

PUBLIC NOTICE

HUMBOLDT COUNTY PLANNING COMMISSION NOTICE OF PUBLIC HEARING

On **Thursday, June 03, 2021 at 6:00 p.m.**, or as soon thereafter as the matter can be heard, the Humboldt County Planning Commission will hold a public hearing to consider the matter listed below.

NOTE: In accordance with Executive Order N-29-20 the Planning Commission meeting will be held virtually.

HOW TO LISTEN OR WATCH THE PLANNING COMMISSION MEETING:

Listen or Watch the live stream of the Planning Commission Meeting in three ways:

1. <https://zoom.us/j/9763777152> Password: 200525
2. Call in via telephone at 346 248-7799, enter meeting id 976 3777 7152 Password: 200525
3. A live stream of the meeting can be found by using the following link:
<https://humboldt.legistar.com> or by watching Access Humboldt on cable channel 10

PUBLIC COMMENT INSTRUCTIONS DURING THE MEETING:

Participate in the public comment period of the meeting in the following two ways:

1. **Via Computer as an attendee:** To raise your hand click the Raise Hand icon on the bottom of the Zoom window. When you click the Raise Hand icon, a hand icon will appear next to your name that will notify the host your hand is raised. You will also see the hand icon turn green. When you want to lower your hand, you can click the hand icon again and your hand will be lowered. When you are called upon to speak the Zoom platform will ask you for permission to unmute your mic. **If you encounter any issues, please use the call-in option below.**
2. **Via phone call using cellphone or landline:** When the Planning Commission meeting begins, call in to the conference line. When the Planning Commissioner starts to discuss the item you wish to comment on, **Press *9 to raise your hand.** When you are called upon to speak, you will be prompted to unmute your mic, press *6 to unmute.

PUBLIC COMMENT PRIOR TO THE MEETING:

Submit public comments via email to Planningclerk@co.humboldt.ca.us and provide the Project title, Record or Case number and date of the hearing. To provide comment to the Planning Commission with the hearing packets, comments must be received by **Wednesday, May 26, 2021**. All public comments must be received by to **Tuesday, June 1, 2021** to be provided to the Planning Commission for consideration. The Agenda is posted on the Friday prior to the meeting. After the agenda is posted comments received after **Wednesday, May 26, 2021** can be found at the "Attachments" section of the "[Meeting Details](#)" link next to the posted Agenda at: <https://humboldt.legistar.com>. Only public comment and supplemental information submitted in the manner prescribed above will be included with the administrative record.

Please note that each Zoom meeting has a unique meeting ID and password. Any item on this agenda that is continued to a future date will use the meeting ID and password applicable to the date the agenda item is to be heard again. Agendas are posted on the Friday before the meeting at <https://humboldt.legistar.com>

1. **Christopher Cameron;** The project is located off Salmon Creek Road, approximately 1,290 feet from the intersection of US Highway 101 and Salmon Creek Road, Record Number PLN-10994-CUP;

Assessor's Parcel Number: 211-401-018, Conditional Use Permit to permit a maximum of 12,600 square feet (SF) of existing mixed light cannabis cultivation in six (6) greenhouses, in three (3) harvest cycles. Irrigation water is sourced from an existing groundwater well located on the adjacent property (APN 211-401-017), which is also under Cameron ownership (Permit No. 17/18-0743). Annual water use is estimated at 123,840 gallons (9.8 gallons/SF). Water storage totals 107,100 gallons in ten (10) 5,000-gallon containers, three (3) 3,000-gallon containers, two (2) 20,000-gallon containers, three (3) 2,500-gallon containers, and one (1) 600-gallon container. Drying and curing will occur onsite within two (2) existing onsite metal warehouses, measuring 1,600 SF (20' x 80') and 560 SF (14' x 40'). Flowers may be machine trimmed by the owner/operator or taken offsite to a licensed processing facility. There would be three (3) full time employees, with seasonal employees. Electricity is provided through the use of two onsite generators (150 kw each). PG&E is anticipated to be installed within 1 year (2022-2023). The Humboldt County Zoning Administrator will consider an Addendum to a previously adopted Mitigated Negative Declaration has been prepared for consideration per §15164 of the State CEQA Guidelines. The project is located in the County of Humboldt, in the Miranda area. Specific questions regarding this project can be directed to the assigned planner David J. R. Mack, AICP at 831-320-0413 or via email at David.Mack@weareharris.com.

2. **Scrap Acres, LLC**, Redwood Valley area; Record Number PLN-11722-CUP (filed 12/09/16); Assessor's Parcel Numbers: 316-085-001 A Conditional Use Permit for 14,700 square feet of pre-existing cannabis activities comprised of 5,580 SF of outdoor cultivation and 9,091 SF of mixed-light cultivation. Water for irrigation is sourced from an onsite spring diversion and a proposed well. Annual usage is estimated at 200,000 gallons. Water storage onsite consists of 15,950-gallons of hard tank storage. There is an additional 32,500 gallons of hard tank storage designated for fire protection and domestic use. Drying activities occur onsite in the drying house, while trimming and packaging occur offsite at a third-party licensed processing facility. The applicant will utilize up to seven employees to handle operations. Power is provided by a 20kW generator and one 80kW generator with plans to install a proposed solar system to replace the generators prior to the 2022 season. Planning Commission will consider an addendum to the previously adopted Mitigative Negative Declaration. The project is located in the Redwood Valley area, on the East and West side of Old Three Creeks Road, approximately .85 miles North from the intersection of State Highway 299 and Old Three Creeks Road, on the property known as 1000 Old Three Creeks Road. Specific questions regarding the proposed project may be directed to Cade McNamara, Planner, at (707) 268-3777 or by email at cmcnamara@co.humboldt.ca.us.
3. **Organic Humboldt, Inc.**, Briceland Area; Record Number PLN-12307-CUP (filed 12/22/2016); Assessor's Parcel Numbers: 220-291-001. A Conditional Use Permit for 12,648 square-feet of existing outdoor cannabis cultivation utilizing light deprivation. Two harvests are anticipated annually. Irrigation water is sourced from an existing permitted groundwater well. Existing available water storage is 10,000 gallons, which is stored in two hard-sided tanks. Estimated annual water usage is 46,800 gallons. All processing will occur onsite in an existing structure. The applicant intends to utilize between two and three employees. The project will require minimal energy which will be supplied by a generator. The Planning Commission will consider an addendum to the previously adopted Mitigative Negative Declaration. The project is located in Humboldt County, in the Briceland area, on the East and West side of Crooked Prairie Road, approximately .56 miles North from the intersection of Powell Creek Road and Crooked Prairie Road, on the property known as 6010 Crooked Prairie Road. Specific questions regarding the proposed project may be directed to Abbie Strickland, Planner I, at (707) 445-2630 or by email at astrickland@co.humboldt.ca.us.
4. **Green Bridge Holdings, Inc.**, Bridgeville Area; Record Number: PLN-12417-CUP (filed 12/23/2016); Green Bridge Holdings, Inc. seeks a Conditional Use Permit to allow the continued operation of an existing 20,084-square-foot (SF) cannabis cultivation operation. Irrigation is from a groundwater well.

The cannabis cultivation consists of 10,400 SF of outdoor cultivation in light-deprivation greenhouses and 9,684 SF outdoor full-sun cultivation. Ancillary propagation occurs in a 2,080-SF area. One annual harvest will occur in the outdoor area and up to two harvests for the greenhouses for a growing season that extends from April through October. Bucking and drying will occur in an existing two-story 1,920-SF barn by two full-time employees. Additional processing will occur offsite at a licensed processing or manufacturing facility. Power is provided by two Honda EU 7000iS generators, a solar array, and Pacific Gas & Electric (PG&E). One generator is used for the upper greenhouse and one is used for the well. The three lower greenhouses are supplied by PG&E Power. An agricultural Power Drop from PG&E is scheduled to occur within four to six months and once acquired, electricity to the site will be supplied exclusively through PG&E and the generators will be used only on an emergency basis. The Planning Commission may adopt a Mitigated Negative Declaration for the project pursuant to Section 15074 of the Guidelines for the California Environmental Quality Act. The project is accessed by a driveway on the south side of State Highway 36, approximately 3.2 miles east from the intersection of Alderpoint Road and State Highway 36, on the property known as 27420 State Highway 36 and the property known to be in Section 07, Township 01 North, Range 04 East, H. B. & M. Specific questions regarding this project can be directed to Jordan Mayor, Senior Biologist and Contract Planner, at 707-683-4711 or by email at jordan.mayor@icf.com.

5. **John Pirample**, Redwood Valley area; Record Number PLN-12548-CUP (filed 12/27/2016); Assessor's Parcel Numbers: 316-084-001. The applicant is applying for a Conditional Use Permit for 13,850 Sf of pre-existing outdoor cultivation. Water is provided by a permitted well and point of diversion located on APN 316-085-001, with a proposed well on-site for the future use. Total water storage consists of 30,200 gallons of hard tank storage with a plan to phase in another 30,000 gallons of hard tank storage for fire suppression, domestic and irrigation needs. Anticipated annual water use is 148,000 gallons. Applicant anticipates 1-2 cycles of cultivation per year. There is no generator usage on-site. Applicant plans on installing a solar array prior to the 2022 season. All propagation is located on 316-085-001, totaling 2,262 SF and provides plant stock for both this project as well as project no. 11722 (an application for 14,700 SF of existing cultivation). Plant vegging takes place in a 1,375 SF GH as an immature plant hold area on-site. Drying activities occur onsite in the drying area, while trimming and packaging occur offsite at a third-party licensed processing facility. Up to seven employees are used between this project and project no. 11722. The Planning Commission will consider an addendum to the previously adopted Mitigative Negative Declaration. The project is located in Humboldt County, in the Redwood Valley area, on the West side of Old Three Creeks Road, approximately 1.4 miles North from the intersection of Old Three Creeks Road and State Highway 299, on the property known to be in Section 36 of Township 07 North, Range 03 East, Section 1 of Township 06 North, Range 03 East Humboldt Base & Meridian. Specific questions regarding the proposed project may be directed to Cade McNamara, Planner I, at (707) 445-7541 or by email at cmcnamara@co.humboldt.ca.us.
6. **Hum Fire, LLC**, Garberville Area; Record Number PLN-12943-CUP (filed 12/29/2016); Assessor's Parcel Numbers: 222-042-011. The applicant is seeking a Conditional Use Permit for 18,000 square-feet of commercial outdoor cannabis cultivation utilizing light deprivation. Two harvests are anticipated annually. Irrigation water is sourced from a registered spring diversion and an existing unpermitted well. Rainwater catchment is proposed. Existing available water storage is 107,000 gallons, which is stored in 22 hard-sided tanks. Estimated annual water usage is 125,000 gallons. Drying and curing occurs onsite and all other processing will occur off-site at a licensed third-party processing facility. The project is owner-operated, no additional employees are required. Power is provided primarily by solar power and a generator is onsite for supplemental energy. The Planning Commission will consider an addendum to the previously adopted Mitigative Negative Declaration. The project is located in Humboldt County, in the Garberville area, on the East side of Sprowel Creek Road, approximately .5 miles South from the intersection of Twin Trees Road and Sprowel Creek Road, and approximately .6

miles East from the intersection of Sprowel Creek Road and a Private Drive on the property known to be in Section 3 of Township 05 South, Range 03 East, Humboldt Base & Meridian. Specific questions regarding the proposed project may be directed to Abbie Strickland, Planner I, at (707) 445-2630 or by email at astrickland@co.humboldt.ca.us.

7. **Henry Avelar**, McKinleyville area; Record Number PLN-2021-16959 (filed 1/21/2021); Assessor's Parcel Number: 510-441-001. A two-year extension to an approved Final Map Subdivision of an approximately three-acre parcel into thirteen lots ranging in size from 5,000 square feet to 15,000 square feet. The parcel is currently developed with three residences which will be sited on proposed Lots 5, 6 and 7, respectively. A Special Permit is required to remove the eucalyptus trees on site in order to facilitate development. Note: the tree removal has been completed. The parcels will be served with community water and sewer provided by the McKinleyville Community Services District. No change to the original project is proposed. This is the first extension requested and if approved, the extension will expire on March 5, 2023. The project is located in the McKinleyville area, on the north side of Imeson Road, approximately 200 feet west of the intersection of Rita Avenue and Imeson Road, on the property known as 1055 Imeson Road. Specific questions regarding the proposed project may be directed to Trevor Estlow, Senior Planner, at (707) 268-3740 or by email at testlow@co.humboldt.ca.us.

Consistent with the above instructions for public comment, any person may appear and present testimony regarding this matter during the hearing. If you challenge the nature of the proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at or prior to the public hearing. The Planning Commission's decision will become effective if an appeal is not filed within the appropriate filing period. An appeal may be filed by any aggrieved person who has testified in person or in writing on the project and must be submitted in writing with the required fees to the Planning Division of the Humboldt County Planning and Building Department at 3015 H Street, Eureka, California 95501, post marked before the end of the appeal period. If appealed, the decision will not become effective until the appeal is resolved.

The staff report for this project will be posted on <https://humboldt.legistar.com> on the Friday before the Planning Commission meeting. General questions regarding the Planning Commission, the permit process, submission of materials and other information not specific to this project may be obtained from the Planning Division of the Humboldt County Planning and Building Department, 3015 H Street, Eureka, California 95501, or email planningclerk@co.humboldt.ca.us. Telephone (707) 268-3702.

The County of Humboldt is committed to providing equal access to all county programs, services, and activities through the provision of accommodations for individuals with disabilities as required under the Americans with Disabilities Act (ADA). With 72 hours prior notice, a request for reasonable accommodation or modification can be made. Please contact the Planning Commission clerk at 707-445-7541 or by email planningclerk@co.humboldt.ca.us or the ADA Coordinator at 844-365-0352 or by email at ada@co.humboldt.ca.us

Humboldt County Planning Commission
May 19, 2021