




MINUTE SHEET


Thursday, May 07, 2026

Regular Meeting

The Honorable Zoning Administrator of the County of Humboldt held a regular meeting on the above date within the Humboldt County Planning and Building Department at 3015 H Street in Eureka, California. The Zoning Administrator and the Zoning Administrator Clerk of the County of Humboldt hereby certify the foregoing to be a true and correct record of the actions taken on the above-entitled matters by said Zoning Administrator at the meeting held on date noted above.



Laura McClenagan
Zoning Administrator Clerk



John H. Ford
Zoning Administrator

ZONING ADMINISTRATOR

JOHN H. FORD
Director, Planning and Building



COUNTY STAFF

CLIFF JOHNSON
Planning Manager
RODNEY YANDELL
Planning Manager

**ZONING ADMINISTRATOR
COUNTY OF HUMBOLDT**
Planning and Building Department
3015 H St.
Eureka, CA 95501

ACTION SUMMARY

Thursday, May 7, 2026

10:00 AM

Regular Meeting

A. CALL TO ORDER

Director John Ford called the meeting to order at 10:00 a.m.

B. AGENDA MODIFICATIONS

C. CONSENT CALENDAR

26-443

1. Culpepper Coastal Development Permit and Special Permit
Assessor Parcel Number: 111-121-007
Record Number: PLN-2025-19324
Shelter Cove area

A Coastal Development Permit (CDP) and Special Permit for the development of a new approximately 2,704 square foot two-story single-family residence with an approximately 696 square-foot attached garage. At its tallest point the residence will be approximately 24'8" tall. No significant vegetation removal will be required, and minimal grading will be required to accommodate the project. The parcel will be served with community water and sewer by the Shelter Cove Resort Improvement District. A Special Permit is required for Design Review within the Coastal Zone pursuant to Section 313-19.1 of Humboldt County Code.

The Zoning Administrator adopted resolution 26-057, (Attachment 1) which finds the Zoning Administrator has considered the project's exemption from environmental review under CEQA section 15303 (a) (New Construction or Conversion of Small Structures), which applies to the

construction of one single family residence; and finds the proposed project complies with the South Coast Area Plan and Zoning Ordinance; and approves the Coastal Development Permit and Special Permit as recommended by staff and subject to the conditions of approval (Attachments 1A).

26-444

2. Denial of Seventeen (17) Cannabis Permit Applications Due to failure to meet Measure S tax obligations by the deadlines set forth by the Board of Supervisors.

Assessor Parcel Numbers: 216-074-002, 316-191-010, 316-191-016, 316-172-019, 107-124-005, 223-041-007, 221-121-009, 316-175-021, 216-023-014, 316-172-014, 104-192-019, 522-032-004, 215-051-002, 104-143-014, 531-011-010, 531-011-009, 210-221-023, 404-111-013, 316-174-015, 316-172-022

Record Numbers: PLN-11173-CUP, PLN-11187-SP, PLN-11189-SP, PLN-11465-CUP, PLN-11521-ZCC, PLN-11585-ZCC, PLN-11735-CUP, PLN-12021-CUP, PLN-12266-CUP, PLN-12288-ZCC, PLN-12353-CUP, PLN-12849-CUP, PLN-12858-CUP, PLN-12861-CUP, PLN-13124-SP, PLN-13345-CUP, PLN-13375-CUP

Location: In the unincorporated areas of Humboldt County, see Attachment 1A.

Denial of Ten (10) Conditional Use Permits, Three (3) Special Permits, and Four (4) Zoning Clearance Certificates

The Zoning Administrator adopted resolutions 26-058 - 26-074, (Attachments 2-18) which finds the cannabis permit application projects are statutorily exempt from the California Environmental Quality Act (CEQA) per section 15270 (Projects Which Are Disapproved) of the State CEQA Guidelines; and finds the applications are in violation of Humboldt County Code due to having unpaid Measure S taxes and having failed to enter a payment plan by December 31, 2025, and denies Ten (10) Conditional Use Permits, Three (3) Special Permits, and Four (4) Zoning Clearance Certificates: PLN-11173-CUP, PLN-11187-SP, PLN-11189-SP, PLN-11465-CUP, PLN-11521-ZCC, PLN-11585-ZCC, PLN-11735-CUP, PLN-12021-CUP, PLN-12266-CUP, PLN-12288-ZCC, PLN-12353-CUP, PLN-12849-CUP, PLN-12858-CUP, PLN-12861-CUP, PLN-13124-SP, PLN-13345-CUP, PLN-13375-CUP

D. ITEMS PULLED FROM CONSENT

E. PUBLIC HEARINGS

F. ADJOURNMENT

Director John Ford adjourned the meeting at 10:10 a.m.

G. NEXT MEETING: May 21, 2026 10:00 a.m. Regular Meeting