

BOARD OF SUPERVISORS, COUNTY OF HUMBOLDT, STATE OF CALIFORNIA

Certified copy of portion of proceedings, Meeting on _____

RESOLUTION NO. _____

**RESOLUTION TO MAKE THE REQUIRED FINDINGS FOR CERTIFYING COMPLIANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND APPROVE THE ZONE RECLASSIFICATION TO REZONE PROPERTY IN THE WILLOW CREEK AREA FROM AGRICULTURE GENERAL (AG) TO COMMUNITY COMMERCIAL (C-2) AND FLOOD PLAIN (FP);
CASE NUMBER ZR-16-007
ASSESSOR PARCEL NUMBER: 522-272-006**

WHEREAS, the owners submitted an application and evidence in support of approving a Zone Reclassification consistent with the current General Plan designations; and

WHEREAS, the proposed Zone Reclassification; that is, to rezone lands from Agricultural General (AG) to Community Commercial (C-2) and Flood Plain (FP), consistent with the General Plan Update designation of Commercial Services (CS) and Conservation Floodway (CF), may be approved if it can be found that: (1) The proposed change is in the public interest; (2) The proposed change is consistent with a comprehensive view of the General Plan; and (3) The amendment does not reduce the residential density for any parcel below that utilized by the Department of Housing and Community Development in determining compliance with housing element law; and

WHEREAS, the County Planning Division has reviewed the submitted application and evidence and has referred the application and evidence to involved reviewing agencies for site inspections, comments and recommendations; and

WHEREAS, the Planning Division, the lead agency, prepared an Addendum to the Programmatic EIR (PEIR) for the adoption of the County General Plan (SCH# 2007012089) (September 25, 2017) adopted by the County Board of Supervisors October 23, 2017, where the Board of Supervisors certified the Final PEIR as complete and adequate in that it addressed all environmental effects of the proposed project and fully complies with all the requirements of CEQA. The property proposed for development at this time was included in discussions of the PEIR, as required by Section 15074(b) of the CEQA Guidelines, and finds there is no substantial evidence that the proposed project will have a significant effect on the environment; and

WHEREAS, the staff report to the Planning Commission (Attachment 4) includes evidence in support of making all of the required findings for approving the proposed Zone Reclassification application for Case No.: ZR-16-007; and

WHEREAS, the Planning Commission has reviewed and considered said reports and other written and spoken evidence and testimony presented to the Commission during a public hearing on October 18, 2018, and

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WHEREAS, at their October 18, 2018 meeting, the Planning Commission recommended the Board make the necessary findings, adopt the Addendum to the previously approved Programmatic Environmental Impact Report, and approve the zone reclassification.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Supervisors, based on Planning and Building Department – Planning Division staff reports, supplemental reports, testimony presented at the public hearing, and having considered the previously approved Programmatic Environmental Impact Report, along with the Addendum thereto, and the recommendation of the Planning Commission, that the Board:

1. Has considered the Addendum to the previously approved Environmental Impact Report, and finds that pursuant to State CEQA Guidelines section 15164, none of the conditions described in State CEQA Guidelines section 15162 have occurred and only minor or technical changes or additions are necessary; and
2. Makes the findings for the Zone Reclassification as detailed in Exhibit A to this Resolution based on the submitted evidence; and
3. Approves the Zone Reclassification as recommended by the Planning Commission at their October 18, 2018 meeting for Case No.: ZR-16-007; and
4. Adopts the Ordinance (Attachment 2) amending Section 311-7 of the Humboldt County Code to rezone property in the Willow Creek area from Agriculture General (AG) to Community Commercial (C-2) and Flood Plain (FP).

BE IT FURTHER RESOLVED by the Humboldt County Board of Supervisors that:

1. Planning Division Staff is hereby directed to prepare and file a Notice of Determination with the County Clerk and the State Office of Planning and Research.
2. The Clerk of the Board is hereby directed to give notice of the decision to the applicant, the County Assessor's Office and any other interested party.
3. Direct the Clerk of the Board to publish a summary of the Ordinance within 15 days after its adoption.

Ryan Sundberg, Chair,
Humboldt County Board of Supervisors

