



HUMBOLDT ASSOCIATION OF REALTORS® INC.

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June 3, 2010

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Clif Clendenen, Chairman
Humboldt County Board of Supervisors
835 Fifth Street, Room 111
Eureka, California 95501

Jeff Smith, Chairman
Humboldt County Planning Commission
Community Development Services Department
3015 H Street
Eureka, California 95501

Re: General Plan Subcommittee and Planning Commission Schedule

Dear Chairman Clendenen, Chairman Smith, Supervisors and Commissioners:

We would appreciate your review of the Humboldt Association of REALTORS® concerns regarding the recently appointed General Plan subcommittee and the proposed Planning Commission meeting schedule.

Board of Supervisors and Planning Commission General Plan Subcommittee

The Association understands that the purpose of the subcommittee, made up of the chairs and vice-chairs of the Board of Supervisors and Planning Commission respectively, is to address the progress of the General Plan update. However, as was noted during the May 27th Planning Commission discussion on this topic, we are also concerned with "mission drift". We advocate that this subcommittee should be limited to addressing the General Plan schedule only and should not drift towards addressing or directing General Plan policy.

We further suggest, in order to avoid even a perception of undue process, that meetings of this subcommittee should be required to observe Brown Act requirements. The meetings should be held open to the public. We request that an observer from the Association be allowed to attend future subcommittee meetings. We would appreciate a response to this request.

Cliff Clendenen / Jeff Smith
June 3, 2010
Page #2

Planning Commission Meeting Schedule

The current attempt by the Board of Supervisors to shorten the Planning Commission's review time (proposed meeting schedule) on the General Plan update is of concern to all of us. However, the Association cannot support it.

It is important that there be time allowed for a proper review. There are issues in the Plan which are immensely important to the people who live here. There needs to be sufficient time, both for the Commissioners and the public, to consider all the details. There are newer Commissioners who are on learning curves for this General Plan. They need time to "come up to speed".

Everyone would like to see the Plan completed sooner rather than later. However, this cannot be accomplished at the expense of short changing the process and not at the expense of rushing through proposed policies, standards, etc. which will have such long term effects on land use. We agree with Commissioner Dennis Mayo's May 27th statement that the Commission should not be cornered into rubber-stamping planning staff's suggestions.

We ask the Board to allow the Commission adequate time to continue with its careful review of the General Plan. This includes allowing time for full public input, even if this means not necessarily meeting the new meeting schedule proposed by the Board of Supervisors.

We would appreciate your consideration of these points as the County continues its work on the General Plan Update.

Sincerely,



Victoria Copeland, Co-Chair
General Plan Subcommittee



Debbie Provolt, Co-Chair
General Plan Subcommittee

cc: Kirk Girard, Director, CDS
Carolyn Ruth, County Counsel
Wendy Chaitin, County Counsel