

### Notice of Determination

**To:**

Office of Planning and Research  
U.S. Mail: Street Address:  
PO Box 3044 1400 Tenth St., Rm 113  
Sacramento, CA 95812-3044 Sacramento, CA 95812

County Clerk:  
County of Mendocino  
501 Low Gap Road  
Ukiah, CA 95482

**From:**

Mendocino County Planning & Building  
860 North Bush Street  
Ukiah, CA 95482  
Contact: KEITH GRONENDYKE  
Phone: 707-234-6650

Lead Agency (if different from above):  
Address: \_\_\_\_\_  
Contact: \_\_\_\_\_  
Phone: \_\_\_\_\_

**SUBJECT: Filing of Notice of Determination in compliance with Section 21108 or 21152 of the Public Resource Code.**

State Clearinghouse Number (if submitted to State Clearinghouse): 2024080804

Project Title: CDP\_2023-0006

Project Applicant: DENISE PINKSTON & JEFFREY SINSHEIMER

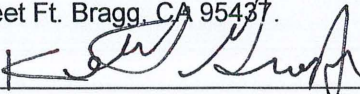
Project Location (include county): In the Coastal Zone, 655 ± feet east of Albion town center on the north side of Albion Ridge Road (CR 402), 700± feet east of its intersection with Albion Street (CR 407D); located at 33800 Albion Ridge Road, Albion; APN 123-170-19.

Project Description: Coastal Development Standard Permit to construct a new 2,336 square foot four bedroom single-family-residence with a 576 square foot attached garage and storage. Additional improvements include 424 square feet of porches, 1,257 square feet of patios, an entry gate, fencing, landscaping walls, stone stairs, various water storage containers, a fire pit, 6,203 square feet of landscaping and the conversion of a test well to a production well for potable water needs.

This is to advise that the County of Mendocino (Lead Agency) has approved the above described project on January 9, 2025, and has made the following determinations regarding the above described project.

1. The project [will will not] have a significant effect on the environment.
2.  An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.  
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures [ were  were not] made a condition of the approval of the project.
4. A mitigation reporting or monitoring plan [ was was not] adopted for this project.
5. A statement of Overriding Considerations [ was was not] adopted for this project.
6. Findings [ were  were not] made pursuant to the provisions of CEQA.

This is to certify that the final EIR with comments and responses and record of project approval, or the negative declaration is available to the General Public at: [www.mendocinocounty.org/pbs](http://www.mendocinocounty.org/pbs), 860 N. Bush Street, Ukiah CA 95482, and 120 W. Fir Street Ft. Bragg, CA 95437.

Signature (Public Agency):  Title: Planner III

Date: 1-15-2025 Date Received for filing at OPR: \_\_\_\_\_

Katrina Bartolomie, Clerk-Recorder  
Mendocino County, CA  
501 Low Gap Rd., Room 1020  
Ukiah, Ca 95482

Receipt: 25-0550

Product	Name	Extended
NTDETER	Notice Of Determination	\$3,018.75
	# Pages	1
	Document #	2025-E0006
	#Negative Decl	0
	#Mitigated Negative Decl	1
	# EIR	0
	# Cert. Reg. Pogram	0
	# Conformed Labels	0
<b>Total</b>		<b>\$3,018.75</b>
<b>Tender (Check)</b>		<b>\$2,966.75</b>
Check#	422	
Paid By	SINSHEIMER PINKSTON TRUST	
<b>Tender (Check)</b>		<b>\$52.00</b>
Check#	1220	
Paid By	WYNN COASTAL PLANNING	

Thank You!

Wed Jan 15 10:02:55 PST 2025 deena4