring Marin County to approve 43 minimum one-half acre lots for residential development
4. **WHEREAS**, on September 19, 2017 the Marin County Board of Supervisors certified a Final Environmental Impact Report for the 2008 Easton Point Residential Project; and
5. **WHEREAS**, the Final Environmental Impact Report certified by the Board of Supervisors included an environmental impact analysis of the 1976 Court Judgment that 43 minimum half-acre lots be approved on the subject property.
6. **WHEREAS**, the development of property with 43 minimum half acre lots was found to be generally consistent with the goals and policies of the Marin Countywide Plan as allowed for under the 1976 Court Judgment.

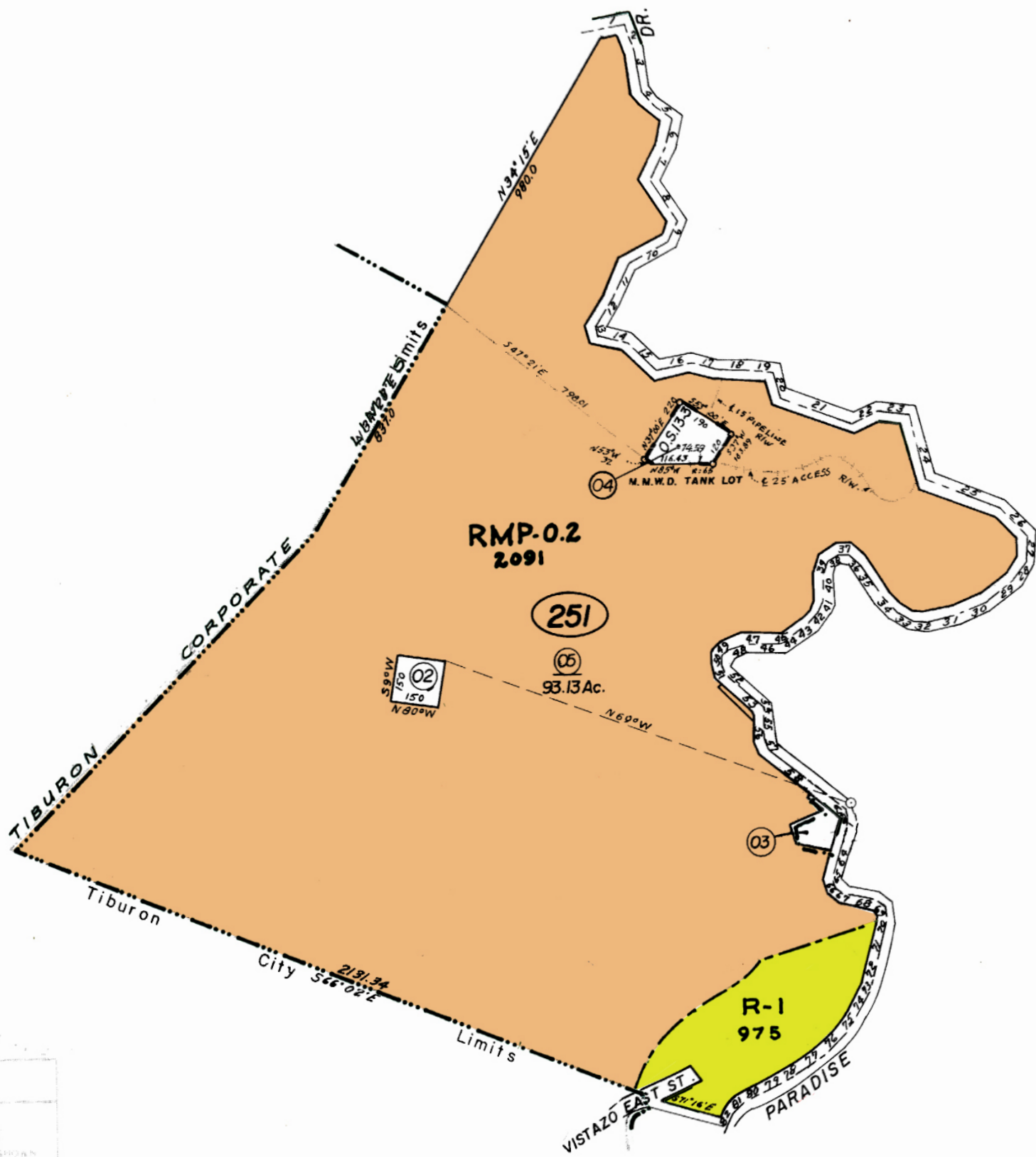
**SECTION II: ACTION**

The Board of Supervisors of the County of Marin ordains as follows.

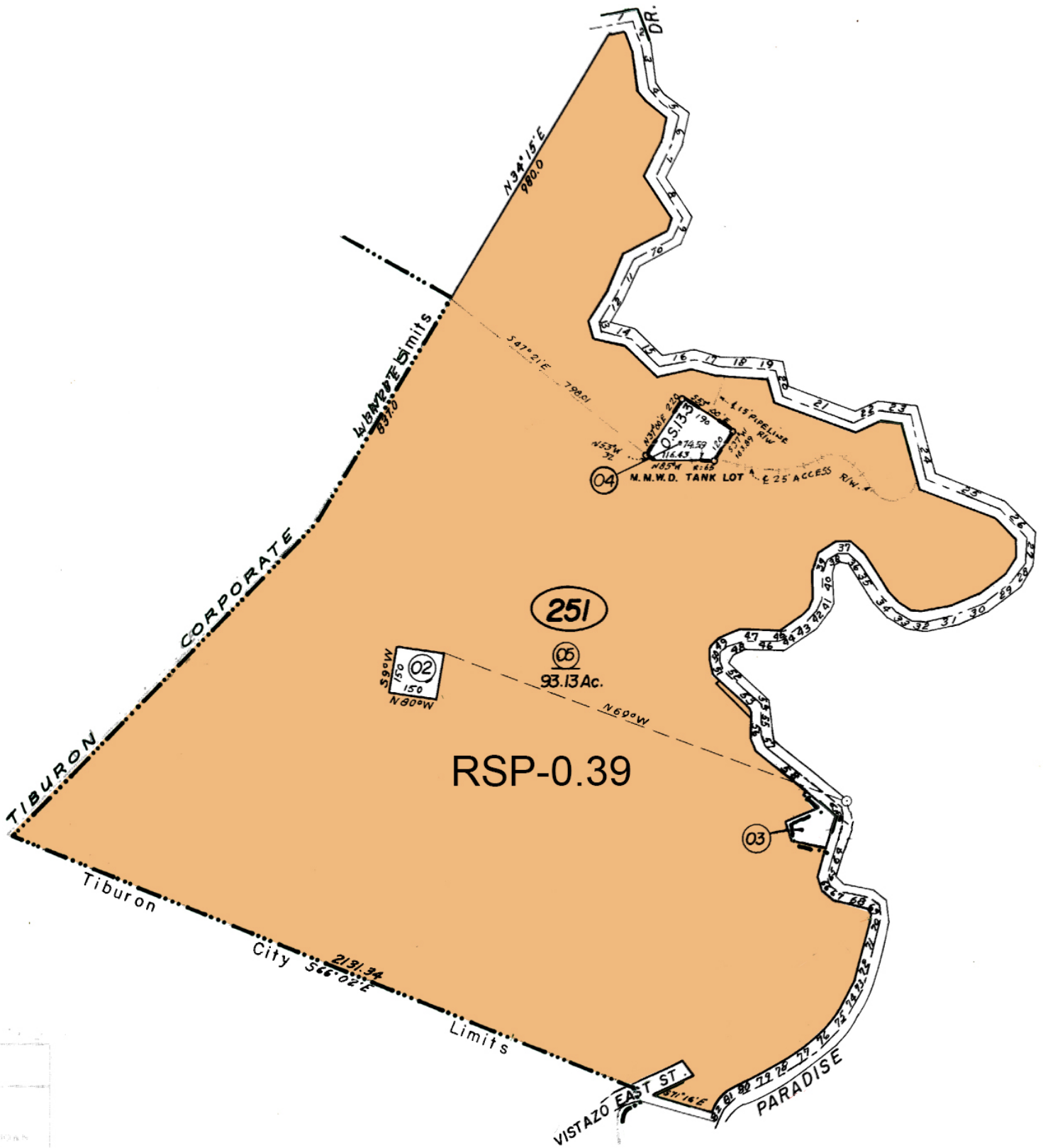
NOW THEREFORE, BE IT RESOLVED that the Marin County Board of Supervisors hereby enacts an ordinance that rezones Assessor Parcel 059-251-05 to RSP-0.39 (Residential Single Family Planned - 0.39 unit per gross acre)

**ATTACHMENTS:**

1. Current Zoning
2. Proposed Zoning



ATTACHMENT 1  
Current Zoning



TIBURON  
N.T.L.  
R.P.R.  
C.A. SHOWN  
I.R.D.  
E.D.A.T.