

Attachment A
Resolution of Approval

BOARD OF SUPERVISORS, COUNTY OF HUMBOLDT, STATE OF CALIFORNIA

Certified copy of portion of proceedings; Meeting on February 11, 2013

RESOLUTION NO. 13-09

RESOLUTION OF THE BOARD OF SUPERVISORS
OF THE COUNTY OF HUMBOLDT
CERTIFYING COMPLIANCE WITH THE
CALIFORNIA ENVIRONMENTAL QUALITY ACT
AND APPROVING WITH CONDITIONS THE
MATEEL COMMUNITY CENTER CONDITIONAL USE PERMIT
AND SPECIAL PERMIT CASE NO.: CUP-12-017 & SP-12-030; FILE NO.: APN 033-271-005

WHEREAS, the Mateel Community Center submitted an application and evidence in support of approving a Conditional Use Permit and Special Permit for a music festival event in the Cooks Valley area; and

WHEREAS, the Planning and Building Department 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, has prepared a Supplemental Environmental Impact Report for the subject proposal in accordance with the California Environmental Quality Act (CEQA); and

WHEREAS, Attachment 2 in the Planning Commission staff report includes evidence in support of making all of the required findings for approving CUP-12-017 & SP-12-030; and

WHEREAS, the Planning Commission held public hearings on December 6, 2012 and January 3, 2013 during which they considered the Final Supplemental Environmental Impact Report and received staff reports, accepted public comment, and deliberated on the proposed Conditional Use Permit and Special Permit;

WHEREAS, the Planning Commission, in conformance with Sections 15090 and 15091 of the State CEQA Guidelines, found and certified that (a) the Final Supplemental Environmental Impact Report in Attachment 5 has been completed in compliance with CEQA and reflects the Lead Agency's independent judgment and analysis; (b) it has reviewed and considered the information contained in the Final Supplemental Environmental Impact Report for the project; and (c) the proposed project, as conditioned and mitigated, will not have a significant effect on the environment;

WHEREAS, The Planning Commission made the findings in Attachment 2 of the Planning Division staff report for Case Nos.: CUP-12-017 & SP-12-030 based on the submitted evidence;

WHEREAS, The Planning Commission conditionally approved the Conditional Use Permit and Special Permit as recommended in the Planning Division staff report for Case Nos.: CUP-12-017 & SP-12-030;

WHEREAS, On January 17, 2013, the Planning Commission approval was appealed by Zachary Bowman;

WHEREAS, Board of Supervisors held a public hearing de novo on February 11, 2013 to consider the project application; and

WHEREAS, the California Highway Patrol (CHP) has the authority to adjust the traffic control measures based on site conditions to improve access to neighboring businesses during the event; and

WHEREAS, Board of Supervisors has considered the issues raised in the appeal, the submitted evidence and testimony, and staff recommendations;

NOW, THEREFORE, be it resolved, determined, and ordered by the Board of Supervisors that:

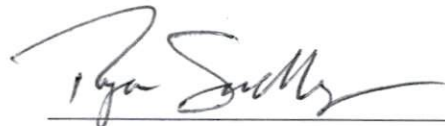
1. The Board of Supervisors, in conformance with Sections 15090 and 15091 of the State CEQA Guidelines, certifies that (a) the Final Supplemental Environmental Impact Report in Attachment D has been completed in compliance with CEQA and reflects the Lead Agency's independent judgment and analysis; (b) it has reviewed and considered the information contained in the Final Supplemental Environmental Impact Report for the project; and (c) the proposed project, as conditioned and mitigated, will not have a significant effect on the environment.
2. The Board of Supervisors adopts the findings in the Planning Commission staff report for the Mateel Community Center Conditional Use Permit and Special Permit; Case No. CUP-12-017 & SP-12-030; (Attachment D).
3. The Board of Supervisors denies the appeal and sustains the Planning Commission's approval of the Mateel Community Center Conditional Use Permit and Special Permit; Case Nos.: CUP-12-017 & SP-12-030.

Adopted on motion by Supervisor Fennell, and seconded by Supervisor Bass and the following vote:

AYES: Supervisors: Bass, Lovelace, Sundberg, Fennell

NOES: Supervisors: Bohn

ABSENT: Supervisors:



RYAN SUNDBERG, Chair

STATE OF CALIFORNIA

)
) SS.
)

County of Humboldt

I, Kathy Hayes, Clerk of the Board of Supervisors of the County of Humboldt, State of California do hereby certify the foregoing to be a full, true, and correct copy of the original made in the above-titled matter by said Board of Supervisors at a meeting held in Eureka, California as the same now appears of record in my office.

In Witness Whereof, I have hereunto set my hand and affixed the Seal of said Board of Supervisors.

KATHY HAYES Clerk of the Board of Supervisors of the County of Humboldt, State of California

By:


KATHY HAYES

Date: February 11, 2013

By Tracy D'Amico, Deputy

Attachment B

Appeal filed by Zachary Bowman

From: sprig45@aol.com [mailto:sprig45@aol.com]
Sent: Friday, January 18, 2013 9:50 AM
To: Richardson, Michael
Subject: Re: grounds for the appeal

Mr Richardson

Just got email this morning.

Appealing Reggae on the River Use Permit. I am appealing the use permit because it prohibits my ability to do business at Cook's Valley Patriot. The plan calls for delineators placed down the center of the highway which would prohibit the ability of North bound traffic to enter Cook's Valley Patriot. The plan also calls for chain fencing across the entire frontage of my business making it difficult for south bound traffic to enter my site as well. This plan should not have been approved.

If you need anything further let me know.

Zachary Bowman
(707) 247-9645 Work
(707) 494-4596 Cell

Attachment C

Resolution of the Planning Commission, Resolution No. 13-5, and
Minutes of the December 6, 2012 and January 3, 2013 Meetings

(January 3, 2013 Minutes will be provided under separate cover)

**RESOLUTION OF THE PLANNING COMMISSION
OF THE COUNTY OF HUMBOLDT
Resolution Number 13-5**

MAKING THE REQUIRED FINDINGS FOR CERTIFYING COMPLIANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND CONDITIONALLY APPROVING THE MATEEL COMMUNITY CENTER, INC. *REGGAE ON THE RIVER* CONDITIONAL USE PERMIT AND SPECIAL PERMIT APPLICATION: CASE NUMBER CUP 12-017, SP 12-030; ASSESSOR PARCEL NUMBER 033-271-005

WHEREAS, Steve Salzman, agent for the Mateel Community Center, Inc. submitted an application and evidence in support of approving a Conditional Use Permit for conducting the annual *Reggae on the River* concert events for each year 2013 - 2017.

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 project is subject to environmental review pursuant to of the California Environmental Quality Act (CEQA); and

WHEREAS, the County Planning Commission certified a Final Environmental Impact Report for an earlier version of the project in 1992 (SCH 92-033035); and

WHEREAS, the County Planning Commission certified Final Supplemental Environmental Impact Reports for earlier versions of the project in 2005 and 2008 (SCH 92-033035); and

WHEREAS, the County Planning Division prepared and circulated for public and agency comment a Draft Supplemental Environmental Impact Report (SCH 2012082108) which updates the FEIR and FSEIR for the latest version of the project (the proposed project), which is included in Attachment 3; and

WHEREAS, the County Planning Division prepared a Final Supplemental Environmental Impact Report (FSEIR) for the project which was presented to the Planning Commission on January 3, 2013; and

WHEREAS, the FSEIR presents evidence in support of findings that all the potentially significant impacts of the project are reduced to less than significant levels,

WHEREAS, Attachment 2 in the Planning Division staff report includes evidence in support of making all of the required findings for approving the Conditional Use Permit and Special Permit for the proposed project, Case Numbers CUP-12-017, SP-12-030;

NOW, THEREFORE, be it resolved, determined, and ordered by the Planning Commission that:

1. The Planning Commission certifies the Final Supplemental Environmental Impact Report (SCH 2012082108) for the project in Attachment 3 as required by the CEQA Guidelines with the revision to response #4 shown below¹, and finds that there is no substantial evidence that the proposed project will have a significant effect on the environment.
2. The Planning Commission further makes the findings in Attachment 2 of the Planning Division staff report for Case Number CUP-12-017 and SP-12-030 based on the submitted evidence.

¹ Revised Response #4: No evidence is presented that supports the claim that the event reduces the recreational use of the river downstream. (Revised at the January 3, 2013 Planning Commission Meeting.)

3. The Planning Commission approves the Conditional Use Permit and Special Permit applied for as recommended and conditioned in Attachment 1 for Case Numbers CUP-12-017, SP-12-030.

Adopted after a public hearing and review and consideration of all the evidence on January 3, 2013.

The motion was made by Commissioner Masten and seconded by Commissioner Kreb.

AYES: Commissioners: Kreb, Disiere, Faust, Emonds, Masten, Nelson

NOES: Commissioners: None

ABSTAIN: Commissioners: None

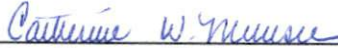
ABSENT: Commissioners: None

DECISION: Motion carries 6/0.



Ralph Faust, Chair

I, Catherine Munsee, Clerk to the Planning Commission of the County of Humboldt, do hereby certify the foregoing to be a true and correct record of the action taken on the above entitled matter by said Commission at a meeting held on the date noted above.

By: 

Catherine Munsee, Clerk

HUMBOLDT COUNTY PLANNING COMMISSION

Board of Supervisors' Chamber
County Courthouse, Eureka

Draft Minutes

December 6, 2012
6:00 pm

CALL TO ORDER / SALUTE TO FLAG Chair Faust called the meeting to order at 6:00 pm

ROLL CALL Commissioners: Krebs, Disiere, Faust, Edmonds, Masten, Nelson

Staff Present: Kevin Hamblin, Planning and Building Director; Steve Werner, Supervising Planner; Michael Richardson, Senior Planner; Steve Lazar, Planner; Beth Burks, Senior Planner; Karen Meynell, Planner; Bob Bronkall, Public Works; Catherine Munsee, Clerk.

APPROVAL OF MINUTES November 1, 2012 Permits Meeting

Action: Motion to adopt the November 1, 2012 Planning Commission Minutes.
Motion: Commissioner Masten
Second: Commissioner Nelson
Ayes: Commissioner Krebs, Disiere, Faust, Edmonds, Masten, Nelson
Nays: None
Abstain: None
Absent: None
Decision: Motion Carries 6/0.

AGENDA MODIFICATIONS

- RANDALL SAND AND GRAVEL**, Garberville Area. Case No.: CUP-04-02M, RP-04-01M; APN 222-091-012, 222-241-006, and 222-241-011. Modification of an existing Surface Mining Conditional Use Permit to allow a bulk soil operation utilizing a by-product (silt & other fine materials) mined by Randall Sand and Gravel from the Randall Quarry. (MW)
Request that Item 1 be continued until January 3, 2013.

By order of the Chair, Item 1 was continued to the January 3, 2013 agenda; Item 3 Mark & Cathy Larripa was pulled for public hearing.

CONSENT AGENDA

- WHITETHORN FIRE PROTECTION DISTRICT**, Whitethorn area. Case GPC-12-007; APN 215-241-049; General Plan Conformance Review. (SL)

Action: Approve the Administrative Agenda
Motion: Commissioner Edmonds
Second: Commissioner Krebs
Ayes: Commissioner Krebs, Disiere, Faust, Edmonds, Masten, Nelson
Nays: None
Abstain: None
Absent: None
Decision: Motion Carries 6/0.

PUBLIC HEARINGS

- MARK & CATHY LARRIPA**, Manila area. Case No. CDP-12-029 (filed 8/29/12); APN 400-151-007. A Coastal Development Permit for the development of a detached private 2-car garage. (KM)
Karen Meynell, Planner: Provided staff report and responded to questions from the Commission.

Discussion between Commissioner Nelson and staff regarding number of houses on the property. Michael Fennell, agent for Larripa project: explained that there were two small sheds approximately 120 square feet used for storage. Single car garage is used as a gym; the proposed two-car garage will be used by applicant for two cars.

Chair Faust: Are any of these structures plumbed?

Michael Fennell: responded that no plumbing exists in the accessory structures.

Commission Deliberation.

Action: Move to make all of the required findings, based on evidence in the staff report and approve the application as described in the Agenda Item Transmittal subject to the recommended conditions.

Motion: Commissioner Disiere

Second: Commissioner Edmonds

Ayes: Commissioner Krebs, Disiere, Faust, Edmonds, Masten, Nelson

Nays: None

Abstain: None

Absent: None

Decision: Motion Carries 6/0.

PUBLIC COMMENTS

Public comments for items not on the agenda:

Kent Sawatzky, Blue Lake: Provide information for next Planning Commission meeting when County Counsel will attend the meeting. Discussed impact of General Plan on his upcoming project.

Chair Faust: General Plan has not been adopted and therefore Planning Commission will be operating on current Framework plan.

4. **BRIAN & MERRITT BRODT**, Ferndale area. Case No. AGP-12-007 (filed 07/19/2012); APN 100-222-002; An application to establish approximately 20 acres into a Class D Agricultural Preserve pursuant to the California Land Conservation Act (otherwise known as the Williamson Act) and the Humboldt County Agricultural Preserve Guidelines. (BB)

Beth Burks, Planner: Provided staff report and responded to questions from the Commission.

Public Comment: None

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and recommend the project to the Board of Supervisors for approval as described in the Agenda Item Transmittal subject to the recommended conditions.

Motion: Commissioner Krebs

Second: Commissioner Masten

Ayes: Commissioner Krebs, Disiere, Faust, Edmonds, Masten, Nelson

Nays: None

Abstain: None

Absent: None

Decision: Roll call vote. Motion Carries 6/0.

- JAY RUSS**, Ferndale area. Case No. AGP-12-008 (filed 08/20/2012); APNs 100-142-019 and 101-011-016; An application to add approximately 74 acres to the Centerville Ranch agricultural preserve pursuant to the California Land Conservation Act (otherwise known as the Williamson Act) and the Humboldt County Agricultural Preserve Guidelines. (BB)

Beth Burks, Senior Planner: Provided staff report and responded to questions from the Commission.

Public Comment: None

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and recommend the project to the Board of Supervisors for approval as described in the Agenda Item Transmittal subject to the recommended conditions.

Motion: Commissioner Edmonds
 Second: Commissioner Masten
 Ayes: Commissioner Kreb, Disiere, Faust, Edmonds, Masten, Nelson
 Nays: None
 Abstain: None
 Absent: None
 Decision: Roll call vote. Motion Carries 6/0.

CLINT VICTORINE, Loleta area. Case No. AGP-12-009 (filed 08/31/2012); APN 310-021-002. An application to establish approximately 218 acres into a Class C Agricultural Preserve pursuant to the California Land Conservation Act (otherwise known as the Williamson Act) and the Humboldt County Agricultural Preserve Guidelines. (BB)

Beth Burks, Senior Planner: Provided staff report and responded to questions from the Commission.

Public Comment: None

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and recommend the project to the Board of Supervisors for approval as described in the Agenda Item Transmittal subject to the recommended conditions.

Motion: Commissioner Kreb
 Second: Commissioner Disiere
 Ayes: Commissioner Kreb, Disiere, Faust, Edmonds, Masten, Nelson
 Nays: None
 Abstain: None
 Absent: None
 Decision: Roll call vote. Motion Carries 6/0.

5. **FRANK ZABEL**, Eureka area. Case No. CDP-12-002/SP-12-003 (filed 02/07/12); APN 017-181-008, 403-161-037 and 403-161-038. A Coastal Development Permit and Special permit for construction of a private garage and after the fact tree removal. (BB)

Beth Burks, Senior Planner: Provided staff report and history regarding tree removal and trucking activities, staff recommendations and conditions of approval. Noted supplemental provided to Commissioners this evening. Responded to questions from the Commission.

Public Comment:

Sarah Atkins, agent: responded to questions regarding the height of the doors. Provided history of project and explained that previous operation of truck business was the primary complaint and this has been resolved with County. Provided 2 hand outs: a list of supporters and a map which shows where the residences are located related to the Zabel property.

Discussion between Sarah Atkins and the Commission regarding the height of the building, the slope, TPZ and purpose of trucks on property.

Geoff Mason, Neighbor: Provided letter to Commissioners.

Mark Smith, Neighbor: Echoes Mr. Mason's concerns. Historically there has been a tremendous amount of trucking activity and tree removal.

Frank Zabel: Doesn't deny operating trucking business off property illegally for 35 years. Has moved trucking business to other places. Has off-site parking and maintenance for personal trucks and would like to be able to bring truck to residence so it's there in the morning to drive to work. Proposed shop meets all the county requirements. Trying to make it work with neighbors.

Discussion between Frank Zabel and the Commission regarding truck maintenance on site, home office.

Brent Pal: Lives on Mitchell Road and is supporting the project.

Frank Zabel: presented a document with 22 signatures from neighbors that support the activities and the garage.

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and approve the application as described in the Agenda Item Transmittal subject to the recommended conditions.

Motion: Commissioner Edmonds

Second: Commissioner Disiere

Ayes: Commissioner Krebs, Disiere, Faust, Edmonds, Masten, Nelson

Nays: None

Abstain: None

Absent: None

Decision: Motion Carries 6/0.

6. **HOSPICE OF HUMBOLDT**, Eureka area. Case Nos. CUP-12-013, SP-12-034, LLA-12-006; APN: 017-032-006, 017-071-010, 300-011-014, 017-072-004, 017-073-006, 017-073-003, 017-032-007 & 017-071-011; A Conditional Use Permit, Special Permit and Lot Line Adjustment for a new Hospice of Humboldt campus. The Conditional Use Permit is required to allow for a quasi public use in a residential zone. (BB)

Beth Burks, Senior Planner: Provided staff report and responded to questions from the Commission.

Discussion between Beth Burks and Commissioners regarding traffic impact of this project.

Public Comment:

Diane Vallee, Hospice and Mike Nelson, LACO and Associates, representing owner and applicant: Presented a power point presentation.

Discussion between Mike Nelson and Commissioners regarding traffic impacts of this project, the number of in-patient beds, and mechanism for financing project.

Lynne McKenna, resident of Lucia Avenue: Neighborhood supports Hospice, however traffic is horrible. Requests plans for traffic circulation on future development. Commented on discussion of a second road, but no one knows where to put it; very concerned about the traffic.

Suzanne Mrotzek, Freese Avenue resident: Concern about set-back being reduced from 30 feet to 10 feet, and the impact to sight line along Freese. Reiterated concern about traffic.

Discussion between Chair Faust and Beth Burks regarding buffer.

Discussion between Director Hamblin and Planning staff and the Commission regarding traffic impacts of this project.

Commission Deliberation

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and approve the application as described in the Agenda Item Transmittal subject to the recommended conditions, excluding 15b.

Motion: Commissioner Masten

Second: Commissioner Krebs

Ayes: Commissioner Krebs, Disiere, Edmonds, Masten, Nelson

Nays: Faust

Abstain: None

Absent: None

Decision: Motion Carries 5/1.

By order of the Chair: the Commission considered items 7 and 8 Anthony Frink together.

7. **ANTHONY FRINK**, King Salmon area. Case No. SP-12-023 (filed 07/24/12); APN 305-231-015; A Special Permit for a parking exception to allow the on-street parking space to be in an alternative location

(as a tandem space in front of the garage). A separate Special Permit is being processed concurrently to allow a similar request on a vacant neighboring property (SP-12-024 / APN 305-231-016). (SL)

Steve Lazar, Planner: Provided staff report, reviewed supplemental and responded to questions from the Commission.

Public Comment:

Sarah Atkins, agent for the project: Provided overview of the project and explained why the applicant is requesting the reduced front yard setback. Suggested a paved shoulder in lieu of Public Works' request for sidewalks. Sarah spoke with one neighbor who had concerns.

Discussion between Sarah Atkins and the Commission regarding canal and parking.

Doug Frink, father of applicant: Provided handout to Commissioners. Doug Frink discussed the parking and sidewalk issues and provided a history of the area; also mentioned that PG&E is going to dredge main canal and residents will be responsible for dredging side canals.

Bonnie Mesinger, neighbor: Provided letter to Commission and spoke about concerns regarding flooding and vehicle ingress and egress on Crab Street. Three-story houses obstruct views and do not provide for green space or drainage.

Joe Hardcastle, property owner on Crab Street: concerned about 3-story homes in an area that is primarily single story and provided information about the area

Sarah Atkins: Responded to the concern about drainage by describing the proposed offsets for runoff. Sarah noted that the project is under the height restriction for the County and that tandem parking is not an issue for the Coastal Commission.

Discussion between the Commission and Bob Bronkall regarding Public Works requirement for sidewalks.

Commission Deliberation

Chair Faust: Cannot approve new residential development that sits at sea level (Cascadia Subduction Zone). No business approving new development and putting people in harm's way.

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and approve the application as described in the Agenda Item Transmittal subject to the recommended conditions with the exception of the sidewalk and building setback (Alternative 1) and adding encroachment permit for drainage.

Motion: Commissioner Disiere

Second: Commissioner Krebs

Ayes: Commissioner Krebs, Disiere, Edmonds, Masten, Nelson

Nays: Commissioner Faust

Abstain: None

Absent: None

Decision: Motion Carries 5/1

8. **ANTHONY FRINK**, King Salmon area. Case No. SP-12-024 (filed 07/24/12); APN 305-231-016; A Special Permit for a parking exception to allow the on-street parking space to be in an alternative location (as a tandem space in front of the garage). A separate Special Permit is being processed concurrently to allow a similar request on a vacant neighboring property (SP-12-023 / APN 305-231-015). (SL)

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and approve the application as described in the Agenda Item Transmittal subject to the recommended conditions with the exception of the sidewalk (Alternative 1).

Motion: Commissioner Disiere

Second: Commissioner Krebs

Ayes: Commissioner Krebs, Disiere, Edmonds, Masten, Nelson

Nays: Commissioner Faust

Abstain: None
 Absent: None
 Decision: Motion Carries 5/1

9. **DON DAVENPORT (JAMES ALVES)**, Loleta area. Case No. CDP-08-33; APN: 309-142-04; A Coastal Development Permit for the development of a 12-unit multi-family housing complex. (SL)

Steve Lazar, Planner: Provided staff report and answered questions from the Commission.

Discussion between Commissioner Edmonds and Bob Bronkall regarding the traffic impacts of the project.

Public Comment:

Don Davenport, applicant: Five different plans have been proposed, based on neighbor's comments.

The goal was to create affordability that fits in this community by bringing the traffic away from Main Street, preserving the view-shed and changing from 16 bedrooms to 12 bedrooms.

William Crnich, neighbor: provided letter opposing project and read it to Commission.

Erick Van Vleet, neighbor: provided letter opposing project and read it to Commission.

Alice Van Vleet, neighbor: provided letter opposing project and read it to Commission.

Carolyn Crnich, neighbor: spoke in opposition to the project.

Brian Riley, Designer: explained that this application is clustering and providing twelve bedrooms instead of sixteen bedrooms.

Commission Deliberation

Action: Move to make all of the required findings, based on evidence in the staff report and public testimony, and approve the application as described in the Agenda Item Transmittal subject to the recommended conditions.

Motion: Commissioner Disiere

Second: Commissioner Edmonds

Ayes: Commissioner Kreb, Disiere, Faust, Edmonds, Masten, Nelson

Nays: None

Abstain: None

Absent: None

Decision: Motion Carries 6/0.

10. **MATEEL COMMUNITY CENTER**, Cooks Valley Area. APN 033-271-005 & 033-160-013; Case No. CUP-12-017 and SP-12-030 (filed 08/24/2012). A Conditional Use Permit and Special Permit for the Reggae on the River music festival to be held from Thursday through Sunday over the first weekend of August 2013 - 2017. (MR)

Michael Richardson, Senior Planner: explained why the project is scheduled on two Planning Commission agendas, and suggested that the Commission listens to public comments and continue this item to the January Planning Commission meeting to allow for a 45-day review period of the Environmental Impact Report.

Public Comment:

Justin Crellin, General Manager of Mateel Community Center: Outlined the importance of project to Mateel Community Center and importance to larger community and the differences between the previous application and the current application.

Kathryn Boose, Festival Operations Manager: recently worked with CHP, CalTrans and Briceland Fire, who are supportive of the event.

Steve Salzman, Greenway Partners: described preliminary meetings with resource agencies to discuss potential impacts and arrived at agreed-upon mitigation measures.

Vernon Callahan, CalTrans: supports the project's use of a professional engineer. Approves of traffic mitigation plans.

Paul Radman, Traffic Control Coordinator: supports the plan to cap attendance and approves the traffic mitigation measures; explained that he has made efforts to work with community members in order to address concerns.

Agnes Patak, Vice President of Board of Directors for Mateel Community Center: Read letter from President of the Mateel Community Center Board.

Daniel Nicholson: provided letter opposing the project and read it to Commission.

Zachary Brown: provided letter from himself and from Thunderbird Mountain Trading Company opposing the project and read letter to the Commission.

Jesse Parsons, Neighbor: supports the event. Concerned about mitigation measures; noise levels.

Don Courtemanche: read a letter opposing the project to the Commission. Also distributed a letter from Sandy Feretto.

Daniel Nicholson: Requested that the Commission move hearings to front of the agenda when issue effects Southern Humboldt.

By order of the Chair, Item 10 was continued to the January 3, 2013 agenda

CORRESPONDENCE None

OLD BUSINESS Commissioner Disiere: Question about notice of intent waiver received from Norma.
Steve Werner, Supervising Planner: explained that the County has authority granted by the California Coastal Commission to issue de minimis waivers to help expedite some of the more simple applications through this process.

NEW BUSINESS

Action: motion to ask, through the Board of Supervisors, for the Department of Public Works to begin conceptual development specifically relating to traffic issues that have been discussed during hearings on Safeway and Hospice of Humboldt projects, so the Planning Commission will have something in place that can be referred to, in order to alleviate the concerns of the Commission, the staff, and the citizens.

Motion: Commissioner Edmonds

Second: Commissioner Masten

Ayes: Commissioner Kreb, Disiere, Faust, Edmonds, Masten, Nelson

Nays: None

Abstain: None

Absent: None

Decision: Motion approved 6/0.

Chair Faust: Director Hamblin and Steve Werner will determine the best way to communicate that.

NEW BUSINESS

ADJOURNMENT Chair Faust adjourned the meeting at 11:03 pm

NEXT MEETINGS
January 3, 2013 Permits
February 7, 2013 Permits
March 7, 2013 Permits

A Certified Copy of Proceedings, December 6, 2012

I, KEVIN HAMBLIN, Secretary to the Planning Commission of the County of Humboldt, do hereby certify the foregoing to be a true and correct record of the action taken on the above entitled matter by said Commission at the meeting held on the date noted above.

Catherine W. Munsee
Catherine Munsee, clerk

January 3, 2013
Date