

ATTACHMENT 1A

CONDITIONS OF APPROVAL

APPROVAL OF THE COASTAL DEVELOPMENT PERMIT IS CONDITIONED ON THE FOLLOWING TERMS AND REQUIREMENTS:

A. General Conditions

1. The project shall be conducted in accordance with the Project Summary and Project Design. Minor deviations shall be permitted as provided by Humboldt County Code Section 312-11; however, all other changes shall require modification of this permit.
2. Applicant must apply for and obtain an encroachment permit from County Public Works for any work within the County maintained road right of way along Van Ness Avenue. If construction staging is to occur on the County's maintenance barn property at 5th Street and Arlington Avenue, a right-to-entry permit for access shall be obtained from County Public Works.
3. Applicant must obtain final approval from Public Works Director regarding access to and utilization of County-owned parcel (APN: 100-181-003) for project purposes, including construction of the detention basin and all other related stormwater and drainage system improvements on parcel, as well as staging, stockpiling of project resources, and contractor parking, as applicable.
4. Applicant shall adhere to all conditions placed on the project via the Public Works referral comments dated 3/17/25 and provided as Attachment 5A.
5. Applicant shall adhere to all conditions placed on the project via the PG&E Initial Response Letter dated 1/17/2025 and provided as Attachment 5B.
6. A traffic control plan prepared by a civil engineer or traffic engineer is required for all situations not covered by Caltrans T13 with T9 or Fig 6H-6. Conditions requiring a traffic control plan will require submittal and Public Works Department Land Use Division approval. Should City of Ferndale request a complete closure or closure of a portion of a County maintained road, City of Ferndale must submit to County a road closure plan for review and approval.
7. Applicant is responsible for submitting a Storm Water Pollution and Prevention Plan (SWPPP) to minimize any wind or water-related erosion and to prevent runoff and contamination into the surrounding wetlands and drainage ditches.
8. The applicant is required to pay for permit processing on a time and material basis as set forth in the schedule of fees and charges as adopted by ordinance of the Humboldt County Board of

Supervisors. The Department will provide a bill to the applicant after the decision. Any and all outstanding Planning fees to cover the processing of the application to decision by the Hearing Officer shall be paid to the Humboldt County Planning Division, 3015 "H" Street, Eureka.

9. All resulting slopes shall be confirmed by an engineer to be stable and not in need of an engineered retaining wall or other improvement necessary to protect existing structures. Every effort shall be made to maintain the existing natural appearance of areas of disturbance.

B. Ongoing Requirements/Development Restrictions Which Must be Satisfied for the Life of the Project:

1. This permit shall expire and become null and void at the expiration of two (2) years after all appeal periods have lapsed (see "Effective Date") except where construction under a valid building permit or use in reliance on the permit has commenced prior to such anniversary date. The period within which construction or use must commence may be extended as provided by Section 312-11.3 of the Humboldt County Code.
2. Applicant shall be responsible to correct any involved drainage problem within the County Road right of way to the satisfaction of the Department of Public Works Land Use Division.

Informational Notes:

1. If cultural resources are encountered during construction activities, the contractor on site shall cease all work in the immediate area and within a 50-foot buffer of the discovery location. A qualified archaeologist as well as the appropriate Tribal Historic Preservation Officer(s) are to be contacted to evaluate the discovery and, in consultation with the applicant and lead agency, develop a treatment plan in any instance where significant impacts cannot be avoided.

The Native American Heritage Commission (NAHC) can provide information regarding the appropriate Tribal point(s) of contact for a specific area; the NAHC can be reached at 916-653-4082. Prehistoric materials may include obsidian or chert flakes, tools, locally darkened midden soils, groundstone artifacts, shellfish or faunal remains, and human burials. If human remains are found, California Health and Safety Code 7050.5 requires that the County Coroner be contacted immediately at 707-445-7242. If the Coroner determines the remains to be Native American, the NAHC will then be contacted by the Coroner to determine appropriate treatment of the remains pursuant to PRC 5097.98. Violators shall be prosecuted in accordance with PRC Section 5097.99

The applicant is ultimately responsible for ensuring compliance with this condition.