

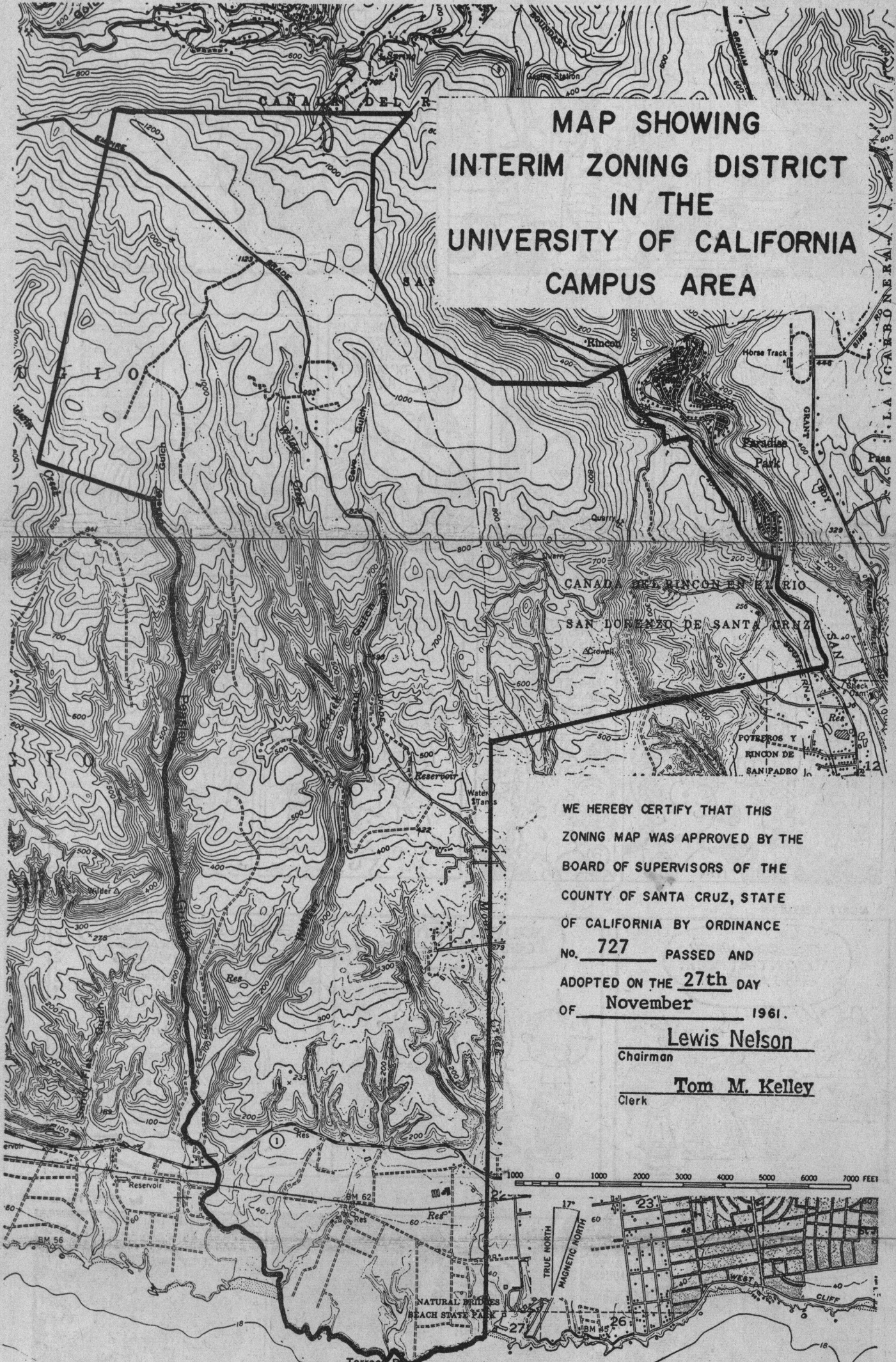
PUBLIC NOTICE

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MAP SHOWING
INTERIM ZONING DISTRICT
IN THE
UNIVERSITY OF CALIFORNIA
CAMPUS AREA



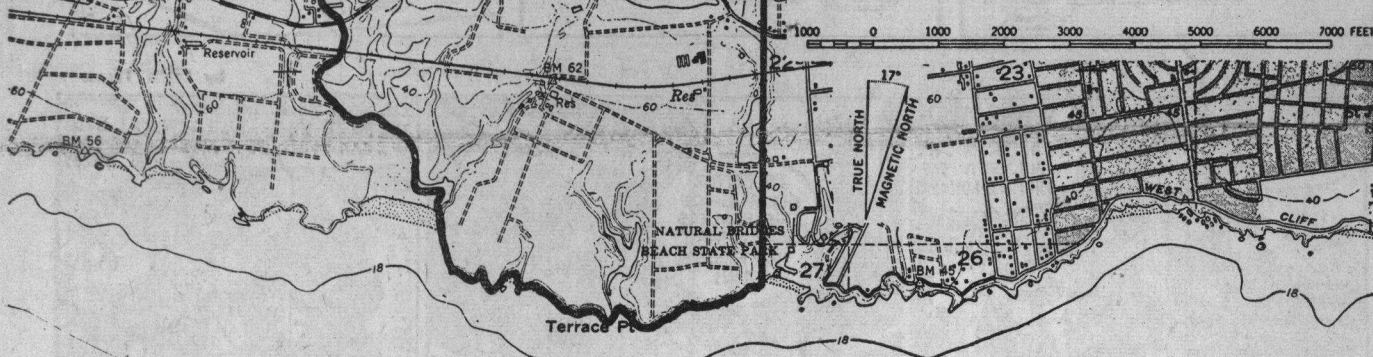
WE HEREBY CERTIFY THAT THIS
ZONING MAP WAS APPROVED BY THE
BOARD OF SUPERVISORS OF THE
COUNTY OF SANTA CRUZ, STATE
OF CALIFORNIA BY ORDINANCE
No. 727 PASSED AND
ADOPTED ON THE 27th DAY
OF November 1961.

Lewis Nelson
Chairman

Tom M. Kelley
Clerk

NATURAL BRIDGES
BEACH STATE PARK

Terrace P.



ORDINANCE NO. 727

AN ORDINANCE OF THE COUNTY OF SANTA CRUZ, STATE OF CALIFORNIA, APPLYING CERTAIN REGULATIONS TO THE ERECTION, CONSTRUCTION, MOVING AND ALTERATION OF CERTAIN BUILDINGS, STRUCTURES, AND IMPROVEMENTS AND TO CERTAIN USES OF LAND IN CERTAIN AREAS, PENDING THE ADOPTION BY THE BOARD OF SUPERVISORS OF SAID COUNTY OF PRECISE ZONING PLANS FOR SAID AREAS, PRESCRIBING PENALTIES FOR A VIOLATION OF THE PROVISIONS HEREOF AND DECLARING THE URGENCY THEREOF.

The Board of Supervisors of the County of Santa Cruz do ordain as follows:

Section I

This ordinance is enacted for the preservation of the public peace, health, safety, comfort and general welfare of the County of Santa Cruz.

Section II

The Board of Supervisors of the County of Santa Cruz, State of California, have adopted a County Zoning Ordinance, under the provisions of which precise zoning regulations may be applied in any unincorporated area of said County. Said Board of Supervisors finds that the County Planning Department, in conjunction with the professional planning staffs of the City of Santa Cruz and the University of California are undertaking zoning and land use studies of those portions of the unincorporated areas of said County lying in and around the proposed University of California campus area. Said Board of Supervisors finds that, due to the territorial extent of said portions of the unincorporated area of said County, the diversity of interest therein, and the necessity for careful evaluation and study and the preparation of appropriate maps, considerable time will necessarily elapse before the adoption of a precise zoning plan, and that certain regulations of an interim or emergency nature are essential at this time in order to preserve the integrity of development within said portions of the unincorporated area, to promote the unity of construction and the consistency desired in the location of land uses and in the final analysis, to preserve the status quo pending the adoption of said plan. Said Board further finds that the adoption of these regulations are necessary in order to protect the public interest, health, comfort and convenience and to preserve the public welfare. Said regulations are hereinafter set forth.

Section III

Except as hereinafter provided no person, firm or corporation shall, for a period of 12 months from and after the effective date of this ordinance, within those portions of the unincorporated territory of the County of Santa Cruz set forth and specified in Section IV of this ordinance, erect, construct, move or alter any building or structure or use any land or improvements thereon for any purpose other than those set forth in Section V of this ordinance. Provided, however, that pre-existing uses, whether conditional or unconditional, under the present zoning regulations, shall not be subject to the prohibitory restrictions hereinabove contained, but shall be permitted to make ordinary maintenance and repairs. In the event that extension, enlargement, reconstruction or structural alterations to existing structures are proposed, the same may be permitted providing a use permit is first secured.

The application for the permit hereinabove referred to shall be made to the County Planning Commission and filed with the County Planning Department on forms provided for that purpose. The application shall be accompanied by a \$10.00 filing fee. Said commission shall consider such application within 45 days after filing and

shall thereupon submit its recommendation to the Board of Supervisors. In considering the application, the Planning Commission shall be guided by the provisions of the County Zoning Ordinance relating to the issuance of use permits, insofar as applicable. The board of supervisors shall, within 25 days of receipt of said recommendation, advise the applicant of its decision in connection with the application. The recommendation of the commission is purely advisory. The board may either grant or deny the permit. If it chooses to so issue the permit, it may impose such conditions as in its judgment will best secure the purposes of this ordinance. Provided further that applications for building permits pending as of the date of the adoption of this ordinance shall not be subject to the prohibitory regulations of this ordinance.

Section IV

The portions of the unincorporated territory of the County of Santa Cruz which are referred to in Section III of this ordinance are shown on a map of and entitled "Map Showing Interim Zoning District in the University of California Campus Area," which map is attached hereto and by this reference made a part of this ordinance and is more particularly described as follows:

Beginning on the Southern boundary of Henry Cowell Redwoods State Park at its intersection with the Western boundary of Paradise Park; thence Southerly and Easterly along the Western and Southern boundary of Paradise Park to the San Lorenzo River; thence Southerly along the river to the Northern corporate limits of the City of Santa Cruz; thence Westerly along said city limits to the Western boundary of the city; thence Southerly along said Western boundary to the Pacific Ocean; thence Westerly along the shore of the ocean to the mouth of Wilder Creek; thence Northerly along the center of Wilder Creek to its confluence with Peasley Gulch; thence Northerly along the center of Peasley Gulch to its intersection with the Southerly boundary of the lands of the Henry Cowell Foundation, Assessor's Parcel 62-041-16; thence Westerly along the Southerly boundary of said parcel to the most Westerly corner thereof at Baldwin Creek; thence Northeasterly along the Westerly boundary of both parcel 62-041-16 and parcel 62-041-5 of the Henry Cowell Foundation to an angle point on the Southerly boundary of the Rancho Canada Rincon delineated as C.R. No. 7 on the official map of said rancho; thence along a direct line due East to its intersection with the Western boundary of Henry Cowell Redwoods State Park; thence along the park boundary Southwesterly Southerly and Easterly to the place of beginning.

Section V

The following regulations shall apply to the interim zoning district as referred to in Section IV of this ordinance.

(a) Uses Permitted.

- (1) Raising of field crops, fruit and nut trees, vegetables, horticultural specialties, livestock and timber, excluding, however, stock feeding yards, animal sales yards and hog ranches.
- (2) Processing of products produced on the premises.
- (3) One (1) family dwelling of the owner or owners or lessee of the land upon which the permitted use is carried on.
- (4) Roadside stands for the sale of agricultural products grown on the premises.
- (5) Incidental and accessory structures and uses located on the same site with a permitted use including barns, stables and other farm out buildings; storage of petroleum products for the use of persons residing on the site.

Section VI

The word "structure" as used in this ordinance shall mean that which is

built or constructed, an edifice or building of any kind or any piece of work artificially built up or composed of parts jointed together in some definite manner.

Section VII

It shall be the duty of the Planning Department of the County of Santa Cruz, State of California, and all officers of said County herein and/or otherwise charged by law with the enforcement of this ordinance to enforce all the provisions of the same.

Any person, firm, or corporation, whether as principal or agent, employee or otherwise, violating or causing or permitting the violation of any provisions of this ordinance shall be guilty of a misdemeanor and, upon conviction thereof, shall be punishable by a fine of not more than \$500.00 or by imprisonment in the County Jail for a term not exceeding three months or by both such fine and imprisonment. Such person, firm or corporation shall be deemed guilty of a separate and distinct offense for each and every day during any portion of which any violation of this ordinance occurs, is committed, continued or permitted by such person, firm or corporation and shall be punishable as herein provided.

Any building or structure set up, erected, constructed, altered, moved or altered contrary to the provisions of this ordinance and/or any use of any land contrary to the provisions of this ordinance shall be and the same is hereby declared to be unlawful and a public nuisance and the district attorney of said county, shall upon order of the Board of Supervisors immediately commence action or proceedings for the abatement and removal and enforcement thereof in the manner provided by law and shall take such other steps and apply to such court or courts as may have jurisdiction to grant such relief. The remedies provided for herein shall be cumulative and not exclusive.

Section VIII

If any section, sub-section, sentence, clause or phrase of this ordinance is, for any reason, held, by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the remaining portions of this ordinance. The Board of Supervisors hereby declares that it would have passed this ordinance and each section, sub-section, sentence, clause and phrase thereof, irrespective of the fact that any one or more sections, sub-sections, sentences, clauses or phrases be declared invalid.

Section IX

This ordinance is hereby declared to be an urgency measure and shall expire 12 months from the date of its adoption. Said ordinance shall take effect immediately for the immediate preservation of the public peace, health, safety and welfare and shall be published within 15 days from the date of its adoption in the Santa Cruz Sentinel, a newspaper of general circulation, printed and published in the said County of Santa Cruz, State of California, as prescribed by law. The facts constituting such urgency are as follows:

With the decision of the Board of Regents of the University of California, selecting the Cowell property northwest of Santa Cruz as the University of California campus site for the central coast area, there is expected a tremendous influx of population and as a corollary thereto increased land speculation and general over-all development in and around the campus area. In order that the integrity of the development of land within and around the campus area, the campus environs and the affected areas of the County may be preserved, the County Planning Department, in conjunction with the professional planning staffs of the City of Santa Cruz and the University of California are in the process of conducting zoning and land use studies which will lead to the adoption of precise and detailed regulations including the formulation of a University Community development plan; that it has come to the attention of the Board of Supervi-

sors that there are persons already intending to erect buildings and structures and to use land in a manner which will be in violation of the contemplated regulations; that unless the status quo can be preserved while the details of the plan are being worked out, development may occur in the area by those seeking to evade the operation of the plan, which would be inimical to the public peace, health, safety and general welfare and destructive of and may defeat its ultimate execution. For the reasons stated, this ordinance shall take effect immediately after its adoption.

PASSED AND ADOPTED this 27th day of November, 1961, by the following vote:

- AYES: SUPERVISORS McLEAN, BURTON, SILLIMAN and NELSON
 NOES: SUPERVISORS LOCATELLI
 ABSENT: SUPERVISORS None
 LEWIS NELSON,
 Chairman of said Board
 ATTEST: TOM M. KELLEY,
 Clerk of said Board
 Dec. 10 (5812)

**NOTICE TO CREDITORS
 No. 17,549**

In the Superior Court of the State of California, in and for the County of Santa Cruz.

In the Matter of the Estate of CRESSIE BENSON, also known as CRESSIE E. BENSON, and also known as CRESSIE ELINOR BENSON, Deceased.

Notice Is Hereby Given by the Undersigned, MRS. MILDRED M. KNUDSON, Executrix of the estate of Cressie Benson, also known as Cressie E. Benson, and also known as Cressie Elinor Benson, deceased, to the creditors of, and all persons having claims against the said deceased, or said estate, to file them, with the necessary vouchers in the office of the Clerk of the above named Court (which said office is situate in the Court House in the City of Santa Cruz in said County and State), within six months after the first publication of this notice made on the 3rd day of December, 1961, or present and exhibit them, with the necessary vouchers, within said period, to the said Executrix at the office of Attorney B. B. Snyder, Jr., Suite 6, Medico-Dental Building in the City of Santa Cruz, County of Santa Cruz, State of California, which said last named office, the undersigned selects as the place of business in all matters connected with said estate.

Dated: December 1, 1961.
 MRS. MILDRED M. KNUDSON,
 Executrix of the Estate of said deceased.
 B. B. SNYDER, JR.,
 Attorney for said Executrix
 Dec. 3, 10, 17, 24 (5830)

**NOTICE TO CREDITORS
 No. 17,426**

In the Superior Court of the State of California, in and for the County of Santa Cruz.

In the Matter of the Estate of KNUD SIVERTSEN, Deceased.

Notice Is Hereby Given by the Undersigned, Marvin A. Lee, executor of the estate of Knud Sivertsen, deceased, to the creditors of, and all persons having claims against the said deceased, or said estate, to file them, with the necessary vouchers, in the office of the Clerk of the above named Court (which said office is situate in the Court House in the City of Santa Cruz in said County and State), within six months after the first publication of this notice made on the 19th day of November, 1961, or present and exhibit them, with the necessary vouchers, within said period, to the said executor at the office of Floyd R. Eichelberger in the City of Felton, County of Santa Cruz, State of California, which said last named office, the undersigned selects as the place of business in all matters connected with said estate.

Dated: November 16, 1961.
 MARVIN A. LEE,
 Executor of the Estate of said deceased.
 FLOYD R. EICHELBERGER,
 Attorney for said Executor
 Nov. 19, 26; Dec. 3, 10 (5740)