

Open Spaces. Open spaces that distinguish and showcase the county’s natural environment for the enjoyment of...
 ...working resource lands that provide livelihoods and profitable economic returns while maintaining open...

	STANDARDS	IMPLEMENTATION MEASURES
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Open Space Program. An Open Space and Conservation Program that implements this Element’s policies and is...
 ...conservation and open space lands and programs of cities, tribes, and state and federal agencies.

	STANDARDS	IMPLEMENTATION MEASURES
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...Program. The...
 ...zone conservation...
 ...ect these lands...
 ...n Act programs;
 ...assessment and...
 ...continued resource...
 ...The County shall...
 ...s program to...
 ...ue open space and...
 ...eas. (Alternative A...
 ...County shall seek...
 ...n space lands,
 ...space conservation...
 ...ly be from willing...
 ...e County shall...
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 ...nds as a means to...
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 ...e Williamson Act...
 ...ort conservation...
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CO-S1. Identification of Local Open Space Plan. The County’s local open space plan consists of the goals, policies, standards, and implementation measures of the following sections of this general plan:

- A. Preservation of Natural Resources:
 - 1) Sections 10.1 and 10.2 - Conservation and Open Space
 - 2) Section 10.3 – Biological Resources
 - 3) Chapter 11 – Water Resources Element
- B. Managed Production of Resources:
 - 1) Section 4.5 – Agricultural Resources
 - 2) Section 4.6 – Forest Resources
 - 3) Section 10.4 – Mineral Resources
 - 4) Chapter 12 – Energy Element
- C. Outdoor Recreation, and Cultural and Scenic Values:
 - 1) Section 4.7 – Public Lands
 - 2) Section 10.6 - Cultural Resources
 - 3) Section 10.7 – Scenic Resources
 - 4) Chapter 7 - Circulation
- D. Public Health and Safety:
 - 1) Chapter 14 – Safety Element
 - 2) Chapter 15 – Air Quality Element

CO-S2. Identification of the Open Space Action Program. The specific programs which are intended to implement the open space plan:

- A. The following land use designations: CF, CFR, NR, OS, PR, P, MR/, T, TC, AE, AG, AGR, and AEG.
- B. The following zoning classifications:
 - 1) Agriculture Exclusive (AE)
 - 2) Timber Production Zone (TPZ)
 - 3) Commercial Timber (TC)
 - 4) Natural Resources (NR)
 - 5) Public Recreation (PR)

CO-IM2. Working Landscapes. Advocate for state and federal regulatory policy that sustains profitable resource production as a means to sustain the conservation and open space values of forest and agricultural land. Support market development efforts that maximize financial returns to the landowner for agriculture and timber products, recreation, and ecological services.

CO-IM4. Pursuit of Funding. The County shall maintain its Parks and Recreation Program within Public Works and shall pursue state and federal grant funding for the acquisition and maintenance of recreational facilities, trails, and other programs consistent with this Plan.

CO-IM5. Zoning Ordinance Revision for Open Space Consistency Determinations. Revise the Zoning Regulations governing development in open space lands to guide development consistency determinations pursuant to Government Code Section 65567.

Open Space Program. An Open Space and Conservation Program that implements this Element's policies and is preservation and open space lands and programs of cities, tribes, and state and federal agencies.

	STANDARDS	IMPLEMENTATION MEASURES
<p>use designations n development lit vote –</p> <p>n of urbanized use designations, nes. Avoid merging ent communities.</p> <p>ment proposed on be reviewed for a Space Element</p>	<p>12) Flood Hazard Combining Zone (F) 13) Alquist-Priolo Fault Hazard (G) 14) Mineral Resources Combining Zone 15) "T" Combining Zone (Coastal) D. The following plan overlay areas: 1) FEMA mapped flood hazard zones 2) Sensitive cultural resource area 3) Special biological areas 4) Streamside Management Areas and Other Wet Areas 5) Areas mapped of geologic instability 6) Areas mapped as Very High Fire Severity hazard 7) Critical Water Supply 8) Critical Watersheds</p> <p>The implementation measures of the chapters and sections listed in CO-S1.</p> <p>CO-S3. Conservation and Open Space Element Consistency Determination. No building permit may be issued, no subdivision map approved, and no open space ordinance adopted unless the proposed action is consistent with the local open space plan as identified in CO-S1 and CO-S2 above.</p> <p>CO-S4. Open Space Consistency Determination on Substandard Parcels. Require an open space consistency determination, based upon the conformance with General Plan density and open space development policies, for the development of residential structures based upon the following standards:</p> <p>A. For substandard residentially designated lots: •Substandard lots may be developed with a residential structure if the lot was lawfully created and has not been previously merged, regardless of whether or not development of the lot would be consistent with the density of the General Plan. A Special Permit is required for the development of a residential structure on a substandard lot located wholly within a flood hazard zoned or a Streamside Management Area (SMA) or Other Wet Area (OWA).</p> <p>B. Resource production, open space, and public land designated lots may be developed with a residential structure if: • the lot was lawfully created for uses other than utility or right of way purposes; and, • has not been previously merged; and, • plan density can be met; or, o the lot is planned for agricultural production and found necessary for an agricultural operation. Or o the lot is zoned TPZ and it is found necessary for the management of timber, and if less than 20 acres, a use permit and/or rezone out of TPZ is required.</p>	

on. Well maintained and accessible parks offering a range of popular recreation opportunities and a countywide trail recreational and non-motorized transportation demands.

POLICIES	STANDARDS	IMPLEMENTATION MEASURES
<p>Parks. Secure, develop, and maintain county accessible to the public in order to serve residents. Split vote – Modified Alternative B</p> <p>Recreation. Encourage private acquisition, offer recreational services and facilities as a m conservation and open space lands where late and do not significantly detract from the ivity of lands planned and zoned for to the maximum extent feasible to protect ctivity. Split vote – Modified Alternative A</p> <p>Recreation. Encourage private acquisition, offer recreational services and facilities as a m conservation and open space lands where e agricultural capability or timber for agriculture or timber.</p> <p>ision, development and management of ns that are highly accessible to the public in nd ADA needs of current and future reduce the agricultural capability, timber open space lands. New policy added by the</p> <p>Lands. Work with willing landowners to en space lands. Support development and er outdoor recreational facilities where such ability, timber productivity and ecological Policy added by the Commission on 3-24-11</p> <p>Services within Communities. Policies addressing eprepared as part of planning efforts within u fee programs in major communities.</p>		<p>CO-IM1. Conservation and Recreation Easement Program. Provide staffing and secure continued funding to support the Williamson Act Program and expand the County’s Conservation and Recreation Easement Program as a means to protect working landscapes, priority open space lands, and outdoor recreational opportunities.</p> <p>CO-IM3. Review of New Development for Impacts on Recreational Resources. Seek input from Parks and Recreation Division staff regarding land use planning decisions related to recreational opportunities in the county.</p>

Residential Development. Orderly residential development of open space lands that protects natural resource production, minimizes exposure to public safety hazards, and minimizes the costs of providing public services.

Cal Resources

Endangered Species. Sufficient recovery of threatened and endangered species to support de-listing.

	STANDARDS	IMPLEMENTATION MEASURES
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l, and Essential Habitat. A mapped inventory of sensitive, critical, and essential habitat where biological resource

	STANDARDS	IMPLEMENTATION MEASURES
<p>containing anned and -term ry land uses itive and prevent o rare,</p> <p>projects that it shall be modification adopted ery</p> <p>y projects ial habitat habitat with s or recovery</p>	<p>BR-S1. Development Excluded from Sensitive Habitat Policies. Proposed development occurring within areas containing sensitive habitats shall be subject to the conditions and requirements of this chapter except for these exclusions (which do not preempt other County regulations or those of other agencies):</p> <ul style="list-style-type: none"> A. Timber management and harvest activities under a timber harvesting plan or non-industrial timber management plan, or activities exempt from local regulation as per California Public Resources Code 4516.5(f). These standards shall not be used to reduce buffers specified under the State Forest Practice Act. B. Any area proposed for development, which upon examination of the biological resource maps and field inspection is not actually within or does not contain the indicated habitat. C. Forest management activities that are needed to improve timber productivity regulated by CAL FIRE, which are otherwise consistent with this chapter. (Alternative A Standard) <p>BR-S2. Agency Consultation. For discretionary projects with potential to impact critical, sensitive or essential habitats, the County will seek specific recommendations from the California Department of Fish and Game, NOAA Fisheries and Fish and Wildlife Service, as applicable to the specific project location, class of development, or natural resource involved.</p> <p>BR-S3. Critical and Essential Habitat Defined. Critical habitats are f habitats necessary for the protection of threatened or endangered species listed under the federal Endangered Species Act. Essential habitats are habitats necessary for the protection of threatened or endangered species listed under the California Endangered Species Act.</p> <p>BR-S4. Sensitive Habitat Defined. Sensitive habitats are defined as a unique, limited, or an especially valuable habitat type for a species whose habitat requirements, if significantly changed, would cause a threatening change to the species population and may include the following:</p> <ul style="list-style-type: none"> A. Critical and essential habitat for rare, unique, threatened and endangered species B. Migratory deer winter range C. Roosevelt elk range D. Sensitive avian species rookery and nest sites (e.g osprey, great blue heron and egret) E. Streams and streamside areas F. Natural ponds, springs, vernal pools, marshes, and wet meadows exhibiting standing water all year long or riparian vegetation. G. Rare and endangered vascular plant communities as compiled by the 	<p>BR-IM1. Biological Resource Maps. The County shall maintain best available data in the form of GIS maps for the location and extent of wetlands, critical habitats, streamside management areas, rookeries, and ranges of species identified in the California Natural Diversity Database.</p> <p>BR-IM2. State and Federal Agency Permitting Coordination. The County shall maintain efficient and timely procedures for project referral to state and federal agencies for biological review and consultation.</p> <p>BR-IM3. Biological Review and Referral. Building and Planning Division staff shall receive periodic training related to the field identification of biological resources and mitigation of impacts. The County shall also have on staff or retain a qualified biologist to conduct site visits, work with resource agencies, review applicant prepared biological reports and formulate and monitor project conditions and mitigation measures. (Modified Alternative A Implementation Measure)</p>

Biological Resources. Fish and wildlife habitats protected on a sustainable basis to generate long-term public, economic,

	STANDARDS	IMPLEMENTATION MEASURES
<p>Channels.</p> <p>all be permitted</p> <p>damaging feasible</p> <p>mitigation measures</p> <p>environmental</p> <p>essential, non-</p> <p>BR-S6 - Development</p> <p>To protect sensitive</p> <p>erosion, runoff,</p> <p>vs, the County shall</p> <p>s, along including</p> <p>channel wetland</p> <p>vegetation.</p> <p>Stream Management</p> <p>Management Areas</p> <p>measures</p> <p>Measures, S9 -</p> <p>Standards) have</p> <p>environmental</p> <p>described in Standard</p> <p>Management Areas.</p> <p>presence of wetlands in</p> <p>be determined during</p> <p>jects and for</p> <p>applications, when</p> <p>ivity involves new</p> <p>structures or grading</p> <p>ified biologist using</p> <p>Fish and Game may</p> <p>n wetland</p> <p>sily inventoried and</p> <p>ty supports the</p> <p>em.</p>	<p>BR-S5. Streamside Management Areas Defined. Streamside Management Areas (SMA) are identified and modified as follows:</p> <p>A. Areas specifically mapped as SMA and Wetland (WR) Combining Zones, subject to verification and adjustment pursuant to site-specific biological reporting and review procedures.</p> <p>B. For areas along fish-bearing streams not specifically mapped as SMA and Wetland (WR) Combining, the outer boundaries of the SMA shall be defined as:</p> <ol style="list-style-type: none"> 1) Forest Practice Rule stream buffer widths. 2) 150 feet, measured as the horizontal distance from the stream transition line on either side of perennial streams. 3) 50 feet, measured as the horizontal distance from the stream transition line on either side of intermittent streams. <p>C. For areas along non fish-bearing streams not specifically mapped as SMA and Wetland (WR) Combining Zones, the outer boundaries of the SMA shall be defined as:</p> <ol style="list-style-type: none"> 1) 75 50 feet, measured as the horizontal distance from the stream transition line on either side of perennial streams. 2) 25 feet, measured as the horizontal distance from the, stream transition line on either side of intermittent streams. <p>E. The width of Streamside Management Areas shall be expanded:</p> <ol style="list-style-type: none"> 1) as necessary to include significant areas of riparian vegetation adjacent to the buffer area, or 2) as necessary to include slides, and areas with visible evidence of slope instability. <p>H. Where Forest Practice Rules designate wider stream buffer areas, the width of the SMA shall be expanded to be consistent with those regulations when they are applicable. (Modified Alternative A Standard)</p> <p>BR-S6. Development within Stream Channels. Development within stream channels may be approved where consistent with Policy BR-P4 - Development within Stream Channels, and is limited to the following projects.</p> <ol style="list-style-type: none"> A. Fishery, wildlife, and aquaculture enhancement and restoration projects. B. Road crossings consistent with Standard BR-S9 - Erosion Control of this section. C. Flood control and drainage channels, levees, dikes, and floodgates. D. Mineral extraction consistent with other County regulations. E. Small-scale hydroelectric power plants in compliance with applicable County regulations and those of other agencies. F. Wells and spring boxes, and agricultural diversions. G. New fencing, so long as it would not impede the natural drainage or wildlife movement and would not adversely effect the stream environment or wildlife movement. H. Bank protection, provided it is the least environmentally damaging alternative. I. Other essential projects, including municipal groundwater pumping stations, provided 	<p>BR-IMx2. Wetlands Bank. The County shall assist in the development of a wetlands banking system. (Modified Alternative A Implementation Measure)</p> <p>BR-IMx3. Oak Woodlands Conservation Program. The County shall develop an Oak Woodland Management Plan and attain eligibility for Oak Woodland Preservation Program funding (Fish and Game Code, Section 1360, Division 2, Chapter 4) to conserve and protect high-value oak woodlands. (Alternative A Implementation Measure)</p>

	STANDARDS	IMPLEMENTATION MEASURES
<p>Policy)</p> <p>County shall cooperate in the removal of noxious and exotic species and recommend the removal of noxious and exotic species during and major projects.</p> <p>of Alternative A</p> <p>Biological resource maps and discretionary project habitat concerns and biological resource</p> <p>County shall request the applicant, as well as other agencies, to review plans for project areas, including riparian areas. Recommended minimum levels of protection for project approval.</p>	<p>BR-S7. Development within Streamside Management Areas. Development within Streamside Management Areas may be approved where consistent with Policy BR-P6 - Development within Streamside Management Areas, and shall be limited to the following uses:</p> <ul style="list-style-type: none"> A. Development permitted within stream channels per BR-S6 - Development within Stream Channels. B. Timber management and harvests activities under a timber harvesting plan or non-industrial timber management plan, or activities exempt from local regulation as per California Public Resources Code 4516.5(e): TMDL's. C. Road, bridge, and trail replacement or construction, when it can be demonstrated that it would not degrade fish and wildlife resources or water quality, and that vegetative clearing is kept to a minimum. D. Removal of vegetation for disease control or public safety purposes. E. Setbacks may be reduced when the prescribed buffer would prohibit development of the site for the principle use for which it is designated, provided mitigations are applied that result in the least environmentally damaging feasible project. (Modified Alternative A Standard) <p>BR-S8. Required Mitigation Measures. Mitigation measures for development within Streamside Management Areas shall, at a minimum, include:</p> <ul style="list-style-type: none"> A. Retaining snags unless felling is required by CAL-OSHA, by the CAL FIRE forest and fire protection regulations, or for public health and safety reasons. The felling must be approved by the appropriate CDS Department. Felled snags shall be left on the ground if consistent with fire protection regulations. B. Retain live trees with visible evidence of use as nesting sites by hawks, owls, eagles, osprey, herons, or egrets. C. Replanting or reseedling of disturbed areas with riparian vegetation of native species shall be required prior to the completion of the development project. D. Erosion control measures (as per Standard BR-S9- Erosion Control). E. Maximum feasible retention of overstory canopy in riparian corridors. (Modified Alternative A Standard) <p>BR-S9. Erosion Control. Erosion control measures for development within Streamside Management Areas shall include the following:</p> <ul style="list-style-type: none"> A. During construction, land clearing and vegetation removal will be minimized, following the provisions of the Water Resources Element and the standards listed here. B. Construction sites will be planted with native or naturalized vegetation and mulched with natural or chemical stabilizers to aid in erosion control and ensure revegetation. C. Long slopes will be minimized to increase infiltration and reduce water velocities down cut slopes by such techniques as soil roughing, serrated cuts, selective grading, shaping, benching, and berm construction. D. Concentrated runoff will be controlled by the construction and continued maintenance 	

	STANDARDS	IMPLEMENTATION MEASURES
	<p>discharge, where discharge is to natural ground or channels.</p> <p>E. Runoff shall be controlled to prevent erosion by on-site or off- site methods. On-site methods include, but are not limited to, the use of infiltration basins, percolation pits, or trenches. On-site methods are not suitable where high groundwater or slope stability problems would inhibit or be aggravated by on-site retention or where retention will provide no benefits for groundwater recharge or erosion control. Off-site methods include detention or dispersal of runoff over non-erodible vegetated surfaces where it would not contribute to downstream erosion or flooding.</p> <p>F. Disposal of silt, organic, and earthen material from sediment basins and excess material from construction will be disposed of out of the Streamside Management Area to comply with Department of Fish and Game and the North Coast Regional Water Quality Control Board requirements. Winter operations (generally October 15 thru April 15) shall employ the following special considerations:</p> <p>G. Slopes will be temporarily stabilized by stage seeding and/or planting of fast germinating seeds, such as barley or rye grass, and mulched with protective coverings such as natural or chemical stabilizations.</p> <p>H. Runoff from the site will be temporarily detained or filtered by berms, vegetated filter strips, and/or catch basins to prevent the escape of sediment from the site. Drainage controls are to be maintained as long as necessary to prevent erosion throughout construction.</p> <p>BR-S10. Development Standards for Wetlands and Other Wet Areas. Development standards for wetlands and other wet areas; including natural ponds, springs, vernal pools, marshes, wet meadows (exhibiting standing water all year long or riparian vegetation), and wetlands as defined in the California Fish and Game Code Section 2785(g), shall be consistent with the standards for streamside management areas, as applicable. Required buffer setbacks for these areas are as follows: seasonal wetlands = 100 ft. perennial wetlands = 200 ft. Buffers may be reduced based on site specific information and consultation with DFG.</p> <p>BR-S11. Wetlands Defined. The County shall follow the identification and classification policies of the Department of Fish and Game which considers wetlands as lands transitional between terrestrial and aquatic systems where the water table is usually at or near the surface or the land is covered by shallow water. Wetlands must have one or more of the following three attributes: (1) at least periodically, the land supports hydrophytes, (2) the substrate is predominantly undrained hydric soil, and (3) the substrate is non-soil and is saturated with water or covered by shallow water at some time during the growing season of each year.</p> <p>BR-S12. Discretionary Review within Oak Woodlands. As necessary, discretionary projects which may potentially impact oak woodlands shall evaluate and mitigate any impacts, consistent with the provisions of CEQA.</p>	

Resources

Inventory of Mineral Resources. A geographically distributed inventory of mining sites protected from incompatible land uses to prevent significant environmental impacts and to satisfy long-term demand for mineral resources and

POLICIES	STANDARDS	IMPLEMENTATION MEASURES
<p>Encourage the production and conservation of minerals, while protecting the values relating to recreation, watershed, wildlife, agriculture, science, and aesthetic enjoyment.</p> <p>Projects of vested and permitted surface mining extraction sites shall be required to record a notice of the right to mine against the title of the land if it is sought. The notice shall advise owners and subsequent purchasers that the mining operation has a permitted right to continued mining operations.</p> <p>County shall maintain an inventory of the county's mineral resources.</p> <p>Permits and New Permit Applications. New permit applications for mining shall be approved on over-subscribed river segments where the total existing mining is consistent with that stated in Conditional Use Permits or Reclamation Plans, and where the estimate of Mean Annual Recruitment, unless it can be shown to be accurate, is less than the estimate of Mean Annual Recruitment is inaccurate and the river is over-subscribed.</p> <p>Oppose significant new water diversion projects that reduce stream flow, taking into account the impact the projects would have on riparian habitat and fishery.</p> <p>Projects subject to SMARA shall be environmentally restored and reclaimed in accordance with the site's General Plan and zoning designation.</p> <p>Plan future development such that it will not interfere with existing and potential mining sites.</p> <p>Design mineral haul routes to avoid incompatible areas such as residential areas, agricultural areas, and schools, when feasible.</p>	<p>MR-S1. Surface Mining Standards. Surface mining operations shall conform to standards contained in Surface Mining and Reclamation Act Ordinance, Title III, Division 9, County Ordinance #1373 as amended.</p> <p>MR-S2. Timberland Conversion. Timberland conversion as a consequence of surface mining activities shall meet the requirements of the California Forest Practices Act and the Timberlands Productivity Act.</p> <p>MR-S3. Permitted Land Use Designations. SMARA mining operations shall be conditionally permitted in all land use and zoning designations.</p> <p>MR-S4. Reclamation Plan Requirements. Reclamation of conditionally permitted mining operations may be ministerially approved if consistent with the Conditional Use Permit, CEQA evaluation, and approved Reclamation Plan.</p> <p>MR-S5. Forest and Agricultural Borrow Pits. Borrow pits to support farming activities and timber road construction and maintenance operations shall be considered a principally permitted use when operated within SMARA exemption parameters, a grading permit is secured and the activity is otherwise consistent with this Chapter.</p> <p>MR-S6. Subdivision for Mineral Production. Subdivisions shall be allowed to create parcels dedicated exclusively to the production of mineral resources.</p> <p>MR-S7. Hearing Notification. For discretionary decisions associated with SMARA mining operations, public notice shall be provided to landowners within 1000 feet of the mining operation or 1,500 feet from any associated processing plant, and a minimum of 300 feet along proposed local and collector street haul routes. Similarly, for discretionary projects within 1000 feet of mining operations, notice shall be provided to the mine owners.</p>	

Inventory of Mineral Resources. A geographically distributed inventory of mining sites protected from incompatible land uses to prevent significant environmental impacts and to satisfy long-term demand for mineral resources and

POLICIES	STANDARDS	IMPLEMENTATION MEASURES
<p>Impacts. Permit conditions for mineral extraction operations including extraction volumes, hours of operation, fencing, traffic, access, setbacks, and other measures to reduce significant environmental impacts to less than 1% of adjacent land use. Split Vote: 4-3</p>		

Sand and Gravel Extraction. Continued supplies of in-stream sand and gravel using extraction methods and rates that do not endanger species recovery, protect riparian corridors, and preserve existing river bed elevations.

	STANDARDS	IMPLEMENTATION METHODS
<p>In-stream Mining. The County shall establish an In-stream Mining Review Team (CHERT) to review mining methods, extraction volumes, and extraction rates.</p> <p>Mean Annual Extraction Prescriptions. Extraction prescriptions shall be set at rates below the best available Mean Annual Recruitment for the species.</p> <p>Off-channel Commercial Mining. Mining operations on lands planned for alternative A Policy shall be limited to off-channel commercial mining.</p>	<p>MR-IM1. Scientific Review of In-stream Mining. The County shall contract with the County of Humboldt Extraction Review Team (CHERT) to advise the County on in-stream mining methods, extraction volumes and environmental impacts. CHERT and other related in-stream mining regulatory program cost shall be subject to full cost recovery billing procedures according to the County of Humboldt's adopted fee schedules.</p> <p>MR-IM2. Mapping of Mineral Deposits and Mine Sites. The County shall maintain GIS maps of the county's known mineral deposits and mining sites.</p> <p>MR-IM3. Development Consultant. The County has the right to hire a consulting firm of its choosing qualified in mining and reclamation practices to advise the County when surface mineral deposits are proposed for development or when an environmental impact report (EIR) is required. This should include, but is not limited to, EIR preparation, mitigation measures, and reclamation plans. The consultant's fees should be paid via reimbursements from the mine developers.</p> <p>MR-IM4. Combining Zone. Establish a mineral resources (MR) combining zone to facilitate implementation of the County's regulations for surface mining, conservation, and reclamation. The purpose of the MR combining zone is to ensure compatibility of adjacent uses. The MR combining zone shall be applied to parcels with permitted surface mining operations and to parcels within 1000 feet of permitted surface mining extraction sites and along existing haul routes on local and collector streets.</p> <p>MR-IM5. Coordination with the Air Quality Management District. The County shall coordinate with the North Coast Unified Air Quality Management District during discretionary review of proposed mining operations in ultramafic rock areas with naturally occurring asbestos to develop asbestos control plans for the duration of quarrying activities.</p> <p>MR-IM6. Fees to Offset Road Use by Vehicles Transporting Mineral Products. The County shall establish a fee to offset road use by vehicles transporting mineral products.</p>	

Management

System. A flexible system for the management of solid wastes and waste resources on a countywide basis, which includes collection, separation, processing, reduction, reuse and repair, recycling, recovery, marketing, and, when necessary, incineration.

POLICIES	STANDARDS	IMPLEMENTATION MEASURES
<p>Waste Reduction Programs. Waste reduction, re-use and recycling programs shall be implemented countywide on a continuous basis to achieve the maximum reduction in volume and/or weight of waste requiring disposal. The following criteria for program prioritization and selection: A. Reduction in volume and/or weight of waste requiring disposal; B. Maximize the reduction and diversion of additional waste; C. Minimize the impact on affected parties; such as a ban on the use of plastic bags and Styrofoam; D. Minimize construction and demolition debris; E. Maximize recycling and diversion programs by requiring that, in addition to solid waste, residential and multi-family land use plans include on-site space for recycling and organics; F. Maximize the reuse of materials heretofore discarded; E. Benefits the community; G. Feasible and timely; H. Benefits the community; I. Based on a timely, practical, and cooperative basis; J. Sustainable over the long-term by residents, businesses, and organizations; K. Consistent with the goals of the above criteria.</p> <p>Support successful existing programs and diversion activities through financial and technical assistance. Identify, develop, and fund new programs and activities as identified in WM-P1.</p> <p>Facilities that are intended to serve all county residents should be developed with the participation of affected stakeholders. Priority facilities recommended for development include: A. New landfill, expansion, or export; B. Facilities for processing materials to be processed, size, location, design, and cost; C. Transfer facility: ownership, operation, funding, and location; D. Processing facility (anaerobic digestion or composting method): location, size and cost.</p> <p>County supports unified administration and funding of</p>		<p>WM-IM1. Local Enforcement Agency. Continue the County Division of Environmental Health to function as the designated local enforcement agency.</p>

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	STANDARDS	IMPLEMENTATION MEASURES
<p>Plan (IWMP). e in revisions te sider the need consistency.</p> <p>nd Recycling the l recycling ate mandated sses and rest with the g in the vicinity</p>	<p>WM-S1. Solid Waste Facility Permit. When seeking approval for the construction or expansion of a solid waste facility in Humboldt County, project applicants must obtain a Solid Waste Facility Permit from the Humboldt County Health Department with concurrence by the CalRecycle pursuant to the requirements of the California Code of Regulations, Title 14, Division 7, or successor regulations. Prior to submitting application for a Solid Waste Facility Permit, a project applicant must obtain the clearances, approvals, or permits listed below:</p> <ul style="list-style-type: none"> A. Certification of compliance with the California Environmental Quality Act (CEQA) pursuant to the requirements of the California Code of Regulations Division 6.3. B. Land use approval from the appropriate city or County land use authority. C. Approval from the North Coast Unified Air Quality Management District. D. Approval from the North Coast Regional Water Quality Control Board. <p>Note: that NCRWQCB approval may require permits for stormwater discharges (NPDES) and/or waste discharge permits.</p> <ul style="list-style-type: none"> E. Other approvals and clearances such as streambed alteration agreements, Williamson Act cancellation, timberland conversion approval from the Board of Forestry, a Section 404 permit from the Army Corps of Engineer—if wetlands are involved—and any others which are required as a result of site design or facility location. <p>WM-S2. Solid Waste Disposal Facility Conformance with Integrated Waste Management Plan (IWMP). Any proposed new or expanded solid waste facility must be in conformance with the IWMP and included in the adopted Countywide Siting Element or the Non-Disposal Facility Element prior to issuance of a Solid Waste Facility Permit.</p> <p>WM-S3. Solid Waste Facility Consistency with State and Federal Laws. Proposed solid waste facilities shall meet any applicable requirements of the Resources Conservation and Recovery Act’s Subtitle D, CalRecycle regulations (Title 14, Division 7), and requirements of the State Water Resources Control Board regulations (Title 23, Division 3), or successor regulations.</p> <p>WM-S4. Land Use Permits for Solid Waste Facilities. Solid waste facilities are allowed by Conditional Use Permit in most non-residential land use and zoning designations and where otherwise consistent with this Chapter. To ensure consistency with the IWMP at the time of issuance of applicable land use permits for solid waste management facilities, the applicant shall submit the following supplemental information with the land use permit application:</p> <ul style="list-style-type: none"> A. Assessment of conformance with the adopted Countywide Solid Waste Facility Element or Non-Disposal Facility Siting Element. B. Projections of the quantity of waste to be managed in weight and volumetric measures and the area required for disposal or processing on an annual basis for the life of the facility. C. Operational plans in compliance Solid Waste Facility Permit requirements. D. Analysis of a minimum of three alternative sites with a summary description of the operational characteristics and environmental impacts associated with each alternative. E. Relationship of the solid waste facility to existing solid waste facilities in terms of waste streams, end products, operational capacity, and compatibility. 	<p>WM-IM2. Solid Waste Management Authority. Continue the County’s participation in the Humboldt Waste Management Authority, including contracting and advocacy for the Countywide Integrated Waste Management Plan and Source Reduction and Recycling Element.</p> <p>WM-IM4. Support for Waste Diversion and Recycling Operations. Provide technical and permitting assistance to waste diversion activities, particularly those that reduce illegal disposal activities; for example, junk yards and car dismantling and other recycling operations.</p>

Toxicity. A low toxicity waste stream that reduces risk of exposure to residents, solid waste and recycling industry.

	STANDARDS	IMPLEMENTATION MEASURES
County shall work to reduce hazardous waste items such as household hazardous waste through better code enforcement and maintaining affordable and accessible services for waste disposal and recycling, and site cleanups.		WM-IM3. Code Compliance. Maintain a code compliance program to respond to complaints of illegal waste disposal.

Waste Management Strategy Hierarchy. An integrated waste management hierarchy that first emphasizes source reduction, followed by reuse and repair, recycling, materials recovery, environmentally safe energy recovery, environmentally safe materials recovery, and, as a last resort, landfill disposal.

	STANDARDS	IMPLEMENTATION MEASURES

Waste Management Program Improvement of Objectives. Successful achievement or exceedence of integrated waste management objectives through increased recycling rates, and increased participation in waste reduction programs.

	STANDARDS	IMPLEMENTATION MEASURES

Waste Management Program Widespread participation. High participation rates of recycling and waste diversion programs by making options more accessible, such as through curbside recycling collection.

	STANDARDS	IMPLEMENTATION MEASURES

Waste Management Program Materials for Local Industry. Growth in local businesses using previously discarded materials as a resource for value.

	STANDARDS	IMPLEMENTATION MEASURES

Waste Management Program An integrated waste management strategy emphasizing cooperation and coordination among local jurisdictions, consistent with state and federal regulations and programs.

	STANDARDS	IMPLEMENTATION MEASURES

Disposal Practices. Disposal capacity within the county or a contingency plan to develop local disposal capacity in order to reduce dependence on out-of-county disposal facilities and to hedge against increasing transportation or waste export costs.

	STANDARDS	IMPLEMENTATION MEASURES
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Cultural Resources

Enhancement of Cultural Resources. Protected and enhanced significant cultural resources, providing heritage, historic, and economic values to benefit present and future generations.

	STANDARDS	IMPLEMENTATION MEASURES
<p>the potential for shall be</p> <p>onary permit of found to be adverse change.</p> <p>Tribes (as interested consulted ne</p> <p>tion of adverse tation on has been ostantial</p> <p>ultural e afforded the ments to the ning</p> <p>gnificant Native roject areas al area of</p> <p>ects located in ric ruins, burial onditioned and gradation of isions for post- ological or</p>	<p>CU-S1. Cultural Resources. Cultural resources include, but are not limited to, any object, building, structure, site, district, area, or place that is culturally, historically, or archeologically significant, or is significant in the architectural, engineering, scientific, economic, agricultural, educational, social, political, military, or cultural annals of Humboldt County. Sites, resources, or structures listed in federal, state, or local registration programs, or formally determined eligible for listing, or that meet the criteria for listing in the California Register of Historical Resources shall also be recognized as significant cultural (historical) resources. Cultural resources also include cultural places, as defined by California Public Resources Code Sections 5097.9 and 5097.993, including any Native American sanctified cemetery, place of worship, religious or ceremonial site, or sacred shrine or any Native American historic, cultural, or sacred site that is listed or may be eligible for listing in the California Register of Historic Resources, including any historic or prehistoric ruins, any burial ground, and any archeological or historic site.</p> <p>CU-S2. Confidentiality. As prescribed by law, the exact location of archeological, paleontological, grave sites and sensitive Native American cultural places shall not be publicly identified in order to prevent the possibility of theft or vandalism.</p> <p>CU-S3. Cultural Resources Community. The cultural resources community includes:</p> <ul style="list-style-type: none"> a) Native American Tribes, defined as federally recognized and non recognized tribes and tribal organizations that have ancestral lands in Humboldt County that are on the contact list maintained by the Native American Heritage Commission; and, the appointed Tribal Historic Preservation Officers (THPOs) of such tribes. b) Applicable agencies and organizations, including the Native American Heritage Commission, the California State Office of Historic Preservation, the North Coastal Information Center, the Northwest Information Center, Humboldt County Public Works Department and the Planning and Building Divisions, and local historical societies and museums. c) Other interested parties who have requested in writing to be notified of such matters. <p>CU-S4. Conditioning, Designing, or Mitigating Projects to Avoid Loss. Conditioning, designing, and/or mitigating projects to avoid loss of cultural resources, in general, but impacts to</p>	<p>CU-IM1 Cultural Resources Ordinance and Advisory Committee. Review existing ordinances and guidelines and make necessary amendments to assure the protection of cultural resources, resulting in the adoption of a comprehensive Cultural Resources Ordinance and establishment of (an) advisory Cultural Resources Committee(s). The purpose of the Ordinance is to implement the goals, policies and standards of this section (10.7- Cultural Resources), including a clearly prescribed process for the identification, evaluation, assessment and treatment (mitigation) of cultural resource impacts for County permitted projects or actions that could result in significant adverse impacts and on recommendations.</p> <p>CU-IM3 Cultural Resources Designation. Develop a program to encourage and actively support nominations to the federal, state, and local cultural resource registration programs.</p> <p>CU-IM4. Historic Building Code. Promote the use of the Historic Building Code of the State of California for historical sites.</p> <p>CU-IM5. Historic Building Identification. Establish and maintain a system for identifying significant historic buildings and structures (individually or as part of districts or landscapes)</p>

Protection and Enhancement of Cultural Resources. Protected and enhanced significant cultural resources, providing heritage, historic, and economic values to benefit present and future generations.

	STANDARDS	IMPLEMENTATION MEASURES
<p>and not to be of n by rces</p> <p>enefit from the n to offset the</p> <p>s shall be ounty action cultural</p>	<p>B. Provide protective cover (e.g. cap with geotextile material and/or other barrier and cover with imported fill soil using light-weight rubber tired equipment) for all or portions of known (for) sites that cannot be feasibly avoided, ; or after the site has been adequately characterized (depth, area, constituents) and reported on using appropriate scientific excavation techniques, or</p> <p>C. Where site avoidance is infeasible, design and implement a research design guided mitigation excavation program, in consultation with culturally affiliated Tribe(s) or other descendant groups, as appropriate, under the direction of a qualified and locally experienced professional, to document significant scientific information that would otherwise be lost by project implementation.</p> <p>D. For discretionary and ministerial projects that will involve ground disturbing activities, the following measures shall be included as a standard conditions of approval or as notations to be placed on development plans: "The project site is not located within an area where known archaeological or paleontological sites have been identified. However, as there exists the possibility that undiscovered archaeological or paleontological resources may be encountered during construction activities, the following post-review, inadvertent archaeological discovery measures are required under state and federal laws: If archaeological or paleontological resources are encountered, all ground disturbing work at the find location plus a reasonable buffer zone must be immediately suspended and a qualified professional contacted to analyze the significance of the find and formulate further mitigation (e.g., project relocation, excavation plan, and protective cover) in consultation with culturally affiliated tribes or other descendant groups, where applicable. Pursuant to California Health and Safety Code §7050.5, if human remains are encountered, all ground-disturbing work must cease and the County Coroner contacted. The applicant and successors in interest are ultimately responsible for ensuring compliance with this condition."</p> <p>E. Voluntary deeding of the site into a permanent conservation easement.</p> <p>CU-S5. Assessment and Treatment of Impacts to Significant Historic Structures and Districts.</p> <p>A. For ministerial projects, a records check will be conducted. If the project site and/or structures are listed on the local, State, or federal register, or has been surveyed and determined to be eligible for listing on the local, State, or federal register, it will be considered a significant historic resource. The project will either be modified as may be necessary to ensure continued protection of the significant historical resources, or the project will be subjected to the discretionary review process described below.</p> <p>B. For discretionary projects, a records check will be conducted, and if no listing or survey for eligibility has been done, an initial screening will be conducted to determine whether there is a potential for significant historical resources to be significantly impacted by the project. Where it is found that there is a potential for significant adverse impacts, a cultural resources report prepared by a qualified professional shall be required. The report shall assess the presence, extent, and condition, and explicit significance values of all extant cultural resources and the</p>	<p>defined), consider (1) devising Overlay Zones for culturally sensitive zones (including potentially significant cultural landscapes) especially in rural, inland areas outside the Coastal Zone to expand the County's review of projects that may affect known & unknown cultural resources to facilitate Initial Project Screening (CU-P1), and (2) developing a confidential database that identifies locations of high archaeologically or cultural heritage sensitivity, and (3) developing a listing of listed, eligible or potentially eligible historical resources including architectural sites, districts and cultural landscapes, within the County's jurisdiction. In the near-term at a minimum, continue to contract with the NCIC and NWIC to provide rapid-response, reduced fee initial review of project locations for purposes of determining if known cultural resources are recorded on or near project areas, and for opinions on cultural resources sensitivity with appropriate recommendations. (Alternative A Implementation Measure)</p>

ancement of Cultural Resources. Protected and enhanced significant cultural resources, providing heritage, historic, and economic values to benefit present and future generations.

	STANDARDS	IMPLEMENTATION MEASURES
	<p>C. To assist in protecting potential historical structures yet to be surveyed, the Board of Supervisors may designate areas of historical concern, in which all structures 45 years or older would be assessed as outlined for discretionary projects above.</p> <p>D. To assist in identifying historical resources of significance, the County encourages the cultural resources community to utilize the nomination process of the State Office of Historic Preservation, which provides notice and comment opportunities for local government and the property owner, in determining eligibility for register listing.</p> <p>CU-Sx. Cultural Resources Report Contents. A Cultural Resources Report should, at the minimum, contain:</p> <ol style="list-style-type: none"> 1) Evidence of a full background literature search through the depository at the Humboldt County Historical Society. Whether the resource is on any federal, State or local list of designated historic resources. Whether the resource is identified in any information in the historical archives; 2) A brief description of the project parcel(s) and the expectations of the consultant at the onset of the inventory report; 3) A clear description of the methods and results of the field inventory including rationale for surface coverage and a brief discussion of any historic resources encountered. This treatment should be patterned after the Secretary of the Interior's Standards and Guidelines for ARCHEOLOGY AND HISTORIC PRESERVATION [As Amended and Annotated] - http://www.cr.nps.gov/local-law/arch_stnds_0.htm ; 4) A generally accurate map (7.5' USGS topographic, parcel map or engineers map) in a scale sufficient to show the intensity and coverage of the field inventory as well as the location of any resources encountered; 5) A description and evaluation of any structures and a determination of whether or not they qualify as historical resources. This evaluation should answer the following questions with respect to possible historic significance: <ol style="list-style-type: none"> a) Is it associated with events that have made a significant contribution to the broad patterns of local or regional history, or the cultural heritage of California, or the United States; b) Is it associated with the lives of persons important to local, California, or national history; c) Does it embody the distinctive characteristics of a type, period, region, or method of construction, or represent the work of a master or possess high artistic values; d) Has it yielded, or does it have the potential to yield, information important to the prehistory or history of the local area, California, or the nation. 6) Given the answers to 5. a. through d.: <ol style="list-style-type: none"> a) Does the resource qualify as an historic resource? If the answer to 6a is no, and any of the answers to 5a through 5d is yes, explain why, in your assessment, the resource does not qualify as historic. b) Does the resource have integrity for the period of significance? The period of 	

ancement of Cultural Resources. Protected and enhanced significant cultural resources, providing heritage, historic, and economic values to benefit present and future generations.

	STANDARDS	IMPLEMENTATION MEASURES
	<p>historic fabric that existed during the resource's period of significance.</p> <p>c) Identify whether or not the resource retains enough of its historic character of appearance to be recognizable as an historical resource and able to convey the reasons for significance. If it is determined that a resource has lost its historic character or appearance, does it still have the potential to yield significant scientific or historical information or specific data?</p> <p>d) Is the historic resource located within a historic district or a concentration of historic buildings, structures, objects, or sites with precise boundaries that share a common historical, cultural or architectural background? If so, and if it is determined that the resource lacks individual significance as an historic resource, could the resource be considered a contributor to the significance of the historic district or concentration of historic structures?</p> <p>7) If the resource is historic, provide recommended means to avoid or lessen development related impacts to any historical resources encountered on the parcel(s);</p> <p>8) The names of any local persons consulted during the preparation of the report;</p> <p>9) Statement of Qualifications (education, employment, field experience, previous reports and publications in historic resources). (Alternative A Standard)</p> <p>CU-Sxx. Cultural Resource Commission Recommendations & Mitigation. The conclusions, findings and recommendations of the Cultural Resources Report shall be evaluated during the project review process including referral for comments from the advisory Cultural Resources Commission. The Cultural Resources Commission will make recommendations on cultural resources to County staff and the Planning Commission. Applicants shall be encouraged to plan projects to avoid impacts to significant cultural resources where feasible, otherwise, mitigation measures shall be required to lessen the impacts to a less than significant level. (Alternative A Standard)</p> <p>CU-Sxxx. CEQA Review. Historical resources as provided in Section 15064.5 of the State CEQA Guidelines shall include: 1) a resource listed in, or determined to be eligible for listing in, the California Register of Historical Resources; 2) a resource listed in a local register of historical resources; or 3) any object, building structure, site, area or place which the County Planning Division determines to be historically or culturally significant. (Alternative A Standard)</p>	

Resources

Protection. Protected high-value forest, agriculture, river, and coastal scenic areas that contribute to the county's beauty and abundant natural resources.

	Standards	Implementation Measures
<p>Recognize the scenic value of (Alternative D Policy)</p> <p>Scenic Areas. In mapped scenic areas shall be consistent with including slopes, hilltops and and interruption of natural t feasible.</p> <p>Heritage Landscapes. Protect the landscape areas with appropriate standards to ensure that s the heritage landscape</p>	<p>SR-S1. Development in Mapped Scenic Areas. Discretionary and ministerial development shall avoid visual disturbance of natural contours, hilltops, tree lines, forest landscapes, bluffs and rock outcroppings, to the maximum extent feasible. Roads and public utility corridors shall be narrow as possible and follow natural contours. Natural features disturbed for construction purposes shall be restored to as close to natural condition as feasible. The construction of new off-premise billboards is prohibited.</p> <p>SR-S2. Development in Mapped Heritage Landscapes. Protect the scenic and historical qualities of mapped heritage landscapes as a resource of public importance. Discretionary and ministerial development shall be sited and designed to protect views, minimize the alteration of natural land forms, be visually compatible with the character of surrounding areas, and preserve significant historical features. Discretionary development should restore and enhance visual quality in visually degraded areas.</p>	<p>SR-IM1. Mapping of Scenic Areas, Heritage Landscapes and Scenic Roadways. Initiate a public process to identify, map, and designate Scenic Areas, Heritage Landscapes and Scenic Roadways, including specific ordinance standards for scenic protections and design review.</p> <p>SR-IM2. Community Separators. Identify, map, and designate an overlay zone for community separators with specific standard for open space protections and design review.</p>

Separators. Visible and aesthetic open space areas between urban development areas that separate and preserve county's cities and communities.

	STANDARDS	IMPLEMENTATION MEASURES
<p>Protect the scenic quality of by maintaining cities and cities.</p> <p>Community Separators. Retain a of development in n or inclusion in spheres of Provide opportunities for of pment areas in community open space preservation</p>	<p>SR-S4. Development in Mapped Community Separators. New development within mapped community separators shall:</p> <ul style="list-style-type: none"> A. Site and design structures to take maximum advantage of existing topography and vegetation in order to substantially screen structures from view along scenic corridors. B. Minimize cuts and fills on hills and ridges. C. Minimize the removal of trees and other mature vegetation. D. Install landscaping consisting of native vegetation in natural groupings that fit with the character of the area in order to 	

Separators. Visible and aesthetic open space areas between urban development areas that separate and preserve community's cities and communities.

	STANDARDS	IMPLEMENTATION MEASURES
	<p>E. Design structures to use building materials and color schemes that blend with the natural landscape.</p> <p>F. Cluster structures on each parcel within existing built areas, to the maximum extent feasible.</p> <p>G. Locate building sites and roadways to preserve natural features, native vegetation and existing trees.</p> <p>SR-S5. Subdivisions in Community Separators. Subdivisions in community separators shall:</p> <p>A. Ensure developments are subordinate to the viewscape, from the point of view of public roadways and trails.</p> <p>B. Reduce visual impact where consistent with the Land Use Element by clustering.</p> <p>C. Preserve natural features and native vegetation by locating building sites and roadways.</p> <p>D. Require dedication of permanent open space easement at the time of subdivision to the extent allowable by law.</p> <p>E. Be accompanied by a visual analysis that demonstrates that the development is not detrimental to or enhances the visual quality of the Community Separators as a whole.</p> <p>F. Adequate additional public services and infrastructure are available to serve the development.</p> <p>G. The development is compatible with surrounding properties especially those used for agricultural pursuits.</p> <p>H. In addition to the mandatory criteria set forth above, special consideration will be given to projects that incorporate one or more of the following:</p> <ol style="list-style-type: none">1) Aggregation of parcels within the Community Separator to achieve a project design that enhances the separators as a whole.2) Creative financing mechanisms to maintain and preserve open space or parkland that may be dedicated in fee as part of the proposed development.3) Project design features that provide for pedestrian or bicycle links between the communities on either side of the Community Separator and to any parkland that may be dedicated in fee as part of the proposed development. <p>SR-SX. Light and Glare. New outdoor lighting shall be compatible with the existing setting. Exterior lighting fixtures and street standards (both for residential and commercial areas) shall be fully shielded, and designed and installed to minimize off-site lighting.</p>	

system of scenic roadways that increase the enjoyment of, and opportunities for, recreational and cultural pursuits
(Modified Alternative D Goal)

	STANDARDS	IMPLEMENTATION MEASURES
<p>protect the scenic quality of enjoyment of natural and scenic points of historic and</p> <p>Billboard Prohibition. Limit the billboards by ordinance to construction of new off-premise signs and coastal views.</p> <p>Scenic Areas. Prohibit construction on mapped sensitive, habitat</p> <p>Standards on Public Lands and Specific Railroad Right-of-Way. as the North Coast Railroad Service to remove or clearway between Fields Landing</p> <p>Illegal billboards on property removed through code for removal of illegal advertising, including Advertising Office to remove</p>	<p>SR-S3. Scenic Roadway Standards. The following standards apply to mapped scenic roadways:</p> <p>A. Visual Buffer Width. The width of the visual buffer along the road shall not exceed feet from the edge of the traveled roadway.</p> <p>B. Permitted Uses. Permitted uses shall be allowed except the construction of new off premise billboards is prohibited. Permitted uses that are within the visual buffer area measures may be required to protect scenic qualities of the site.</p> <p>C. Site Development. Buildings and landscaping within the visual buffer shall be designed and located on the site to create a harmonious visual relationship with surrounding development and the natural terrain and vegetation.</p> <ol style="list-style-type: none"> 1) Existing topography, vegetation, and scenic features of the site shall be retained to the maximum extent possible and incorporated into the proposed development. 2) Structures and signs shall be limited in height, bulk, and siting to be visually compatible with, and subordinate to, the character of surrounding areas. <p>D. Consideration of Views. Structures, signs, and plant materials within the visual buffer shall be constructed, installed, and planted to complement, enhance, and retain scenic views. Vegetative screening shall be used where needed to prevent significant intrusion or degradation of public views.</p> <p>E. Location and Screening of Unsightly Features. Potentially unsightly features within the visual buffer area, such as parking lots etc., shall be located in areas not visible from the scenic highway. Where it is not possible to locate such features out of view, features shall be screened from view by planting and/or fences, walls, or berms. Screening shall utilize primarily natural materials rather than solid fencing, preferably vegetation, in conjunction with low-earth berms.</p> <p>F. Site Grading. Grading or earth-moving operations within the visual buffer area shall be planned and executed in such a manner that final contours appear to be consistent with the existing terrain both on, and adjacent to, the site.</p> <ol style="list-style-type: none"> 1) Vegetative cover shall be provided within a reasonable time after grading is completed to prevent visible scars remaining on the land from such operations. 2) Contours altered by grading shall be restored by means 	<p>SR-IM3.Scenic Road Protection Program. Community Development Services and Department of Public Works staff shall develop a program for coordinated protection of mapped scenic roads in concert with the involved public and private agencies.</p> <p>SR-IM4.Sign Ordinance Revision. Amend the sign ordinance to implement adopted policies for off-premise billboards and to consider other revisions to ensure community compatibility.</p> <p>SR-IM5.Removal of Illegal Billboards. Identify billboards that may have been placed without permits or have expired permits – and with the help of Caltrans’ Outdoor Advertising Office – pursue removal of billboards found to be illegally placed as defined by the California Outdoor Advertising Act.</p> <p>SR-IM6.Wayfarers Signage. Establish a local scenic byways network designed to direct travelers to areas of scenic, cultural, and historic interest.</p>

system of scenic roadways that increase the enjoyment of, and opportunities for, recreational and cultural pursuits
 (Modified Alternative D Goal)

	STANDARDS	IMPLEMENTATION MEASURES
	<p>3) Finished contours shall be planted with native vegetation, so as to require minimum care and to be visually compatible with the existing landscaping.</p> <p>G. Access Roads. The location and design of access roads within the visual buffer area shall not detract from the scenic quality of the road.</p> <p>H. Utilities. New, relocated, or existing utility distribution lines within the visual buffer area shall be placed underground whenever feasible. When it is not feasible to place lines underground, they shall be located so as to be inconspicuous from the scenic route wherever feasible. Combined or adjacent rights-of-way and common poles shall be used wherever feasible.</p> <p>I. Railroads and Public Facilities. Visual buffers shall exclude railroad rights- of-way and public facilities.</p> <p>SR-S6. New Off-Premise Billboards. New off-premise billboards shall be restricted to a maximum term of 10 5 years and limited to areas designated as Commercial Services or Industrial General. Off-premise billboards shall not include animation or electronic messaging unless for public service purposes and be restricted to a size of 300 square feet. (Alternative A version)</p> <p>SR-SXX. Permits for Billboards. Require Conditional Use Permits and conformance to building, zoning and other local codes for construction of new billboards as well as expansion, repair, or re-construction of existing billboards.</p>	