



PLANNING AND BUILDING DEPARTMENT

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AGENDA HUMBOLDT COUNTY WILLIAMSON ACT COMMITTEE Agricultural Center 5630 South Broadway, Eureka

**November 5, 2019
3:00 p.m.**

I. Call to Order

II. Roll Call

III. Approval of Minutes

February 14, 2019 Meeting Minutes (Members Present: Vevoda, Hunt, Rice, Moore)

IV. Scheduled Matters:

Item 1. Eel River Estuary Agricultural Preserve

The Planning and Building Department is seeking a Committee Recommendation regarding a proposed Williamson Act Contract change at the existing Class "C" Eel River Estuary Preserve. The proposal entails removing the "Areas in Grazing" classification from 72 acres of the 648 acres for compliance with an NRCS Wetland Reserve Easement. The Preserve would continue to meet all requirements for a Class "C" Cropland Preserve. The Preserve is located in the Ferndale area near the mouth of the Eel River.

File No.: AGP-08-05

Key Application No. 100-143-001, et al

Item 2. Blocksburg Family Farm LLC Conditional Use Permit

The Planning and Building Department is seeking a Committee Recommendation regarding a Conditional Use Permit for six acres of new outdoor cannabis cultivation and 16,800 sf of existing outdoor cannabis cultivation on a parcel approximately 1,000 acres in size. The activities would be within the existing Ron Glass Class "B" Agricultural Preserve. The Preserve is located about two air miles north of the community of Blocksburg.

File No. PLN-2019-12265-CUP

Key Application No. 217-215-001 et al

Item 3. McKee Lot Line Adjustment/Notice of Merger

The Planning and Building Department is seeking a Committee Recommendation regarding a proposed Lot Line Adjustment/Notice of Merger of five parcels resulting in three parcels. The purpose of the LLA/NOM is to facilitate more efficient agricultural use of the resulting parcels. The LLA/NOM would alter the boundaries between three Agricultural Preserves: Buck Mountain Ranch, Dead End Development, and Kenneth Bullock. The resultant parcels would continue to meet all requirements for a Class "B" Grazing Preserve. The Preserve is located in the Garberville area near Graycliff Road and East Branch.

Key Application No. 223-071-006, et al

Item 4. South Sun Ranch Notice of Merger

The Planning and Building Department is seeking a Committee Recommendation regarding a proposed Notice of Merger to merge six parcels into one parcel of 800 acres and revise the Williamson Act Contract for the Class "B" South Sun Ranch Preserve to include the merged parcels. The resultant parcels would continue to meet all requirements for a Class "B" Grazing Preserve. The Preserve is located about 6 air miles southeast from the community of Benbow.

File No. PLN-2018-15066

Key Application No. 216-012-009 et al

Item 5. Max Mahoney Lot Line Adjustment

The Planning and Building Department is seeking a Committee Recommendation regarding a proposed Lot Line Adjustment between two parcels with one parcel under Williamson Act Contract (APN 216-134-013) and the other not (APN 216-134-012). APN 216-134-013 is approximately 200-acres and part of the Journey Aquarian Preserve. The resultant parcel would continue to meet all requirements for a Class "B" Grazing Preserve. The Preserve is located in the Garberville area near Alderpoint Road and Bell Springs Road.

File No. PLN-2019-15604

Key Application No. 216-134-012

Item 6. Third Coast Inc.

The Planning and Building Department is seeking a Committee Recommendation regarding the four (4) Conditional Use Permits for 3.5-acres of new outdoor cannabis cultivation and associated activities within the AMT LLC Class "B" Agricultural Preserve. The Preserve is located in the Bridgeville area about two miles NW of the community of Bridgeville.

Key Application No. 13108, APN 207-071-004 et al

- V. Old Business** None
- VI. New Business** None
- VII. Correspondence** None
- VIII. Public Comments**

At this time persons may appear before this Committee and speak on any matter having to do with matters within the Committee's jurisdiction. The Williamson Act Advisory Committee has jurisdiction to make recommendations to either the Board of Supervisors or the Planning Commission on application-related matters referred to the Committee by the Planning Division.

Persons recognized by the Chair will please address the Committee, and please do not use the public comment period to ask questions of the Committee or staff. Neither the Committee nor staff will answer questions presented during public comment.

The Chair will establish time limits depending on the number of people wishing to speak and the length of the agenda. All speakers are invited to state their names, but are not required to do so.

IX. Adjournment