



1977 Marsh Road Pre-Zoning

File No. PLN25-0580

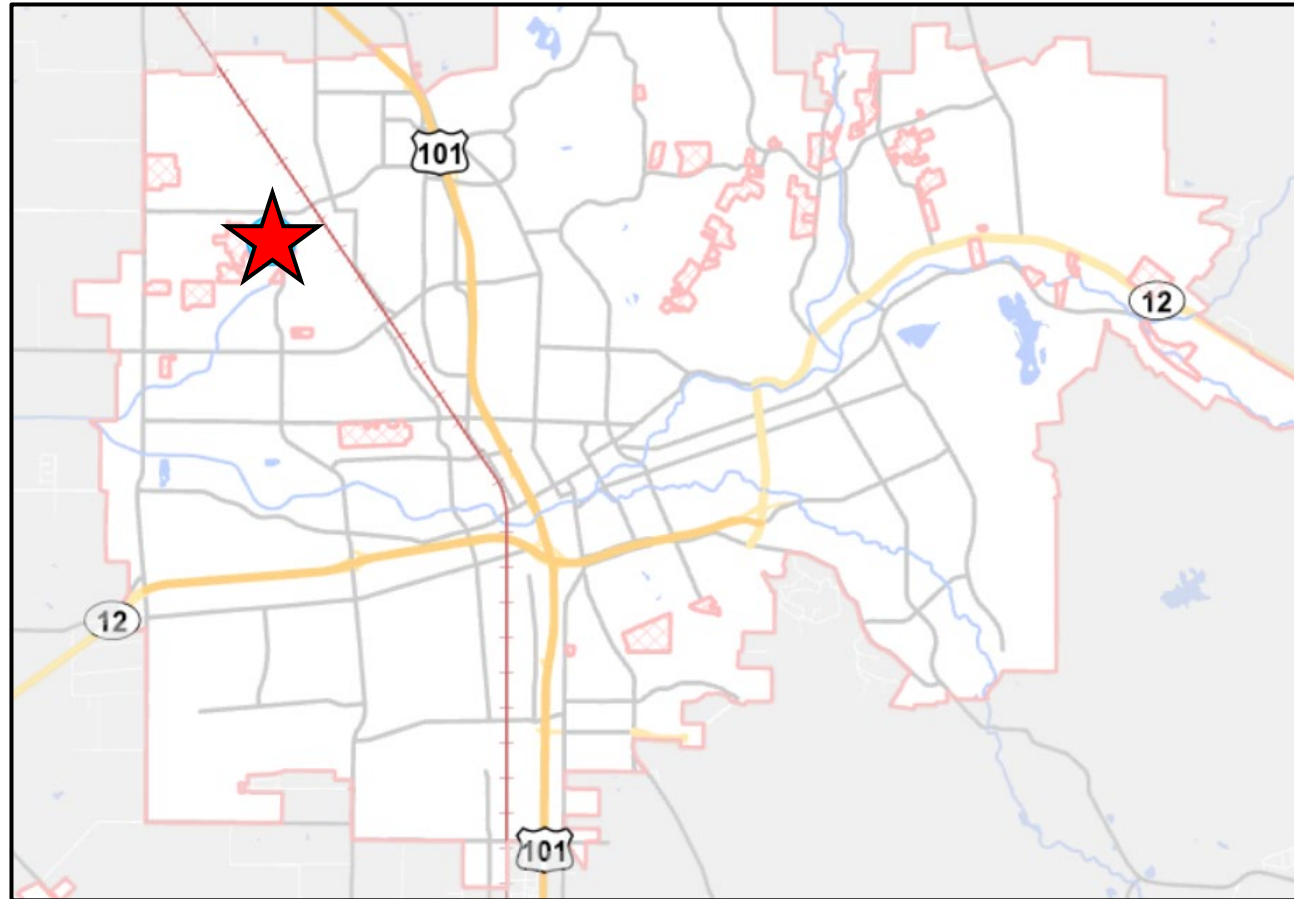
1977 Marsh Road

May 12, 2026

Project Description

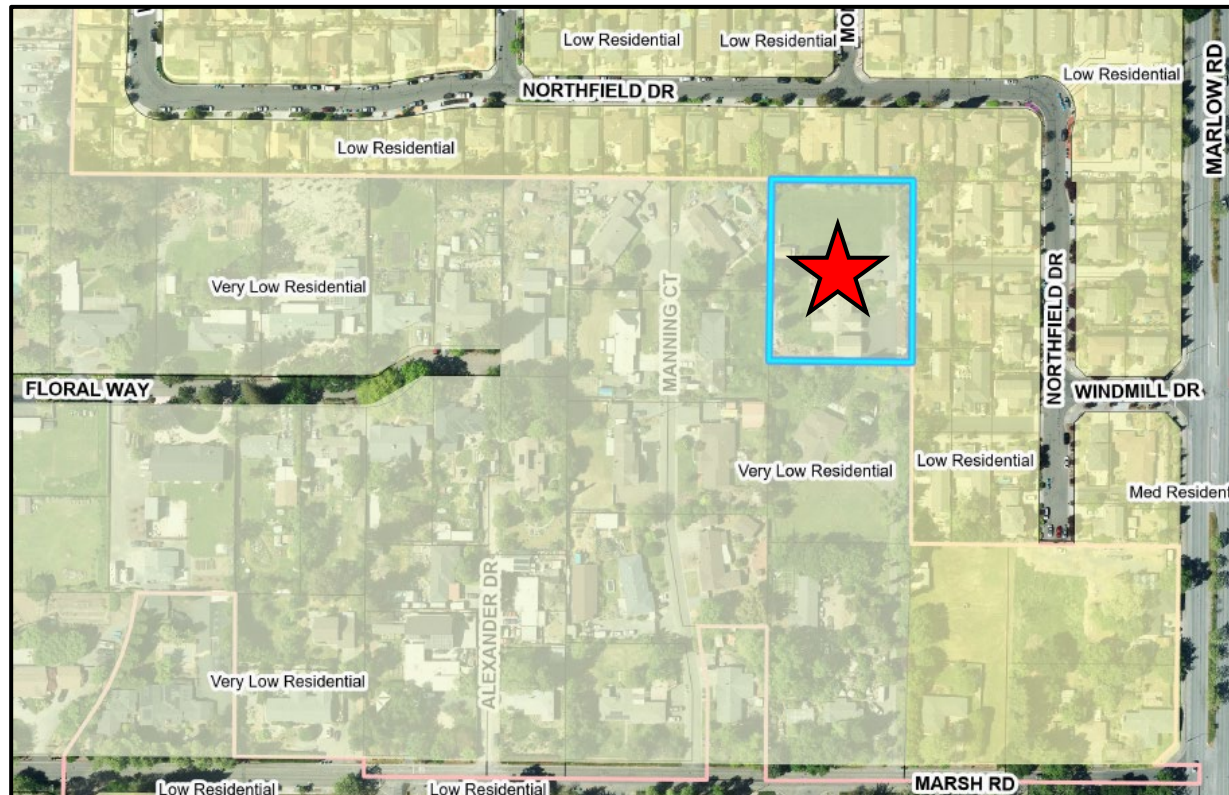
- The property located at 1977 Marsh Road is currently unincorporated and adjacent to properties within the City's limits.
- Currently developed with a single-family dwelling on 1.05 acres.
- The purpose of the annexation is to obtain City sewer service, to support the future construction of an accessory dwelling unit (ADU).

Project Location



General Plan Land Use

Very Low Density Residential



Subject Parcel



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Environmental Review (CEQA)

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The project has been reviewed in compliance with the California Environmental Quality Act (CEQA) and qualifies for:

- Section 15183 - Pre-Zoning is consistent with the General Plan.
- Section 15319 - Future annexation of existing private structures developed to the density allowed under the Pre-Zoning classification.

Public Comment

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- An inquiry on the size of current and planned future sewer lines and the costs to connect to the future sewer lines.

Recommendation

The Planning Commission and Planning and Economic Development Department recommends that the Council, by ordinance, introduce an ordinance to Pre-zone the property located at 1977 Marsh Road to the RR-20 (Rural Residential) zoning district, consistent with the Very Low Density Residential General Plan land use designation.



Questions?