

Resolution Number _____

County of Mendocino
Ukiah, California

ALUC_2026-0001 – CITY OF UKIAH

RESOLUTION OF THE MENDOCINO COUNTY AIRPORT LAND USE COMMISSION, COUNTY OF MENDOCINO, STATE OF CALIFORNIA, FINDING THAT THE ORDINANCE AMENDMENTS PROPOSED BY THE CITY OF UKIAH – COMMUNITY DEVELOPMENT DEPARTMENT ARE CONSISTENT WITH THE UKIAH MUNICIPAL AIRPORT LAND USE COMPATIBILITY PLAN.

WHEREAS, on October 20, 2022, the Mendocino County Airport Land Use Commission adopted Resolution No. 22-0006 finding the City of Ukiah’s General Plan compatible with the UKIALUCP; and

WHEREAS, on March 18, 2026, the City of Ukiah (the “City”), submitted an application for consistency determination with the Ukiah Municipal Airport Land Use Compatibility Plan (UKIALUCP) for the proposed rezone and amendment of various land use designations to address misalignment of the Downtown Zoning Code (DZC) form-based codes on larger lots, to be consistent with uses that are planned, under construction, or existing, and to refine the DZC boundaries to focus form-based code application on the Downtown Core.

WHEREAS, California Public Utilities Code Section 21674 provides Airport Land Use Commissions the powers and duties to assist local agencies in ensuring compatible land uses in the vicinity of all new airports and in the vicinity of existing airports to the extent that the land in the vicinity of those airports is not already devoted to incompatible land uses; and

WHEREAS, UKIALUCP Policy 1.4.1 requires mandatory review by the Mendocino County Airport Land Use Commission for zoning ordinances that both affect property within the airport influence area and may involve the type of airport impact concerns listed in Policy 1.3.1(b); and

WHEREAS, in accordance with applicable provisions of law, the Mendocino County Airport Land Use Commission held a public hearing on April 16, 2026, at which time the Mendocino County Airport Land Use Commission heard and received all relevant testimony and evidence presented orally or in writing regarding the consistency determination for the Project. All interested persons were given an opportunity to hear and be heard regarding the Project; and

NOW, THEREFORE, BE IT RESOLVED, that the Mendocino County Land Use Commission makes the following findings based upon the evidence in the record:

1. That the foregoing recitals are true and correct and incorporated herein by this reference.
2. The Project does not propose any activities that would create compatibility concerns with respect to (1) noise, (2) safety, (3) airspace protection, or (4) overflight as described in Policy 1.3.1(b).
3. Pursuant to UKIALUCP Policy 3.1.2, no direct conflicts exist between the Project and the requirements of the UKIALUCP and provisions are included both in existing City regulations and under the Project that ensure long-term compliance with the compatibility criteria.

4. Pursuant to UKIALUCP Policy 3.1.3, the City has established a review process for development within the Airport Influence Area that will be utilized for development proposed under the Project.
5. Pursuant to UKIALUCP Policy 3.1.4, the compatibility of uses in the Airport Influence Area are preserved to the maximum extent feasible. Land use conversions are not proposed under the Project and the existing review process in the City for development within the Airport Influence Area will ensure consistency with the compatibility criteria of the UKIALUCP for any future development proposed under the Project.

BE IT FURTHER RESOLVED, that the Mendocino County Airport Land Use Commission, pursuant to UKIALUCP Policy 2.2.6(a), determines the Project is consistent with the UKIALUCP.

BE IT FURTHER RESOLVED that the Mendocino County Airport Land Use Commission action shall be final and immediately effective upon date of adoption.

I hereby certify that according to the Provisions of Government Code Section 25103 delivery of this document has been made.

ATTEST: ADRIENNE THOMPSON
Administrative Services Manager II

By: _____

BY: JULIA KROG
Director of Planning & Building Services

ERIC CRANE, Chair
Mendocino County Airport Land Use Commission
