

**MARIN COUNTY PLANNING COMMISSION**

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION RECOMMENDING THAT THE BOARD OF SUPERVISORS ADOPT THE REZONING FOR ALL LOTS LOCATED IN SAN GERONIMO VALLEY**

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**WHEREAS**, the Marin County Community Development Agency proposes to rezone all lots within the boundary of the San Geronimo Valley for the new SGV (San Geronimo Valley) combining district to establish consistent permit requirements in planned and conventional zoning districts for the stream conservation area and throughout San Geronimo Valley as shown in Exhibit A; and

**WHEREAS**, the Marin County Planning Commission wishes through this Resolution to recommend an Ordinance to rezone all lots within the boundary of the San Geronimo Valley for the new SGV (San Geronimo Valley) combining district to establish consistent permit requirements in planned and conventional zoning districts for the stream conservation area and throughout San Geronimo Valley; and

**WHEREAS**, on November 8, 2021, and December 13, 2021, the Marin County Planning Commission held a duly noticed public workshop and hearing, respectively, to take public testimony and consider this Resolution; and

**WHEREAS**, on June 13, 2022, the Marin County Planning Commission held a duly noticed public hearing to take public testimony and consider this Resolution.

**NOW, THEREFORE, THE MARIN COUNTY PLANNING COMMISSION RESOLVES as follows:**

The Marin County Planning Commission recommends that the Marin County Board of Supervisors adopt an Ordinance to rezone all lots within the boundary of the San Geronimo Valley to the SGV (San Geronimo Valley) combining district that contains the following terms:

1. This Ordinance is exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Sections 15061(b)(3) and 15268(a) of the State CEQA Guidelines because the rezoning will not increase the intensity of use or development allowed on the lots.
2. Rezone all lots located in San Geronimo Valley to the SGV combining district under this Ordinance as indicated in the table below:

<b>Existing Zoning</b>	<b>Description</b>	<b>Proposed Zoning</b>
OA	Open Area	SGV-OA
ARP-20	Agriculture, Residential Planned	SGV-ARP-20
ARP-10	Agriculture, Residential Planned	SGV-ARP-10
ARP-7.5	Agriculture, Residential Planned	SGV-ARP-7.5
ARP-2	Agriculture, Residential Planned	SGV-ARP-2
ARP-1	Agriculture, Residential Planned	SGV-ARP-1
RSP-0.05	Residential, Single Family Planned	SGV-RSP-0.05
RSP-0.09	Residential, Single Family Planned	SGV-RSP-0.09

<b>Existing Zoning</b>	<b>Description</b>	<b>Proposed Zoning</b>
RSP-0.1	Residential, Single Family Planned	SGV-RSP-0.1
RSP-0.47	Residential, Single Family Planned	SGV-RSP-0.47
RSP-0.5	Residential, Single Family Planned	SGV-RSP-0.5
RSP-0.625	Residential, Single Family Planned	SGV-RSP-0.625
RSP-1	Residential, Single Family Planned	SGV-RSP-1
PF-RSP-0.1	Public Facility, Residential, Single Family Planned	SGV-PF-RSP-0.1
RA-B4	Residential, Single Family	SGV-RA-B4
R1-B4	Residential, Single Family	SGV-R1-B4
R1-B3	Residential, Single Family	SGV-R1-B3
R1-B2	Residential, Single Family	SGV-R1-B2
RCR	Resort and Commercial Recreation	SGV-RCR
VCR	Village Commercial/Residential	SGV-VCR
CP	Commercial, Planned	SGV-CP
H1	Limited Roadside Business	SGV-H1

**PASSED AND ADOPTED** at a regular meeting of the Planning Commission of the County of Marin held on this 13<sup>th</sup> day of June, 2022 by the following vote:

AYES: COMMISSIONERS

NOES:

ABSENT:

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DON DICKENSON, CHAIR  
MARIN COUNTY PLANNING COMMISSION

Attest:

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Ana Hilda Mosher  
Planning Commission Recording Secretary